



President's Message

Springtime is just weeks away. It's a time associated with blooming flowers, warmer weather and longer days, hope and the promise of brighter days ahead. It's a great time to engage in gardening and work on honey-do's while enjoying the spring festivals across our region.

The March 6th general meeting features two speakers. Ron Henderson, Louisiana's Deputy Insurance Commissioner will present and answer questions on insurance costs across the state. Kenner Police Chief Keith Conley will be the second speaker. Come from 6:30-7:00 for a meet and greet with neighbors. Jeannette Roussel and Sharon Kochera will be at the meet and greet to answer questions on landscaping and activities of the Chateau Estates Garden Club, and Bill Hatchett will be there to answer your questions on how a wind mitigation survey might reduce your homeowner insurance. Art Mitchell with Garcia Roofing will be there to answer questions including on fortified roofing.

The medians on Chateau and Vintage are maintained by the city, the eleven gardens by the Garden Club. The Garden Club cost of maintaining gardens has increased, last year to \$10,520 plus insurance. CECO contributes \$2,400 a year, that's about one third of the dues paid by CECO members. The balance is covered by garden club membership, donations and fund raising. Please support the garden club, we all benefit. Information on an April 20th fundraiser is on page 6. Garden Club plans for the spring include updating the Yenni garden, and the garden at the entrance to Mouton/Rothchild.

City of Kenner Code Enforcement enforces the municipal code as established by the city council. CECO is not an HOA and is not an enforcement entity. However we work with the City Code Enforcement Department to clarify if a complaint has been received, complaint status and at times gain clarification of what is actionable. We ask for updates on

status of enforcement, collaborate with Councilman George Branigan and share information back with homeowners who contact us with code enforcement concerns and questions.

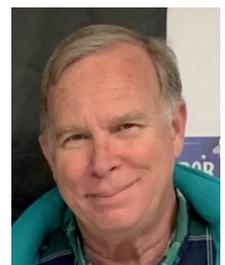
We are conducting a brief survey this month. The survey aims to understand your perspective and opinion on community priorities and interests, the civic association and how it's activities can best serve the 1,400 homes of the Chateau Estates community. To complete the survey, go to www.Chateau-Estates.org and click the banner at the top. Thank you for participating in this survey.

There will be quarterly general meetings this year at the Pavilion at Kenner City Park and a quarterly newsletter. The meeting calendar is on the website, as are names of area directors and the CECO budget.

If you have suggestions for CECO or community concerns please talk to your area director, come to the meeting, or email civicorn@chateau-estates.org.

2024 membership dues are due! We are halfway to the membership goal. Your home's 2024 membership status is on the membership form inside. If you have been a member but have not renewed, please renew! If not please join. The QR code below makes it easy. Thank you for your support.

On behalf of your civic organization, best wishes to you and your family for a great spring season. I hope to see you at the March 6th meeting. There will be light refreshments and the door prize is being provided by the Garden Club.



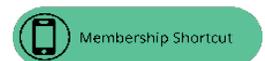
Bob Bales
CECO President

General Meeting - Wednesday, March 6th
Pavilion at Kenner City Park - Loyola & Vintage

6:30 p.m. Neighbor Meet and Greet
Chateau Estates Garden Club
Bill Hatchett, Wind Mitigation Surveys
Arthur Mitchell, Fortified Roofing Questions

7:00 p.m. Meeting
Louisiana Department of Insurance
Deputy Commissioner Ron Henderson
Kenner Police Chief Keith Conley
Bring a Neighbor – light refreshments and door prize

Paying dues on line is safe, quick and convenient. This QR takes you to the CECO membership page. There, "Click to Pay Dues over Paypal" and enter your email address. You can check out as a guest and do not need a Paypal account. Or, go to Chateau-Estates.org and click membership button.





