



**TUSCANY HOMEOWNERS ASSOCIATION INC.**

**Meeting Agenda**

When: 10:00 am, Saturday, March 12, 2022

Where: Tuscany Linear Park – bring your own chair, drinks and food

**2022 Tuscany Homeowners Association Officers:**

President – Mark Ricard 690-9998; ricardma2@yahoo.com.com

Treasurer – Daniella Jackson 504-722-5115; daniellajackson@live.com

Secretary – Dede Ricard 504-458-5694; ricarddede@yahoo.com

Architectural Committee members:

Michael “Hitch” Combe 281-685-1052; mcombe@gmail.com

Chick McCloskey 641-4511; stmccloskey@att.net

Clinton Farmer 517-4558; Clintre@yaho.com

Website: <http://tuscanyestates.net/>

**AGENDA ITEMS FOR DISCUSSION AT THIS MEETING:**

Meeting was called to order by Mark Ricard at 10:03 am, but waited to begin as more residents arrived. A quorum was present (30 in attendance) and 14 proxies.

A motion was made by Charles Kelm to approve the minutes of the October meeting and seconded by LV Cooley. Unanimously approved.

**Treasurer’s Report**

Daniella Jackson introduced herself and stated as everyone had copies of the financial statement, she wouldn’t go over numbers again but asked for any questions. Our current balance is \$15,487.42. No questions were asked.

**Architectural Control Committee Report**

Chick McCloskey reviewed the following:

- Address numbers on mailboxes – first and second letters have gone out to homeowners who are missing one or more brass numbers on their mailboxes. They have 45 days to correct the problem, after which a \$25 fine will be assessed, and \$5/day afterwards until resolved. Mark showed

samples of the brass numbers that can be purchased from Addresses of Distinction (online or call 800 number) for only \$4.95 each plus \$9.99 shipping.

- Overnight & RV parking – these are addressed as they occur and handled.
- Cloudy windows – letters will go out naming the specific window that is the problem and neighbors will have 45 days to make corrections before fines are imposed.
- Livestock in yard – in their backyard and partially on Parish property as well (illegal in both areas). The Parish has been notified.

Neighbor on Florence Dr. backing up to Poor Boy Canal stated that he has killed two poisonous snakes behind his fence, and he keeps the area clean. He recommended others also keep their area clean and not throw trash behind their fences (such as palm leaves).

Mark also mentioned the ditch behind Naples Court (behind lots 14-23) is the responsibility of the HOA to keep clean and clear and encouraged those neighbors to not throw trash or other debris over their fences into the ditch.

### **Old Business**

- Drainage work has begun at Napa Valley Way and Naples Ct/Palermo. Eight driveways are in the scope of work. The neighbor at Florence and Napa Valley Way was told their driveway would be affected beginning Monday and last for 3-5 days. They were also told that they would have access to their home via something sturdy and wide over the ditch. The focus of this work is to improve the drainage in our subdivision.

It was asked if the Parish would fix the drainage pipes/junctions on Florence Drive at lot 41 and between lots 37 and 36. Mark will check into it. The Parish is already looking into the pipe issue between lots 27 and 28 causing erosion of land in those neighbors' yards.

Another neighbor asked about names contractors to fill in their ditches. This was done recently by a neighbor on Florence. Mark will forward that information to him.

- Painting Wall & Pergola. Contract to Chris' Painting. Vote on ONE option: repaint green (\$1400), repaint purple (\$1000) or repaint all (\$2400). Once we have a vote, a committee will be appointed to come up with new color

scheme and present to neighbors for a final vote prior to repainting (which will be done via email).

A vote was taken and the final tally was 21 to repaint All and 19 to repaint Purple. Four people abstained from voting altogether. The cost will come out of our bank balance (surplus).

- Tuscany camera maintenance. Only 2 of the 5 cameras at the front wall are currently operational. They are old technology. The Board has contracted Amazing Installations to install a whole new system, including 6 new cameras, for \$1801.75. Our budget includes \$1500 for maintenance. Board is authorized to spend up to \$1000, so no additional approval is needed to spend the additional \$301.75.

The system will be wireless but can be checked remotely only if you are in close proximity to the wall. For an additional \$30/month cellular link, it can become truly wireless and internet accessible from anywhere. Only the designated Camera Maintenance contact (Duran Henderson) and the HOA President will have access.

Question was asked if individual neighbors could install cameras on poles on their own property and have it tie into the system. Mark will ask about that.

### **New Business**

- Mark would like to look into hiring a general maintenance person to handle tasks around the neighborhood on a contract basis that have been handled by some of the residents, who are now getting older. The list would include:
  - Installing additional solar light poles on street corners
  - Pressure-wash front walls annually
  - Put plastic at bottom of street and stop signs to protect from weed-eaters
  - Repaint STOP signs
  - Replace broken sprinkler heads
  - Repair light on side wall at front
- Garbage rates for Coastal have gone up from \$25 to \$28 due to increased cost of fuel. Waste 365 is a new company that will pick up twice a week for \$22.

- Another neighborhood garage sale is being proposed for April or May. An email will go out to all to request possible dates and solicit interest.
- It was asked if the speed limit on our streets could be lowered from 25 mph to 15. Mark said our Covenants state 20 mph, but our street signs are marked 25. He had previously checked with the Parish, who approved the 25 mph. Since the streets are owned by the Parish and not the subdivision, we must abide by their guidelines. We can request St. Tammany Sheriffs set up to catch speeders, which was done in the past and did result in tickets being issued.
- Easter Egg Hunt on Saturday, April 16, 2022 from 10:30 to 12:30 pm. Need 12 stuffed Easter eggs for each participant by April 15, or send \$10 to Dede to purchase the candy and eggs by April 9 (provide child's name and age).

The Board has rented a 7-in-1 Jump house for \$261.70 (includes damage waiver and tax) to be set up behind Luque's house from 10:30 am to 4:30 pm (will come out of the Miscellaneous budget). Camille Blanchard is providing Easter egg bags, cupcakes and candy decorations for them.

Neighbors are encouraged to bring their own kids, grandkids, nieces and nephews to join in the fun (and bring your own chairs!) Facebook event has been created and email sent to neighborhood.

There being no further business to discuss, a motion was made to adjourn the meeting by LV Cooley and seconded by Hitch Combe. Meeting adjourned at 11:01 am.

Prepared by Board Secretary Dede Ricard, 3/12/2022.