



Cobblestone News

FALL 2024

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Property Manager
Joan Parker

Maintenance
Steve Nicholson

Courtesy Officer
David Bonillas
318-459-2103 Ans Serv.

Cobblestone Web Site:
www.cobblestoneneighbors.com

Yearly Association Meeting and Elections

Our yearly Association meeting and the election of Board members will be held on Tuesday, November 12th at 7:00 pm in the Clubhouse. There will be two Board members rotating off the Board this year. If you or anyone you know would like to be on the Board, please let Joan know and she will forward their name to the Nominating Committee. The deadline for submitting names will be October 18th.

In the next couple of weeks, homeowners will receive a proxy for each home they own in Cobblestone. If you do not plan on attending this meeting, please assign your proxy to another **HOMEOWNER** so they can vote on your behalf. You can either give the proxy to the person you have assigned it to, or you can send it to Joan in the office. If you do not have anyone to assign your proxy to, you can sign it, have your signature witnessed, return it to Joan and we can assign it to a Board member who will vote on your behalf. If you do not have a witness, bring it to Joan and she will witness it for you.

We have a lot of things to discuss in this upcoming meeting, so please mark your calendar and plan on attending. This is your Association and we always welcome your input. We will also have **DOOR PRIZES** from our vendors!!

Courtesy Officer

To contact our Courtesy Officer, David Bonillas, you need to call 459-2103 and an Answering Service will take your information and contact David. He will either call you back or come by and see you. If your phone is set to block Anonymous calls, he cannot return your call. Make sure to check the setting on your phone. If it is an emergency, please either call 911 or the SPD patrol desk at 318-673-7300, Option 3.

Pool

The Pool will be closing for the season at 10:00 pm on Sunday, September 29th. It will stay open until then, weather permitting. Please put your pool card where you can find it next year. If lost, replacements are \$25. Landlords, be sure and collect the card from tenants who are moving from our community. Remember that the same card that gets you into the pool, will also get you into the tennis court year round. The electronic gate for the tennis court is located on the north entrance. If you lose your pool card, please let Joan know so she can deactivate it. You will be responsible for anyone entering on your card unless you let Joan know that it has been lost or stolen so that she can deactivate it.

Water

Cobblestone spends a huge amount of money each month for water. Please check around your house and make sure there are no leaks. If there is a leak on common ground, please let Joan know so she can get it corrected. If you have a leak, please fix it! Leaks can cause mold, property destruction, and cost our Association more money that we could be using for another necessary project. Also remember: **NO WASHING YOUR VEHICLES ON PROPERTY!**

Yard Sale

The Community-wide Yard Sale will be Saturday, October 5th from 8:00 am until 3:00 pm. Cobblestone puts up the signs and pays for the advertisement. All you have to do is mark the price on your items and rake in the money!!

Be sure to keep your articles in your own reserved parking spot and do not let it spill into the street or into your neighbor's parking spot. For those with driveways, you may use your garage and/or your driveway. Once the sale is over, please remove the items immediately and either donate the items or discard them in your trash can. All areas must be clean and clutter free. If not, dumping fines will apply.

2024 CHA Board of Directors

Jerry McCoy-President
Ed Rowell-V. President
Chris Harmon-Treasurer
Kathy Williams-Secretary
Rodney Ford-Director
Fr. Thomas Paul-Director

Mailboxes

Please check your mailbox regularly. If it gets full, the mailman cannot place any more mail in it, and you could miss some very important mail that you were expecting. If the mailbox is full, the post office will send your mail back to the sender since they cannot deliver it to you.

The mailboxes belong to the Post Office and if you lose your key, you will need to go down to the Post Office on East 70th and take proof, such as a lease, deed, or your drivers license, that says you live there. It costs \$25 to have the Post Office change your mailbox lock. They will give you 3 keys when it is changed. If you would like to store one in your file in the office so you will have a backup, just drop it off to Joan and she will tag it and tape it inside your folder.

Pets

Please keep your dogs on a leash and clean up after them. There are 10 Pet Stations on property that are equipped with bags. There are fines in place for off leash and for not cleaning up after your pet.

We live in a semi-rural area so please **DO NOT** leave your pets on your patio or let them roam loose! Coyotes can scale a privacy fence in seconds and hawks will swoop down and grab your fur baby. Please keep them indoors and on a leash when outside.

Dues

When paying your dues, please put your house number on your payment so that it is credited to the correct account. This especially applies to dues paid through PayPal on our website.

AC Condensers and Fences

If you have an AC Condenser on a platform attached to your fence, you will need to get an AC guy to remove it and place it either on the ground or on a separate platform before we can replace the rotten wood on your fence. The same applies if you have an AC connection box attached to your fence. Steve is not allowed to touch your Condenser or connection boxes when working on your fence. Remember, condensers drip moisture that can rot the support boards under your condenser, so you will need to check them periodically and replace the boards as needed. This is something that Cobblestone is not responsible for.

Trees & Limbs

Tree trimming will be done on common ground annually. During this time, our tree trimming service will determine trees and/or limbs on common ground that appear diseased or dying or that may be a threat to roofs, siding, or other parts of your home. We will remove such limbs or trees. If you see a tree that needs our attention, please let Joan know.

At all other times of the year, at the request of a property owner, the property manager in consultation with our Arborist and the Cobblestone Board of Directors will determine the need for removal of a limb or tree and act accordingly.

If a tree or tree limb should fall and damage your property, please notify YOUR Insurance Company. If your insurance company finds a need to talk with Cobblestone's insurance company, have your insurance company contact Joan and she can give them the appropriate contact information.

We do not trim or maintain trees enclosed in your patio area. Those trees belong to the homeowner and it is their responsibility to maintain them. If you have a problem with your neighbor's tree encroaching on your property, please talk to your neighbor.

Flower Beds

Please maintain your flower beds. If you don't want to maintain them, then take up the border, notify Joan and grass will be allowed to grow there so that it looks neater and is easier for the lawn service to maintain.

Tennis Courts

Magnolia Sports will be arriving to refurbish the tennis courts sometime in October, weather permitting. It will take them a few days to power wash, fill the cracks, and paint the courts and the lines (including pickle ball lines). At that time, we will lock the tennis courts until after the refurbishing is done. Unlike the pool, the tennis courts are open year round.

Parking

The following violations will subject your vehicle to being towed at your expense.

- 1) Parking in a reserved parking spot.
- 2) Parking at the office if you are not conducting business there or using the pool.
- 3) Having 3 or more cars on property. Please limit the number of vehicles to 2. Any other vehicles will need to be parked or stored off the property. Please be respectful of your neighbors and park in your designated parking place.
- 4) Parking on the grass, along the streets, or at a dead end.
- 5) Inoperable or wrecked vehicles, or vehicles without current plates and inspection stickers.
- 6) Trucks backed up at the retaining walls or covering sidewalks. The trailer hitches are damaging our retaining walls and prohibiting people from walking down the sidewalk.
- 7) Vehicles cannot be stored at Cobblestone. Any vehicle not moved for a period of two (2) weeks is considered a stored vehicle and is prohibited and subject to being removed at owner's expense.
- 8) No vehicle repairs may be conducted on property. The only exception is a tire change or battery change. Any other repairs must be done OFF property.
- 9) No trailers or campers allowed on property overnight.
- 10) No trucks over 3 axels without permission from Joan prior to entering the property.