



Summer Newsletter

CHATEAU ESTATES CIVIC ORGANIZATION

July 2022

President's Message

On July 20, 2022, at 7pm we will hold our summer general membership meeting at Kenner City Park Pavilion located on the corner of Loyola Drive and Vintage Drive. Our guest speakers include Jefferson Parish Councilman, Dominick Impastato, Councilwoman-At-Large Kristi McKinney and district Councilman George Branigan. Refreshments and a door prize will be awarded at the conclusion of the meeting.

Our city council elected officials will work side by side to conduct a 'town hall' meeting. To ask questions directly please attend. If you are unable to attend, we will for the first time try a 'Youtube' channel where you can view the meeting from home. The link will be on the website. We will conduct a survey on the website prior to the meeting of questions you consider important with the new administration and council.

Current members and new members of CECO can join and/or pay their dues at the meeting. As a reminder, being a member of CECO brings more involvement and awareness for our community.

These are exciting times. On July 1st, the City of Kenner entered a new chapter with the inauguration of a new Mayor, Mike Glaser, District 1 Councilwoman Dee Dunn, District 2 Councilman Ronnie Schawarth, and District 3 Councilman Joey LaHatte III, as well as new Chief of Police Keith Conley. We welcome the new administration and council members all working in conjunction to improve our quality of life.

Economic development here in the City of Kenner is still in the forefront. I would like to thank our advertisers who generously and continually support the Chateau Estates Civic Organization

and the publication of this newsletter. Please support our advertisers. Additionally, we will welcome Five Guys restaurant to 819 W. Esplanade this month along with several other new businesses anticipated in the future.

Earlier this year the CECO board initiated a proposal for Kenner parks and recreation. We reached out to civic associations across Kenner for input and surveyed Louisiana's largest cities for practices of comprehensive planning and fund raising. Finding broad support, a plan, including a proposed ordinance and proposed priorities for the year has been presented to elected city officials. We look forward to working with the new city administration to potentially bring this plan to reality soon.

Summer is here and it is time for all of us to ensure that we do a little or a lot to maintain the curb appeal of our homes. It is easy to enhance curb appeal whether replacing flowers in the garden to adding exterior lighting. Curb appeal is important because it protects and enhances all of our property values here in Chateau Estates. It is also that time of the year to prepare for hurricane season by ensuring that your property is free from the potential of flying debris and unsecure tree limbs and most importantly have a plan.

CECO would like to wish you and your family the very best this summer!

Kerry Marcus CECO President



CECO General Meeting
Wednesday, July 20, 2020
Pavilion at Kenner City Park - Loyola & Vintage

7:00 Business Meeting
7:15 Parish Councilman Dominick Impastato

7:40 Town Hall Meeting - City Councilwoman Kristi McKinney and Councilman George Branigan

Bring a Friend

The Blood Center is teaming up with Chateau Estates, Rotary, Kiwanis and other Kenner civic groups to host a summer blood drive benefitting area hospitals

Tuesday, July 26 from noon-6 pm
The Event Center at 1000 W. Esplanade Ave. in Kenner.

Thank you to local businessman Sid Bullard for donating space
Please check Chateau-Estates.org for a link to the Blood Center scheduling site.

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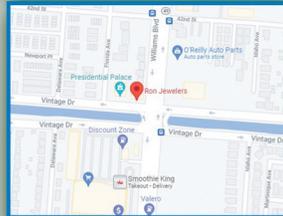
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Birds of Chateau

By Bob Siegel

Bald eagles are magnificent. Elegant, athletic. In recent years nests have been visible over the wetlands west of the city and occasionally these magnificent birds have been seen in Kenner.



Bald eagles nest atop trees which are close to water, where there's plenty to eat, where an eagle can avoid humans. It is hard to find this combination in Kenner. Outside of Kenner there are millions of bald eagles. This includes those on the dollar bill. Bald eagles also show up on the uniforms of army officers, as insignia for colonels.

Bald eagles are easy to identify. One of our largest birds, they build the largest nests. They are dark brown but they boast a contrasting head of showy white feathers. So why are they called *bald* eagle? Bald can mean white.

Bald eagles feed on small animals. Their habit of picking on birds much smaller than themselves has caused them to be considered cowards. But bald eagles diet mostly on fish. Bald eagles can locate a fish swimming on the bottom of a lake, even when they, themselves are flying high above. The bald eagle's sharp eyesight also enables them to steal fish. He will spot another bird catching a fish, swoop down, grab the fish, then swiftly fly off. Bald eagles fly faster than 40 mph.

All this prompted Ben Franklin to question the naming of the national bird in 1782. Ben's preference was the turkey whose character he admired, though Ben admitted turkeys, unlike eagles, sometimes act silly, like strutting to attract females.

