

# *Shadows Community Newsletter*

*April 2019*



## *A Note from your Board...*

Dear Neighbors,

Happy Spring! We are finally starting to see green lawns and flowers blooming everywhere! Most of us are anxious to get in our yards and start planting. That's one of many great things about our community, our neighbors take pride in their beautiful yards.

As you will see in the newsletter, we have many plans for the coming year. As our subdivisions age, it is our job to keep it desirable to future buyers. We want new people to want to live here so we can protect our investments. The first step is keeping our entrances and grounds beautiful. We also want to address issues that are foremost on everyone's mind. This year there are repairs that will be addressed, security concerns, a master plan for the coming years etc. We want to constantly improve our community. We appreciate hearing from our residents about their concerns and suggestions. After all, that is what the HOA is for, improving and protecting our community.

If we can help anyone or if you have a suggestion, please don't hesitate to contact us. We are here to serve you.

Shadows Community Homeowners Association.

Board of Directors

### **SCHOA BOARD MEMBERS**

**President: Charles Dartez**

**Vice President: Ann Richardson**

**Secretary: Marty Pousson**

**Treasurer: Kathy Wisner**

**Member at Large: Scarlett Aucoin**

### **Architectural Control Committee**

**Sandra Kiel**

**Nick Parker**

**Bill Simpson**

**Special Advisor: Jerril Musso**

**Visit our website for lots of  
information and restrictions at:**

**WWW.SHADOWSHOA.COM**

**To contact a Board member  
email us at:**

**SHADLAKE@YAHOO.COM**

## *Neighborhood News*

### **RECENT VISITORS**

Did anyone notice the Egyptian Geese that recently graced us with their presence? Ann Richardson on Shady Creek noticed them on Lake 2.

In North America, the introduced Egyptian Goose is distinctive and easily recognized. Adult plumage is generally grayish-tan with a distinctive brown mask around the eye and a small brown patch on the breast.

There are currently significant populations in states of Florida, Texas, and California but rarely seen in Louisiana!



### **UPDATE ON LAKE 1 DRAINING PROBLEM**

Sems Engineering has been waiting for dry weather to start the repairs on Lake 1. They have given us a bid and it was approved. Now that Spring is here we hope to have the problem corrected soon and the water lines to returned to their original level.

### **GRASS IN OUR LAKES**

As many of you know, the grass has come back in a couple of our lakes after being sprayed twice. We just sprayed again and you can see the progression below. The spray works as long as the grass is dry. The sun helps to activate the chemical but the rain interrupts the process. We will continue to spray until the grass is gone.



**Before Spraying**



**After One Week**



**After Two Weeks**  
**(Turtles are sunbathing!)**

## **Carnival Glory Launches Year-Round Service from New Orleans**



Carnival Glory has repositioned to New Orleans to offer a series of four- and five-day cruises to Mexico. The ship will replace Carnival Triumph which is en route to Cadiz, Spain, to undergo a \$200 million renovation and emerge as the renamed Carnival Sunrise.

Beginning in May, Carnival Glory will assume the year-round seven-day schedule from New Orleans currently operated by Carnival Dream. Carnival Dream will reposition to Galveston becoming the newest and largest ship to offer short cruises from the port.

Carnival Glory's week-long cruises from New Orleans will visit top destinations throughout the Caribbean, Bahamas and Florida. The western Caribbean route will feature popular islands such as Cozumel, Mahogany Bay (Roatan), Montego Bay, Belize and Grand Cayman while Bahamas/Florida voyages include Nassau, Freeport, the private Bahamian island of Half Moon Cay and Key West.

Carnival Glory will also offer a special, one-time eight-day Caribbean sailing in May as well as two 14-day Carnival Journeys Panama Canal cruises in February and November 2020.

Carnival Glory is a terrific new addition to the Louisiana market with such onboard experiences as a new WaterWorks aqua park, dining options like a classic American steakhouse and Guy's Burger Joint developed in tandem with Food Network star and longtime Carnival partner Guy Fieri, the cocktail pharmacy-themed Alchemy Bar, Punchliner Comedy Club and fun, supervised programming for kids in three age groups.

The deployment of Carnival Glory to New Orleans builds upon Carnival's leadership position at the port with two year-round ships carrying more than 400,000 passengers annually - the most of any cruise operator.

For all your Travel needs, contact "Easy Rider" at 225-753-9868 or see our web site at [www.easyridertravel2.com](http://www.easyridertravel2.com)

If it's Leisure, or Adventrue, We Make Travel Easy.





## WELCOME YOUR NEW NEIGHBORS!



We'd like to welcome our new neighbors to our wonderful subdivision. If you recently moved to the Shadows Community and are not listed below, please contact the HOA with your contact information so that we may update our records. Again, welcome!

**The Brames at 18344 Oak Lane**

**The Erwins at 17605 W. Purple Martin**

**The Phuongs at 17571 Martin Lake**

**The Smiths at 18222 Oak Lane**

**The Courvilles at 3135 Shadows Lake**

**The Everetts at 18424 Shadows Creek**



## Congratulations to Our Yard of the Month Winner!

**April: The Dugas' at 17532 Martin Lake**

## **Please Slow Down!**

Due to all the speeding early in the morning, we have been told that residents have complained to the Sheriff's Dept. and radar has been requested. We know everyone has to get to work, school etc. but there are morning walkers that do not feel safe.

Please slow down, no one should be afraid to walk in this neighborhood.

## NO GARAGE SALES

There has been some confusion as to whether garage sales are allowed in our community. They are not according to the following restriction:

**No noxious or offensive trade or activity shall be carried on in any lot nor shall anything be done thereon which may be or become an annoyance or nuisance to the neighborhood.**

**The board received numerous complaints about a recent garage sale, therefore it does constitute an annoyance and nuisance.**

**This restriction is enforceable by law. It is not open to interpretation by anyone other than the Shadows Community Homeowners Association.**

**Please remember, these restrictions were created by the Association to preserve, protect and enhance our community.**





You are invited!

