



THE LINKS NEWSLETTER



P. O. Box 681, LaPlace, La. 70069-0681

www.belleterrelinkshoa.com

October 2015

HOA Board Members:

- Larry Clarke - President
(504) 559-5476
- Michael Brazil - Vice President
(985) 653-8895
- Jackie Catalano - Secretary
(985) 652-8197
- Rhonda Johnson - Member at Large
(985) 653-7979
- David Sutton - Member at Large
(985) 652-8166
- Chris Wilkens - Member at Large
(504) 616-3064
- Renee Marchese - Member at Large
(985) 652-4601
- Juanita Beasley - Member at Large
(985) 359-1207

Committee Chairpersons:

- Park: Vacant
- Lake: Vacant
- Welcoming: Renee Marchese
(985) 652-4601
Juanita Beasley
(985) 359-1207
- Social: Larry Clarke



Happy Halloween



Annual Cook-off and Family Fun Day

On Saturday, October 10th from 11:00 am until 3:00 pm the BTLHOA will host it's annual Family Fun Day the Cook-off contest. Please call Larry Clarke, Mike Brazil, or Juanita Beasley if you would like to enter the cook-off contest. There will be prizes for the winners as well as door prizes for those that attend. A flyer will be sent out the 2nd week of September with more details. Please keep an eye out for the flyer and come out and enjoy the fun!

Security Cameras

Aluminum backings for the security camera signs on each street pole have now been installed. These were added for extra support.

The Belle Terre Links camera was used back in June one Friday night as four juveniles were walking out of St. Andrews Estates; after thefts in that subdivision had occurred. The four were on foot and walked under our camera walking towards Belle Terre Blvd. After recognition of their faces they were caught.

Lake Maintenance

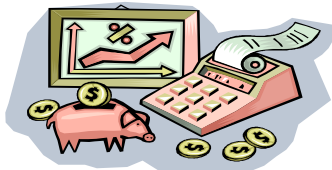
Aerator in front lake by the weir is broken and is now being repaired. We are hoping to have it up and running within the month.

Park Improvements

Options are now being considered for the drainage improvement project in the park. Work should begin by late October.

IMPORTANT PHONE NUMBERS

- Should you have a mosquito problem or want your area sprayed before an outdoor function. Call Mosquito Control - (985) 536-6530
- If you spot an alligator, call 225-206-2060 Wildlife/Fisheries (Mike Defrene)
- For burned out street lights, call Entergy – 800-968-8243



DUES

We ask all to please pay quarterly dues timely. Failure to do so causes increased costs to issue reminders and the Board to spend time that could be spent on more productive issues. Thanks to all who pay dues timely.

If you have any announcements you would like to include in the newsletter, please contact a Board Member.



**2015 Belle Terre Links Home Owners Association
Annual Meeting**

The annual meeting of the Belle Terre Links Home Owners Association will be held sometime during the 4th quarter. Date and time, still to be determined, will be posted on the front message board. Ballots will be available for all home owners to vote for the 2016 Board of Directors. The new Board of Directors will be identified at this time.

2016 Board of Directors Elections

Nomination forms for nominating homeowners to run for the 2016 Board will be mailed out once the date and time have been determined for the Annual Meeting. You can nominate any homeowner, including yourself (only residents in good standing with homeowner dues are eligible for election). All those nominated will be contacted to determine their interest prior to being placed on the ballot. No more than 1 individual per household may serve on the Board at the same time. Ballots will be available on election day in the park to cast your votes. If you have any questions, please contact a Board member.

Please consider this service to your neighborhood.

Holiday Season

The Board would like to take this opportunity to wish all homeowners a happy and safe holiday season, starting with a Happy Halloween and ending with a fantastic New Year. Speaking of Halloween, the Links is known for plenty of activity with lots of children trick or treating. Please be mindful of this and take care to drive especially careful. Homeowners have been wonderful throughout the years with their offerings of treats for the young ones, and hopefully that generosity will continue. For homeowners who have moved into the Links since last Christmas, there is usually a good number of homeowners who get cheerful and decorate outside their homes and add to the joyous season for all. Let's make this Christmas season one of the brightest and most festive through the decoration of our homes. This would really add to the celebration.

Belle Terre Links HOA Financial Statement ***** 01-01-15 to 09-15-15	
<u>INCOME</u>	
Dues/Late Fees	26,853.51
Security	
Camera Fund	1,445.00
Total	<u>28,298.51</u>
<u>EXPENSES</u>	
Bad Debit	901.77
Bank Fees	388.72
Insurance	3,287.55
Licenses & Permits	23.00
Office Supplies	1,009.02
Postage & Delivery	143.69
Printing & Reproduction	215.58
Prof. Fees (Acct / Legal)	1943.08
Repairs & Maintenance	13,553.72
Socials	405.39
Taxes	14.00
Utilities	2,288.83
Welcome Com.	31.59
TOTAL EXP	<u>24,205.94</u>

ARCHITECTURAL REVIEW REQUIREMENTS

Please submit all plans for new construction or improvements to the Architectural Control Committee in care of:

Mike Brazil
126 Oakmont
LaPlace, La. 70068
(985) 653-8895

For your convenience you can also submit this to any board member and we will see that it gets to Mr. Brazil

Also, please note that you have an obligation to St. John the Baptist Parish to obtain a building permit for any new construction or improvements to your existing property. For more information concerning the parish ordinances you can call (985) 652-9569.

New construction plans should include:

- House elevations showing front, rear & both sides of the structure. The elevations should show exterior wall materials, roof pitch from all angles & slab elevation in relation to street.
- Floor plans with living area & under roof area calculated on plans.
- Site plan showing lot dimensions, location & width of driveways & sidewalks, setback distances from the lot lines for the house, garage, patio, drive, sidewalk & any other ground improvements.
- Name, address, lot number & phone number of homeowner & the builder (if different).
- There is a \$200.00 architectural committee fee for new homes.

Existing homes must submit prior to construction:

- Location of improvements drawn on a site plan showing lot line setbacks.
- Materials to be used.
- Fences - materials, height & type.
- Bulkheads - materials, height & type.
- Additions - plans showing elevations, roof pitch & exterior wall materials.
- Above-Ground Improvements exceeding 3' height - precise dimensions & location on lot.
- Swimming Pools - type of pool & fencing.
- Name, address, lot number & phone number of homeowner.
- Any fee incurred will be passed on to the homeowner.