Bird Populations in Decline

According to the Audubon Society, four in ten bird species are in decline. Chateau neighborhoods are not exempt. Tips to help are on the CECO website.

Please consider bird fountains, feeders and trees and plantings including native plantings. To participate in a possible fall bird count in Chateau, contact us at civicorn@chateau-estates.org.



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Some Like it Hot

Jeanette Roussell
Landscape Designer



The dog days of summer are upon us and our gardening enthusiasm dwindles as fast as the temperature rises.

However, do not despair, there are some great additions to your landscape beds that keep thriving and providing beautiful color through the intense summer heat.

First, it is important to prepare your beds for the extreme conditions of NOLA weather. To control moisture, keep weeds down and level soil temperatures, begin by dressing all beds with a 3-4" layer of mulch such as pine needles which come in shredded bags or bales. Pay special attention to tender annuals and newly planted trees and shrubs which have not had time to establish a deep root system. During times of drought make sure you supplement with irrigation- it is always better to provide deep watering once or twice a week in early morning hours than frequent short shallow watering. And don't forget your containers, clay pots are porous and will need more water as the summer heat intensifies.

There are many familiar annuals and perennials that take the heat but here is a list of lesser-known Hot Summer Beauties:

Perennial Salvias (great pollinators in varied colors, try Roman Red, Sky Scraper Orange, or Rockin' Blue Suede Shoes), Diamond Frost Euphorbia (dainty white flowers which are great fillers in containers), "Soiree Kawaii" vinca (mounding, compact and drought tolerant), gomphrena "Fireworks", a butterfly favorite (a taller version for hot, dry, sunny areas), coleus of all colors and sizes with varieties suitable for both sun or shade (try Kong coleus for big impact), varieties of "Bidens" (mounding daisy like flowers)

Add a few of these heat loving plants and sit back and enjoy your garden from that comfortable cool living room!

2023 Board Nominations

Area directors and officers for calendar year 2023 will be elected at the November general meeting. Nominations:

President	Kerry Marcus
Vice President	Rita Bezou
Secretary	***Open***
Treasurer	Ted Berggren

Area Directors

South West	Ron Updegraff
	Kevin Lisicki
South East	Brad Bohannan
	Richie Sanderson
North East	Sid Bullard
	Terrence Duffy
North West	***Open***
	Open

Participation is a great way to contribute to the community and stay informed on issues. To nominate yourself or learn more contact us at civicorn@chateau-estates.org.



Home Maintenance Tips

Tom Tatar, NW Area Director

A little preventive maintenance can go a long way to maintaining your home. Here's some summertime suggestions.

Maintain your AC filters: One of the more important maintenance tips for homeowners is keeping up with A/C filter changes. Your A/C works hard to push air throughout your house. Clean filters help operate efficiently and effectively. It requires a significant amount of energy to run air through the vents. Old filters can put unnecessary strain on your central air unit. Some filters need to be changed monthly while others last much longer.

Change Batteries For Smoke and Carbon Monoxide Detectors: Changing the batteries is a small maintenance item but big when it comes to protecting your family. The last thing you want is having your home destroyed by fire when it could have easily been avoided. Working smoke and carbon monoxide detectors is critical.

Spruce Up Your Front Door: It may seem trivial, but your front door is usually the first close look anyone gets at your home and is worth sprucing up on a yearly basis. If you have a hardwood door with a natural look, take the time to clean and polish it. If it is painted, consider touching it up or repainting it as necessary.

Refrigerator Condenser Coils: Most people do not think of inspecting their refrigerators. There is not a lot the average person can do to maintain them. However, the condenser coils on the back of your fridge collect dust that can inhibit its operation. Pulling the fridge out and cleaning off the dust can help your fridge work more efficiently. More than likely your refrigerator will work noticeably better. Refrigerators are expensive to replace so this is an important maintenance tip for homeowners.

Maintain Your Garage Door: Your garage door and opener also require regular maintenance to operate as intended. The chain on your opener must be lubricated, along with any exposed metal joints, and you should check to make certain the door runs smoothly in its tracks. Most garage door systems have electronic eyes at the bottom that sense movement. These need to be checked regularly to make sure they are functioning as intended.



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For more information regarding Chateau's types of membership and banquet facilities, please call or email:

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Benefits of New Windows

Sharon Kochera
Realtor



You will have a hard time finding a project that brings as many benefits – and stretches your investment dollar farther – than new windows.

Improved home comfort. Updated windows can help keep climate controlled air in and your living space more consistently comfortable. Argon between the glass on double or triple pane windows helps prevent heat transfer and reduces the UV rays that enter your home. New windows can also help with sound reduction.

Energy Efficiency. New windows can reduce wear on your air conditioner and furnace, helping you save money. Energy efficient windows help lower utilities, protect the environment and enhance overall comfort of your home.