Ron's
Diamond Jewelers



**STARTING AT
\$6500**

4103 Williams Blvd . 504-405-5121 . www.ronjewelers.com

BROKER OWNER

REAL ESTATE & INVESTMENTS



SHARON KOCHERA
CRS

504-382-8000
KOCHERAS@YAHOO.COM

LEASE AND PROPERTY MANAGEMENT | I CAN
MOVE U ANY WHERE IN THE WORLD

SHARON KOCHERA

SDKREMAX@GMAIL.COM

— Scott —
WALKER
COUNCIL AT-LARGE




Phone
504-736-6016



E-Mail
scottwalker@jeffparish.net



Social Media
@scottwalkerjp

Helm Paint & Decorating



www.helmpaint.com

Jose Guerra
Manager

6820 Veterans Blvd.
Metairie, LA 70003
Store: (504) 888-4684
jguerra@helmpaint.com



Edward Jones



Christina S Wilson, CFP®
Financial Advisor

909 W Esplanade Ave Ste 109
Kenner, LA 70065
504-467-3995

MKT-5894N-A > edwardjones.com

BAYOU
SERVICES UNLIMITED
LICENSED • INSURED

LAWNCARE | LANDSCAPING
504.416.9865



**Chateau Estates
Garden Club**
Anita Brite, Co-President

Betty Bonura and I are delighted to be co-presidents of the Chateau Estates Garden Club.

We have been garden club members for over 32 years. We strive to provide a visually appealing environment that makes our community look well maintained and pleasant to view.

Our club object is to stimulate better home gardening, beautify our community, and provide artistic expression. It is responsible for the new plantings, seasonal flower color changes in the eleven beds on the neutral grounds, and the subdivision entrance on Chateau Boulevard and Vintage Boulevard. The front entranceway of Chateau Blvd. is also decorated for Christmas. #29 Chateau Palmer Dr. received Garden of the Month for February!

Expenses are increasing. The costs of maintaining eleven gardens include the plant inventory, mulch, labor, bed restructure, repairs, and all that it involves with the addition of increased costs of workers. We are thankful for the ongoing support of the Chateau Civic Organization, the members of Chateau Garden Club, our sponsors and Chateau Country Club.

Donations are appreciated. Please mail your check to: Chateau Garden Club, Judy Spadafora, 33 Chateau Palmer, Kenner, LA 70065. Membership is open to all ladies of Chateau Estates. For more information contact Judy Spadafora at jgspadafora@cox.net We meet on the first Wednesday of the month, and have several meetings during the year, including an Art and Garden Trip to Ocean Springs, and an upcoming fundraiser to be held in April. If you would like to be included, please join our club or make a donation, it is appreciated and needed.



MICHAEL J. GLASER
MAYOR

(504) 468-7240
CELL: (504) 259-5586
MGLASER@KENNER.LA.US
WWW.KENNER.LA.US

CITY HALL
1610 Reverend Richard Wilson Dr.
KENNER, LA 70062



**ALL SEASONS
TREE SERVICE**

www.allseasonstreela.com

Howard Broussard
LA Arborist 1574
(504) 338-6209
allseasonstree@cox.net



Geaux Vote!
Rita Bezou, CECO
Vice President

The Secretary of State will conduct Louisiana's Presidential Preference Primary Election on Saturday, March 23, 2024. Voters are urged to **"Get out and vote"** so the election results will be, more accurately, the choice of the people.

On this ballot, in addition to the Presidential Primary, voters will indicate their preferences to fill positions on their party's State Central Committee and Jefferson Parish Executive Committee. There is one judgeship race, for the 24th Judicial District.

The State Central Committees are the governing body for each respective major party. Members of the Parish Executive Committee consist of activists and volunteers who work with its parties' local and municipal campaigning, recruiting volunteers for campaigns and grassroots efforts and voter registration. Both committees endorse candidates for the elections.

Early voting will be available Saturday, March 9th through Saturday, March 16 (except for Sunday, March 10). The deadline to request mail-in ballots, other than military and overseas, is March 19; these marked ballots must be returned and received on or before March 22, 2024.

For more information on elections, the voting process, and a sample ballot, log on to GeauxVote.com or voterportal.sos.la.gov

See you at the polls.....



