

**Laurel Wood HOA**  
Mandeville LA, 70448

---

**Laurel Wood Annual HOA meeting held at a Logan Lane residence on March 25, 2021**

**Meeting Minutes**

**Called To Order:**

Meeting called to order on Thursday, March 25, 2021 at 6:00 PM.

**Roll Call:**

Janet Grillot, Hope Gardner, Chuck Webre, and Theresa McCarthy are present.

**Approval of The 2021 Budget:**

Budget approved at the annual HOA meeting held March 25, 2021.

Mrs. Grillot made a motion to approve the annual 2021 budget at the March 25, 2021 annual meeting. A second was made, A vote was taken.

Motion carries.

**Treasurers' Report:**

Financial Reports: The Board discussed the financials regarding the balance sheet dated 3/25/21, balance of \$29,771.40, with a reserve of 5 months equaling \$21,700.00. The Expense Statement has a balance of \$18,823.09 from January to March.

**New/Old Business:**

Discussion of accomplishments and improvements took place. A new sprinkler system has been installed and working correctly. All dead and unsightly plants have been removed and the front gardens have been cleaned up. After many improvement expenses were done by many residents, and the Board, such as refurbishing the street signs at the front, painting and repairing all 4 bridges in the subdivision as well as repairing and painting the stucco sign and columns, and installed a pebble concrete barrier, along the sidewalk, leading to the park bridge, a credit of \$90.00 was applied to all homeowner's accounts, due to an overage of money in the HOA account. We have also been able to save on monthly expenses by, hiring a new management company, Clark, Simson & Miller, at \$300.00 a month and, that charge includes maintaining the Laurel Wood website.

A resident discussed a certified letter that was mailed to the Board and requested that the Board answer his letter. A discussion took place.

A discussion took place on the update of the ditch behind 1720 Logan lane and, that resident, explained why this is still an open issue, and we will continue to follow up with Mr. Lobrano, from the parish.

We discussed resident violations and that we are working along with CSM, to make sure all are in compliance with our by-laws and restrictive covenants.

The Board and the ACC chair person, Alice Bonura, discussed that 21 Architectural Control Committee requests have been approved, with 3 needing to be revised.

A discussion took place in reference to amending the Laurel Wood by-laws.

-Article III, DIRECTORS, Section 1: The Board was asking to amend this back to the original by-law, where the association was managed by a 3 member board of directors. We felt this would provide a more efficient Board for the residents of Laurel Wood. By approving this amendment, the Board would have an odd number of members to vote, on required items, lending itself to a fair result & avoiding a possible stalemate, thus giving the president 2 votes on a matter, The current by-law.

-Article III, DIRECTORS, Section 2.D: We were asking that Board members have the Option of serving a 2 year term, instead of being required to, the current by-law. This will make it easier for residents to commit.

-Article III, DIRECTORS, Section 2.B: We would like the option, of filling a position if someone resigns during their year, instead of being required to fill the vacant position, as long as the Board can sufficiently do their duties.

-Article V. ASSESSMENT & FISCAL MANAGEMENT: We were asking, to add a section 13, to Amend assessment and fiscal management, to limit increase, each year, by no more than thirteen percent. The current increase is twenty-five percent.

-Article VII: We are asking to add a Section 3. Amend, Notices, to include approval to send the budget and annual and monthly dues via email.

### **Election of Board Members:**

Ballots were tallied at the meeting, verified by the Secretary and later confirmed by the Board. Janet Grillot made a motion to seat Otto Mehrgut and Kathy Flattmann, Motion seconded by Chuck Webre, Vote taken, Motion carries.

The 2021 new Board members are, Otto Mehrgut and Kathy Flattmann, who will begin their two year term while Janet Grillot and Chuck Webre, will continue their terms until the next annual meeting.

Discussed the Laurelwood website and all the information you can find on the website took place.

Discussion took place on how the CSM web portal can be used to view and/or pay your dues.

**Open Floor Discussion** took place about repairs on cameras at the front as well as the new swing set, arriving soon and having HOA parties in the future.

No further discussion took place.

### **Adjournment:**

Meeting adjourned at 7:11 p.m.