

Carter Plantation Community Association  
Board of Directors Meeting Minutes  
July 26, 2011

**I. Call to order**

Maurice Welsh, President, called to order the meeting of the CPCA Board of Directors at 6:00 PM on July 26, 2011 24196 Snowy Egret Cove, Springfield, LA

**II. Roll Call**

Maurice Welsh conducted roll call. The following persons were present: Maurice Welsh, Amber Landry, Clark Ellis, David Irwin, John Mundinger, Sharon Lietzke. Absent: Clark Ellis, Terry Lobell. Quorum met

**III. Old Business**

- a. Motion passed to approve June 16, 2011 Board Meeting Minutes.
- b. David in contact with multi-lot owner (CP) about bringing all properties into PC&Rs. Attorneys from both parties are in communication.
- c. David in contact with Nuveen representative about bringing all previous CP Land properties into PC&Rs. Attorneys from both parties are in communication.
- d. Sharon to get quote about adding outlets on directional sign and Audubon Sign

**IV. New Business**

- a. ARB –
  - I. Discussion and review of drawings and suggestion from ARB chair on signage for homes along Carter Cemetery access road. Master plan for area between access road and Carter Cemetery road is needed with different phases of project. John Mundinger has lead and will meet with landscaper & designer to develop master plan. CDD will be involved since this is part of infrastructure.
  - II. Nothing else to report
- b. Legal:
  - I. Motion passed to go ahead with exercising liens on #165 & 15A. Maurice will sign #165 document and return to David. Concern about 15A and last known address. David gave overview of exercising lien process
  - II. Motion passed to file liens on #46A&46B, villa #1, 118, & 1-A.
- b. Financial
  - I. Recent checkbook expenditures & deposits were emailed to all board members.
  - II. Golf tournament proceeds –
    - i. Motion passed to give \$2000 to Springfield Fire Department, \$4,000 to Historic Carter House Society and \$5,000 on CP beautification.
  - III. Sharon will contact MJ to start beautification close to 17<sup>th</sup> tee box.
- c. Member Dues
  - I. Villa #2 & #3 owners have requested cash out to remove liens from 2010. After discussion between David and legal, checks can now be written to CPCA.
  - II. House on 2A is under contract and concern about vacant lot on 1-A and lack of maintenance. Motion passed for CPCA to back charge 1-A property owner using the fast track lot maintenance process.
- d. Maintenance
  - I. Maurice has lead for street cleaning and sweeping.
  - II. Broken plexi-glass will be replaced, Sharon has lead.
  - III. Weekend pool monitor/cleanup has been hired. Good feedback on cleanliness of pool.

**V. Other**

- I. Motion passed to accept resignation from Terry Lobell who has been transferred out of the Springfield area
- II. Italian Dinner – July 30 2011.
- III. Next CPCA Board Meeting – August 31st 6:00 PM

**VI. Meeting Adjournment**

Maurice Welsh adjourned the meeting  
Minutes submitted by Sharon Lietzke