Major weather event. Replacing windows can help ensure your home is structurally sound when the next storm rolls in. Look for wind and impact resistance ratings.

Curb appeal. New windows can dramatically improve the beauty of your home – inside and out. An updated exterior will also help improve the overall value of your home and have good return on investment. It's important to make sure replacement windows fit in with the architecture and charm of your house.

New windows can provide more than a few benefits that you will enjoy for years to come.

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Recreation Proposal

Earlier this year CECO put forward a proposal for more comprehensive city wide planning for city parks and recreation.



Seeking feedback on the proposal, members of the Chateau civic organization spoke with leaders of Kenner civic associations and groups including Rotary Club and Citizens for a Better Kenner. Broad support was found.

Funding for parks and recreation is down 30% over the past five years. Covid 19 stopped many activities and Hurricane Ida closed city gyms. For many families the path to youth sports leads outside Kenner.

A survey found that park and recreation citizen advisory boards, master plans and fund raising are used widely across the state. Examples of successful tournament complexes were identified. The plan which emerged includes;

- A Kenner Parks and Recreation Board. An ordinance was proposed for a nine member volunteer board.
- Fund raising strategies including sponsorships and non-profit fund raising.
- Priorities include to reopen gyms, ensure balance across existing city fields for baseball, soccer and flag football, create youth summer programs next year, include adult sports and establish a master plan for the Lakefront.

The proposed ordinance and priorities are on the CECO website and have been shared with civic groups, the Mayor, City Council and Chief of Police.



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An Update from District 4 City Councilman George Branigan



I want to thank every resident in District 4 for allowing me to represent them for 4 more years. Going unopposed was a giant surprise but I am thankful that I could help others for the future of our great city. The future is bright for the city of Kenner. "DON'T STOP BELIEVING"

The Duncan canal project is 99.9% complete. It was a long project that caused a 3 year inconvenience, but the new roadway will serve all of us. When you are building something it doesn't always go according to plan.

The curbs project will finally start after July 1st. The funding is there, the list is there, but Mayor Zahn did not give the go ahead and it stopped the start of the project. I want to thank Mayor Glaser for the signature on the notice to proceed so it can begin and Councilwoman Kristi McKinney and Councilman Tom Willmott for contributing to this project. It will fix every broken curb in District 4.

My assistant Jessica and I drove the district on June 15th and did an assessment of curbs, street panels, trash and water leaks. All was put into Q-send system with the city and reported to the directors that needed to be notified. You will see activity in District 4 ASAP and it's not because of an election coming. That's not how my office operates.

Beautification, I have been assisting the public works and parkways departments by picking up the branches on the medians. I'm asking that residents stop putting garbage or debris of any type on the medians. I'm going to ask the Police Chief to raise the fine for littering to \$1000 dollars.

We are having issues with the entrance to Cannes Brulees being blocked by West Esplanade traffic. You will notice new signs on West Esplanade in front of Walgreens and Cannes Brulees "DON'T BLOCK THE INTERSECTION".

As always, I'm always a phone call or text away, 504-450-1988, is the number to reach me directly. The District 4 council office number is 504-468-7251.

Talking Trash

Please do not store trash cans in front of your garage or home. It's city code and detracts from the appearance of our neighborhoods. Please put cans to the curb after 3:00 pm the day before pickup, and remove by 10:00 pm the day of pickup. Thanks!



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State Legislative Session
Debbie Villio, State Representative

Education and infrastructure were the big winners of the 2022 Regular Session. We adopted a \$39 billion operating budget and made the largest state investment in infrastructure since the 1980s without raising taxes. In education, teachers will get a \$1,500 annual raise while support workers get a \$750 annual raise.

I dedicated bills I filed this session to improving public safety and protecting constitutional rights. I wrote and passed HB178 to protect the integrity of our voting process by ensuring that non-U.S. citizens are not allowed to vote in Louisiana elections. I passed HB188, which now forces individuals and companies that distribute paid electronic political advertisement to provide disclaimers and take responsibility for the messaging. As a former prosecutor, I am aware of the anxiety that victims carry after being violated. So, I authored and passed HB265 which requires the courts to better notify victims when their attacker or offender is up for parole. HB544, which passed the Senate unanimously, was my bill to ensure that a four-time or greater non-violent offender serve no less than 65% of his or her sentence before becoming eligible for parole. I felt strongly that we needed to get back to truth in sentencing, but the Governor felt my bill was too tough on repeat offenders, so he vetoed the action. I won't give up on this legislation.

We also affirmed that the unborn child has a fundamental right to life. We fought for common-sense tax reform to make Louisiana more competitive. We passed legislation that promotes investment in Louisiana's energy industry. We passed legislation that ensures females can fairly compete in the sports they love. And, we worked across party lines to pass several laws to make insurance companies become more accountable after natural disasters.

