

Bluebonnet Highland HOA Meeting Minutes

June 13, 2023

- I. Call to Order at 6:30 pm.
- II. Roll Call
 - A. Council members present: Kate Cook, Alexander Tardo, Michele Blackwell, Rick Smith, Marianne Burke and David Bencaz.
 - B. Absent: Shay Rivere, Daniel Williams
- III. Approval of Last Meetings Minutes
 - A. May minutes were not available for approval.
- IV. Presentation of Reports
 - A. Accounting Report - Accounting report through May 2023 was submitted by Daniel Williams prior to the meeting. We currently show about \$21,000 of excess cash by the end of the year, as a really rough estimate. The second half dues notices will be sent out in early July
 - B. Admin Report
 1. No pending HIR as of 6/13/23.
 2. Open Position- Shay's last day is June 30, 2023. The position advertised.
 - C. Rep Report
 1. Items to add to newsletter:
 - a) Signs in front yard, specifically political.
 - b) Parking regulations from BBH, EBRSO and EBR Parish regarding parking on the grass, wrong direction and in the street.
 - c) Signs posted on cluster boxes. A suggestion was made to see if the Post Office had signs we could use alerting residents that USPS prohibits posting signs on the mailboxes.
 2. Pigeon House: Resident has reinstalled pigeon boxes after past notices that they were not regulated. Neighbors complaining of the smell again. Previous complaints have been documented with BBH HOA.
 3. Pool: The broken pump has been fixed and filtering as of 6/13/23. For Kleinpeter Pools to maintain the water quality the pool will be closed on Mondays for cleaning and shocking.
 4. Lake pumps: There is a maintenance contract underway with CCR Ponds for quarterly maintenance. There was discussion on resetting the pond breaker boxes when power is interrupted. The boxes need to be marked for easier identification and access.
 - D. Council Report
 1. Alexander Tardo
 - a) Bluebonnet Cleanup scheduled for June 17 to clean and trim the trees on the median.
 2. Request to Address Council

- a) Jeff McCrory: Belle Grove Subdivision issue with clearing BBH property.
 - (1) Jeff submitted a copy of the communication between himself and the Belle Grove resident across from him.
 - (2) Private property signs were put out by Jeff but removed by the BG residents.
 - (3) Jeff requested a letter from our attorney addressed to the BG residents informing them of the private property issue. A letter is already underway for all residents on Maitlin Ave.
 - (4) A request was made for a HOA council member to inspect the problem with him. Kate and Alexander agreed to meet with Jeff.
 - (5) A request for our attorney to attend the next HOA meeting to discuss this ongoing issue.
- b) Marlene Stelly
 - (1) Resident requested the HOA consider putting address numbers on the curbs since many houses do not have any numbers.
 - (2) The council voted against painting the curbs but will put notices out that BBH homes are required to have the address visible on the property.

V. Next Meeting July 6, council only; August 14, open to residents

VI. Adjourned at 8 pm.