J.P.A.S
JEFFERSON
PERFORMING
ARTS SOCIETY

46th SEASON
2023-2024

Tickets & More Information at
www.JPAS.org | (504) 885-2000

Season Subscriptions • Event Rentals
Volunteer Opportunities

   @JPASnola



Spring into Action: Essential tips for Spring Planting
 Jeannette Roussel
 Landscape Designer

Winter is behind us and as we assess our gardens through the melted tropicals, burnt grass stalks and spent perennials, the task seems daunting. But let's not despair, put a plan in place and begin the step-by-step renewal of our beautiful outdoor spaces.

Assess damage and cleanup Our gardens have suffered a one-two punch from the stress of summer drought and severe freezes this winter, however, do not begin to pull out plants just yet. Clean any dead branches to the base and trim overgrown shrubs, remove melted leaves specially from tropical plants including agapanthus and gingers, clean out burnt fronds from ferns and palms, cut back ornamental grasses etc.

Visualize your Garden Plan Once your beds are clean you can see which areas need attention. This is your chance to add new Louisiana Super plants tested to withstand our climate conditions. Think in terms of layering by adding texture, color, and form to create interest and variety. Texture is achieved by contrasting small leaf plants - azaleas, boxwood, sasanqua - against big or strappy leaf plants-philodendrons, ligularias, giant walking iris.

Keep in mind light conditions as you pair plant material. Plan for color throughout the seasons taking into account not only the bloom sequence but also the leaf color. Make striking combinations by adding silver such as Dusty Miller with the bright blooms of annuals and perennials. Finally add points of interest with strong forms such as topiary plants using small leaf hollies, yaupons and boxwoods.

Ready, Set, Go Once your plan is envisioned, the nuts and bolts of bed preparation and planting can begin:

- 1) Amend soil as needed with compost or peat moss that can improve drainage and supplement depleted nutrients.
- 2) Divide and replant any overgrown plant material such as daylilies, perennials, bulbs, ground covers etc.
- 3) Manually remove weeds or spray them to prevent roots from getting established in the garden. Layering newspaper or cardboard on top of the soil is a natural way of weed prevention.
- 4) Plant your new shrubs and finish with 2-3" of pine needle mulch. Enjoy your efforts!

George BRANIGAN
 KENNER CITY COUNCIL DISTRICT 4
 CELL 504.450.1988
 CITY OFFICE 504.468.7251
 boomboom@att.net
 608 Carmenere Drive Kenner, LA 70065


KRISTI KATSANIS MCKINNEY
 COUNCILWOMAN DIVISION A
 CITY HALL
 1801 WILLIAMS BLVD.
 BUILDING B, SUITE 300
 KENNER, LA 70062
 PHONE: (504) 468-7247
 CELL: (504) 250-3117
 DIVISIONA@KENNER.LA.US
 WWW.KENNER.LA.US



Habitat that Birds Look For
 Laurie Becker, North West

Spring is around the corner and we all like to see a fresh start with our yards and gardens. If would you like to see our feathered friends visit your yard, consider inviting them in with shelter, nesting sites, water and food.

Although food and water are often provided, shelter and nesting sites should not be overlooked. Difficulty finding shelter may tempt birds to look elsewhere for a more promising environment. If you can provide a place for birds to nest, you'll see them more frequently.

While our suburban yards are not large, having shrubs and trees including in masses or groups will make your yard more attractive. Native plants that provide habitat and food supply include Hawthorn, hollies and cherry laurel.

You can also provide shelter for nesting with birdhouses or bird boxes. Birdhouses are used by purple martin, house finch, woodpeckers, robin and bluebirds to name a few.

Bird feeders attract birds. Thistle seeds, hulled sunflower seeds and finely cracked corn are preferred, as are small black oil-type sunflower seeds and white proso. Place feeders high enough so cats cannot attack while they are feeding, and near windows for your viewing pleasure.

Water can make a feeding station more attractive. By providing water, which birds use for drinking and bathing, you may encourage birds to stay in your yard.