Candidate Debate Well Attended



Last March CECO hosted public debates between candidates for city Mayor and Chief of Police. The event provided voters the opportunity to hear from the candidates in a neutral setting. The debate, the only one in Kenner, was open to all residents of the city and was well attended.

A city wide survey before the debate identified questions the public would like to see asked of the candidates. Questions were also taken from the audience prior to start of the debate. Long time moderator and attorney Michael Zsembik conducted the debates assisted by Rita Bezou who helped keep responses within the amount of time.

The event was co-hosted with the Kenner Business Association. A panel of three including Dee Sessums with Cannes Brulees Civic Association screened questions. Stacey Alessandro with Citizens for a Better Kenner and Seyli Molina with University City Civic Association live streamed the event. Richie Sanderson created a YouTube channel. The sound system was run by Bud Logan. Several news services were present.



CECO Weekly Echo & Contact Email

The "Weekly Echo" provides regular information to Chateau homes who have provided an email address, and announces surveys from time to time. To receive sign up from any blog on Chateau-Estates.org. To share information, update your email address or contact us about concerns please contact civicorg@chateau-estates.org.



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Keith Conley
Kenner Chief of Police

I am honored that the citizens of Kenner bestowed on me such an awesome and welcomed responsibility to keep this great

city safe. I appreciate the Chateau Estates Civic Organization involvement by hosting a debate style forum. I enjoyed meeting with residents and answering questions relative to my thoughts and plans if I were elected.

My commitment to the City as Chief of Police is to give our dedicated men and women the tools they need to protect us and keep us safe. With the help of Mayor Michael Glaser, State Representative Debbie Villio, State Senator Kirk Talbot, and Jefferson Parish Councilman Dominick Impastato, funding has been secured to replace an aging radio system and related equipment which will include officer safety enhancements, new computer hardware and software to go onboard in police patrol cars as well as offices, Automatic External Defibrillators (AEDs) for every patrol car, and soon to come "body cameras."

Ways to Support the Local Economy

There is no better time to support local business than now.

- Shop local. Make a conscious decision to fill up your tank here in Kenner.
- Follow local business on social media. Share positive comments encouraging others to come to Kenner!
- When entertaining family or business meetings, take them to a local haunt. Tell people about your experience.
- When buying birthday and other presents, get gift cards to Kenner shops and restaurants that they may not have tried.

Be a tourist in your own home town. Don't just live in your town, be an ambassador of your community

Additionally, we can never pay our officers what they are really worth - what would that salary be for an individual that is willing to give up his or her life to protect you and your family- but we can make sure they have the means to support themselves and their families; we will be working on a 10-year pay plan to incentivize our current workforce, and attract and recruit future officers.

In closing, I would ask you to mark your calendars for the National Night Out Against Crime Kickoff event which will be held in the parking lot of the Pontchartrain Center and will include an awesome display of law enforcement equipment, demonstrations and resources from agencies across the region, food, and live music. National Night Out Against Crime is the evening of October 4, 2022. Please host an event in your neighborhood and let us know so we can stop by and say hi!!

If I can ever do anything for you, please don't hesitate to call me at (504) 712-2200.

Chateau Market Update – Sales

This market update is courtesy of realtor Sharon Kochera and represents sales of single family homes from March 1, 2022 through May 31, 2022.

	Per Sq. Ft	Sale Price
612 St. Julien	\$157.99	\$267,000
4161 Monrchet	\$165.40	\$305,000
4161 Beaune	\$146.93	\$340,000
22 Anjou	\$155.27	\$370,000
6 Rue Calais	\$134.42	\$371,000
832 St. Julien	\$189.34	\$380,000
4201 Beaune	\$163.23	\$380,000
22 Chateau Pontet Canet	\$107.44	\$380,000
4157 Rhone	\$174.17	\$410,000
101 Chateau Mouton	\$165.19	\$447,000
113 Chateau St. Michel	\$144.71	\$525,000
75 Chateau Rothchild	\$195.25	\$526,000
23 Chateau Rothchild	\$169.87	\$530,000
93 Chateau Latour	\$110.00	\$550,000
21 Chateau Talbot	\$166.86	\$565,000

Average sale price \$428,974 and was 98% of asking price. Excluding one outlier, houses averaged 22 days on the market with half selling in one week.



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**Chateau Estates
Civic Organization**
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Chateau Estates General Meeting

Wednesday July 20, 2022, 7:00 PM

Presenter: Parish District 4 Council Dominick Impastato

Town Hall: City Council Kristi McKinney & George Branigan

Doors open at 6:30

Pavilion at Kenner City Park

Corner of Loyola & Vintage

Your Membership Supports

Protection of property values -- Neighborhood Beautification -- Public Gardens -- Quality of Life - Topical Neighborhood Meetings - Election Forums -- Newsletter -- Chateau-Estates.Org & Facebook page - Children's Halloween Party



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