



Open HOA Discussion and Notes

March 20, 2022

2:00 PM Mailbox Commons Area

1. Open and Welcome- President
2. Guest Speakers: Introduce Mayor Bourque and Chief Olivier
 - a. Overlay project for neighborhood roads
 - b. Upcoming overlay project for main street in Broussard
 - c. South Bernard crossing Albertson Pkwy now open
 - d. Update on new businesses developments
 - e. QA:
 1. Address Broussard ordinance for speed limits in subdivisions being too high
 2. Suggestion that HOA board put a request in writing for reduction in speed limits based on neighborhood input
 3. Suggestion that HOA board put in request for 4-way stops around park for safety of those walking to park
 4. Intersection at Larriviere and Fairfield will have a redlight soon; suggestion to place temporary warning lights until red light is placed
 5. Roundabout usage and awareness is a concern and would appreciate any marketing materials for awareness that the PD can share
 6. Report any concerns, even if minor, to police department; even small problems may have larger impact on addressing larger problems; note that City of Broussard has an 80%+ solvability rate and that is because people report things.
 7. Please keep vehicles locked; most burglaries are unlocked vehicles
 8. Drainage issues parish-wide: a new in-line detention area is part of the plan to address LaSalle drainage; will include future green space park in connection with Veterans memorial; will include walking/biking paths and connections between all parks in Broussard
3. Overall Update
 - a. Discuss Bylaws and any changes in policies
 - i. Bylaws are linked on the website in a live document that residents can view as policies are adopted/revised.
 - b. Creation of Welcome Committee
 - c. Appointment committee chairs (Yard of the Month, Jess McLam and Welcome Committee, Ashlee Morrow); anyone interested in assisting with these committees should email info@ and your contact information will be passed along
4. Secretary Report
 - a. Recently conducted full merge of Resident List and Email List for contact information
 - b. Updating method for tracking welcome packet distribution
5. Financial Report
 - a. Budget adopted in February and shared via annual mailout
 - b. Assessments; developer still owns small percentage of lots, other builders are included in assessments to fund upkeep in phase 3
 - c. Banking accounts established for regular finances and reserve funds

- d. Finance committee has been actively involved in vendors and bid procedures including: landscaping, lawncare, bookkeeper, insurance, fence stain project, and trash can concealment at commons area

6. Committee Reports:

- a. Capital Improvements
 - i. Re-staining of fence along N. Lariviere to take place in next few weeks
 - ii. Trash Can concealment fence at mailbox kiosk area will be installed soon
 - iii. Gap in aluminum fence along N. Lariviere is being addressed by vendor in coordination with board
 - iv. Pond bank cleanup in new ponds will be handled by Developer
- b. ACC
 - i. Year to Date Approvals - 19 (3 In Progress)
 - ii. Discussion of frequent requests
 - 1. In-ground Pools (FAQ Document Printed for Residents to Pick Up)
 - 2. Sheds (FAQ Document Printed for Residents to Pick Up)
 - iii. Procedures for requests
 - 1. ACC Form must be completed and emailed to committee
 - 2. Residents' responsibility to get necessary permits from the City if required
- c. Commons Areas-
 - i. Updates on litter, fountain maintenance, drainage
 - ii. Seeking litter patrol volunteers to assist with some regular clean up
- d. Violations
 - i. Reminder that all residents are able to send in violations to protect the aesthetics of the neighborhood and the collective value of homes; submitters names are never disclosed
 - ii. Parking on Street- 1
 - iii. Increase in trash cans on front/side of house
- e. Communications
 - i. Website updated to reflect changes in board composition
 - ii. Seeking participation in newsletter interest articles
- f. Socials:
 - i. Update on proposed social calendar
 - 1. Soliciting additional participation on social committees; email socials@cypressmeadowssubdivision.com
 - 2. Easter Social April 9
 - 3. Other big events for July 4, Halloween, Christmas
 - 4. Garage Sale will be April 23
 - ii. Considering placement of a portalet on a monthly basis in the Commons Area; same cost for one day use as one month use.

7. Questions and comments:

- a. Concern about how drainage is maintained on new construction lots prior to lots being sold
- b. Can HOA take donations? Not monetary but can take donations of items that can be used for socials/events
- c. Lighting at mailbox commons area; was not planned for by developer and any additional lighting would need to be considered in planning improvements