CHATEAU
 golf country club
 CONVENIENTLY LOCATED JUST 15 MINUTES FROM NOLA, WE OFFER A SAFE LOCATION PERFECT FOR QUALITY FAMILY TIME, RELAXING AND A WEALTH OF OUTDOOR ACTIVITIES YOUR ENTIRE FAMILY WILL ENJOY.
 CHATEAU IS A PRIVATELY OWNED COUNTRY CLUB FEATURING AN 18 HOLE CHAMPIONSHIP GOLF COURSE, A DRIVING RANGE, A PREMIER TENNIS FACILITY WITH SEVEN RUBICO AND TWO HARD COURTS, AN ELEGANT DINING ROOM, A SWIMMING POOL, FITNESS CENTER, BANQUET ROOMS AND MORE!
For more information regarding Chateau's types of membership and banquet facilities, please call or email:
 CONTACT INFORMATION
 TELEPHONE (504)467-1351
 E-MAIL: BANQUETS@CHATEAUGCC.COM
 3600 CHATEAU BLVD
 KENNER LA, 70065
 WWW.CHATEAUGCC.COM



Spring Spruce Up
Tom Tatar, North West

It's not too soon to be thinking about sprucing up for spring. Now that the cold weather and rains have past, this is a good time to remove the dead plants and shrubs that were damaged in the freeze.

How about the trim work on the exterior, could it use a fresh coat of paint? The gutters surely need a cleaning from all the winter leaves. Take a walk out front and look back at your house. Is there anything that needs repair or attention.

It won't be long before the grass starts growing, flowers start blooming and the weeds start sprouting up. Plan to fertilize the lawn, plant seasonal flowers and add mulch to the garden beds to control the weeds.

Beside the exterior, look around the interior. Are there appliances that need replacing? How about a fresh coat of paint on the walls and trim work. Is your home dated and could use a major update.

Now is the time to schedule a semi-annual check of your AC system so you will be ready for the soon to arrive hot weather. Don't forget to change the batteries in the smoke detectors.

These are just a few suggestions to keep your home safe and attractive. Your home is the most valuable asset you have. Have a wonderful spring spruce up.



DEBBIE
VILLIO

STATE REPRESENTATIVE • DIST. 79

hse079@legis.la.gov

504.468.8603

4203 Williams Boulevard
Kenner, LA 70065

WWW.VOTEVILLIO.COM



Seeking a Home Insurance Discount?

Todd Murphy
SE Area Director

While it is not guaranteed, your home may qualify for a substantial discount

by completing a simple **Wind Mitigation Survey**. The survey looks at construction techniques including roof braces, windows and doors. The \$300 half hour on-site visit will provide you with an approved Louisiana Hurricane Loss Mitigation Survey that homeowner's can then submit to their insurance companies for review and potential savings. Every company underwrites on various criteria, so the range of savings varies. In my case, the one-time cost of the survey saved me **\$1,696 annually** with my homeowner's insurance company, Louisiana Citizens.

I used locally owned Wind Mitigation Surveyors, LLC to conduct my survey, and you can choose one from the approved list by the Louisiana Uniform Construction Code Council at lsuccc.dps.louisiana.gov, then search certificate holders/wind mitigation survey. Also, you can find more information on the website of our regional economic development alliance, GNO, Inc at www.gnoinc.org/insure.

The legislature, in conjunction with the new insurance commissioner and newly elected governor, will no doubt prioritize the issue of skyrocketing homeowner insurance costs. And while this will not be an overnight fix, maybe the wind mitigation survey can provide some short-term premium relief.



NOLA Outdoor Lighting

Louisiana Outdoor Lighting Specialist
Color Changing Lights • Landscape Lighting

www.nolaoutdoorlighting.com
nolaoutdoorlighting@gmail.com

504-229-8000

 [@nolaoutdoorlighting](https://www.instagram.com/nolaoutdoorlighting) 

ABSOLUTE REAL ESTATE BROKERS, LLC
COMMERCIAL & RESIDENTIAL BROKERAGE SALES & LEASING
CONSTRUCTION AND TENANT BUILD OUT

SID BULLARD, REALTOR®

504-512-5664 Cell  
504-305-0023 Office
sidbullard@aol.com

- Property Management
- Facility Maintenance
- Tenant Build-Out

www.absoluterealestatenola.com



A Twilight To-Do

Chateau Estates Garden Club Fundraiser



April 20, 2024, Time: 6 pm - 9 pm
Dr. Melody Ritter and Dr. Jim Douglas Home
96 Chateau St Michel, Kenner
Tickets \$35 per person
Deadline for all ticket sales is April 1, 2024

Sponsorships

\$100 - 1 ticket
\$250 - 2 tickets
\$500 - 4 tickets

Contact Colleen Tassin for sponsorships
1 (504) 628-2186

Or mail checks direct to:
CECG - Judy Spadafora, 33 Chateau Palmer
Kenner 70065-1907

JEFF LEBLANC
SERVICES, LLC
Licensed & Insured
HOME IMPROVEMENT CONTRACTOR
LA License #559617
HORTICULTURIST / LANDSCAPE CONTRACTOR
LA License #4226
jeffleblancservices@yahoo.com 504.455.2401

A/C AMBULANCE
HEATING & COOLING

- Repairs on all makes
- Free Estimates
- Existing Home Specialists

(504) 467-1400
1-800-570-9142

SIDNEY LEE
Owner

Licensed and Insured
Since 1980
www.acambulance.com
LA State License #29119

The Mediation Clinic of Louisiana
Our Family, Friends, Saving Your Family

Arita M. L. Bohannon
Attorney-At-Law

4224 Florida Avenue, Suite 2 • Kenner, Louisiana 70065
Telephone: 504.468.1100 • Facsimile: 504.468.6008
abohannonlaw@aol.com • www.mediatelouisiana.com



An Update from District 4 City Councilman George Branigan

After many years of the circle at Chateau Blvd and Vintage missing the art work, I decided to install a flag pole so the American flag is displayed there.

The art taken down due to a movie filmed several years ago was damaged in storage. I felt the flag displayed what we should have there representing FREEDOM. I hope everyone likes the addition.

Beautification is what I'm striving for in our District. There have been 16 Crepe Myrtle trees planted on West Esplanade and I'm bidding out another 20. I want West Esplanade to look like Veterans Blvd between Power Blvd and the Kenner city line. It will take several years for them to grow, but it's a start.

We have had problems with several properties in disrepair going back to Hurricane Ida. While code enforcement is involved, it takes time to get property owners into court to force repairs.

We are working with the Esplanade Mall Owners with regard to lighting and potholes and will follow up until this is resolved.

The Kenner Recreation department is offering many programs for our youth and adults. We are trying to build up the participation in the sports offered. Please sign your children up for the spring sports Baseball, Softball and T-ball. We are building participation in recreation programs from the ground up starting with the 4, 5, and 6 year olds. We have a lot to offer.

Arthur Mitchell
Roofing Expert

609 S Al Davis Rd
New Orleans, LA 70123

CELL 504.235.4348
OFFICE 504.229.7660

arthurm@GarciaDidMyRoof.com

GarciaDidMyRoof.com

Nicoll's LIMOUSINE
& SHUTTLE SERVICE

Airport Office
4305 Williams Blvd.
Kenner, LA 70065
Phone 504.454.7722
Fax 504.464.6684

New Orleans Downtown Office
717 South Claiborne Ave.
New Orleans, LA 70113
Phone 504.522.5656
Toll Free 800.783.9944

Mike Nicoll
Owner/CEO

www.nicolls.com
info@nicolls.com



**An Update from Keith Conley
Kenner Chief of Police**

**CRIME IN KENNER DROPPED
19% FROM 2022-2023!**

The 2023 crime statistics show a drop in crimes such as vehicle burglaries (-17.4%), residential burglaries (-44.6%), Robbery (-35.7%). There was an increase in business burglaries and auto thefts. KPD has made solid arrests in many of these cases by use of new technology, the Flock camera system as well as depending on our resident's home surveillance systems. Working together we DO make Kenner safe!!

**RECRUITING EFFORTS ARE PAYING OFF FOR THE
KENNER POLICE DEPARTMENT**

Since July of 2022 through today, we have increased our man power of sworn police officers from 111 to approximately 140, this number includes the 15 officers that graduated from our Kenner Police Academy Class #23 on February 23, 2024. They hit the road immediately for further training in our Patrol Division's field training program. We have our next Academy starting in April 2024 and

already have at least ten officers in that class. This will be our 4th training academy in two years. This is a credit to our recruiting

officers and training staff. This success is also attributed to the Mayor and Council who worked with me to increase starting wages and provide the necessary equipment. We will continue to work on our recruiting and retention efforts!

TRAFFIC ENFORCEMENT

The Kenner Police Department is beefing up our Traffic Division. As we continue to grow our Patrol Division, we will continue to increase our Traffic Enforcement Division. Our patrol officers are also tasked with traffic enforcement and we have recently revamped and upgraded our vehicle speed detection devices within the patrol division. Our officers average 450 citations a month. Both Patrol and Traffic investigate traffic accidents. In January alone officers handled 200 accidents. In 2023 Kenner had 2 fatalities that involved children.

The Kenner Police Department is teaming up with the Jefferson Parish School Board to put a safety program in place to educate drivers and school students to the dangers of distractions caused by handheld devices, ear buds and speeding. Residents are reminded, although certain areas are designated as school zones, children are walking and crossing streets all throughout the city.

Chateau Estates Market Update – Sales

This real estate market update is courtesy of realtor Sharon Kochera and represents sales of single-family homes from October 27, 2023 through February 10, 2024.

	Sale Price	Sq. Ft.
4245 POMMARD Drive	\$290,500	\$115.37
4220 BEAUNE Drive	\$319,000	\$130.47
24 BRITTANY Drive	\$329,500	\$174.89
636 ST. JULIEN	\$340,000	\$171.03
12 RUE CALAIS Street	\$395,000	\$123.44
117 CHATEAU ST MICHEL	\$445,000	\$111.19
68 CHATEAU MAGDELAINE	\$455,000	\$121.27
141 CHATEAU ST. MICHEL	\$475,000	\$139.30
29 CHATEAU MOUTON	\$600,000	\$144.30

Average sale price was \$399,762. Houses averaged 58 days on the market and sold for 97% of asking price.

WMS
Wind Mitigation Surveyors, LLC

BILL HATCHETT, ACI
billhatchett@bellsouth.net
www.windmitigationsurveyors.com

Helping Homeowners Get Lower Insurance Rates
Louisiana's First Registered Surveyors
p: 504.439.2860
f: 504.368.6860

Garden Specialties
INC.
Design / Build / Maintain
Plants / Supplies

Tony Favaloro
3601 Florida Avenue
Kenner, LA 70065
(504) 462-2300
gsinola.com

ABC Fire & Burglar Alarm
Locally Owned & Operated
Residential & Small Business

Security Automation Monitoring Cameras

504-889-9795
info@abcfireburglar.com
www.abcfireburglar.com
Facebook: /abcfireburglar

BRANIGAN Insurance Associates
BENEFITS & FINANCIAL CONSULTING

GEORGE L. BRANIGAN
CONSULTANT

3000 Kingman St., Suite 100
Metairie, Louisiana 70006
boomboom@att.net

Telephone (504) 455-8340
Fax Line (504) 910-7028
Cellular (504) 450-1988



**Chateau Estates
Civic Organization**
50 Years Serving Chateau Estates

PRST STD
U.S. POSTAGE
PAID
NEW ORLEANS, LA
PERMIT NO. 621

Spring General Meeting

Wednesday March 6th , 7:00 PM

Presenters

Ron Henderson, LDI Deputy Commissioner
Keith Conley, Kenner Police Chief

Doors open at 6:30 PM for Neighbor Meet and Greet
Program begins at 7:00
Pavilion at Kenner City Park
Corner of Loyola & Vintage



Individualized Message Here

Annual Dues \$35

Member 1: _____ Member 2 : _____

Please print clearly

Address: _____

Member 1

Member 2

Email _____

Cell _____

Phone-Home _____

Your address will be used for CECO business only.

Please go to Chateau-Estates.org (you do not need as PayPal account), join at the meeting, or mail your check to:

CECO
PO Box 640633
Kenner, LA 70064