**COME TOUR**



**HAVE LUNCH**



**ENJOY LIVE ENTERTAINMENT**

Call to make your reservation today.

Ask about entertainment times scheduled.

Host a small group at our community—inquire for details.

We are excited to be your neighbor and look forward to seeing you!

For more information, please call 225.706.0037

3130 Jones Creek Road, Baton Rouge, LA 70816  
gardenview.org



## A Heartfelt Thanks

to the following residents who so graciously give of their time.

**Steve Maggio** who is always available for whatever job is needed to help the community. Thank you Steve!

To **Angelle Fontenot** who volunteers to do our Yard of the Month. Thank you Angelle!

To our newest volunteer and Angelle's father, **Tim Chenevert**, for keeping our marquees up to date. Thank you Tim!

To the **Gilberts** for overseeing our tennis courts. Thank you Debbie!

To **Ann Dartez** for starting up the Newcomers Committee. Thank you Ann!

## CONGRATULATIONS ANNA CLAIRE!



Runnels School senior Anna Claire Pousson was selected to receive the 2019 Daughters of the American Revolution Good Citizen Award at Runnels and went on to win honors in the organization's scholarship program.

As an award recipient, Pousson was eligible to enter the DAR Good Citizens scholarship contest, which required the submission of a timed essay on the issues facing the United States as it moves forward as a nation.

"My essay focused on the problem of modern Americans losing sight of the nation's core values that are included in the Constitution, such as equality for all," Pousson said.

Her essay won the Baton Rouge chapter contest and went on to capture first place in the South Central District. At a ceremony March 18, she was presented with a small scholarship and a certificate of achievement.

A violinist with the Runnels Orchestra since fourth grade, Pousson has been awarded a music scholarship to the University of Louisiana at Lafayette, where she plans to major in political science with a concentration in pre-law.

A Runnels student since preschool days, Pousson is the daughter of Christine and Marty Pousson. Marty is our Board Secretary!

## WE WANT TO HEAR FROM YOU!

If you have special news, know something exciting or just want to mention someone that did a good deed, please let us know. This is your newsletter and we welcome your comments and suggestions. Please send them to [shadlake@yahoo.com](mailto:shadlake@yahoo.com). We may include them in our next newsletter.

## **AROUND THE CORNER...**



### **PET OWNERS**



Once again we are receiving complaints about loose dogs that are chasing walkers and dogs that are leaving their calling card in other peoples yards. Not only is this annoying but it is illegal. There is a EBRP Pet Regulation. The property owners have the right to contact the EBRSO to file a complaint which could result in a fine. The regulation is below...

**“Dogs must be confined at all times either in the owner’s home or fenced yard or on a leash no longer than 6-feet. You must provide proper food, water, shelter and veterinary care for your dog. All dogs must wear a collar and license tag. If your dog becomes a nuisance, you may be fined. Examples of a nuisance would be running at large, attacking other people or animals, chasing cars, making excessive noise, turning over garbage cans or damaging, soiling or defecating on property other than the owners.”**

There are more and more cameras in our neighborhood and if you are caught on camera, there may be consequences to your actions.

Please realize not everyone has dogs and no one wants to pick up after your dog!

### **A Five Year Master Plan**

The Board would like to work on a five year master plan for our neighborhood, but we need volunteers and additional input on where we want our neighborhood to be in five years. We are trying to plan for security, the levee, updating the street signs etc. We have noticed surrounding neighborhoods are doing some improvements that are very obvious and keeps their neighborhood looking new and fresh. If anyone has any ideas or would like to have a say in where we go as a neighborhood, please volunteer; we can use the help. Remember this is your neighborhood.

### **NEW PLAYGROUND EQUIPMENT**

We have finally come to an agreement with a company to install new playground equipment. Since the old equipment is not up to today’s standard, we will have to replace everything from the ground up. We intend to use the gravel under the old equipment to fill in spots on the trail. The new equipment will be in a new spot close to the old one because it is easier to start from scratch.

The installation is scheduled for June. Hopefully the kids will get to enjoy it soon!





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515 Court St, Port Allen, LA

Store Hours:

Tuesday – Friday 9-6

Saturday 9-4

Closed Sunday and Monday



## Did You Know...

That our broken trail sign was painted and repaired **by a board member**?

That the gazebo in the park was painted in the blistering heat **by a board member**?

That a hand rail was installed to make our trails more safe **by a board member**?

That Easter & Halloween parties in the past were held **by board members** because no one volunteered and all expenses are covered by the HOA!

That the Christmas decorations for the entrances was created and installed **by a board member**?

That the broken sign by lake 2 was repaired and painted **by a board member**?

That the broken lights on the boulevards were replaced **by a board member**?

That the overgrown grass in our lakes was sprayed several times **by a board member**?

As you can see, our board members go above and beyond for all residents in an attempt to keep costs down. We are in desperate need of volunteers. Five board members cannot handle everything. If we have to hire a management company to take over, we will have to raise dues considerably. Please consider offering to help, you don't have to be on the board, just consider an hour or two of your time when needed.

**If anyone is interested in helping, please email [shadlake@yahoo.com](mailto:shadlake@yahoo.com)**

## Safety Concerns

The board has been communicating with the Sheriff's Dept. about different types of crime prevention. They have shown us cameras/license readers that are currently being used in Shenandoah as one option. If there is a crime, the Sheriff's dept. comes out and pulls the video. Homeowners do not need be involved. While this is one option, it is costly.

While we are all concerned with safety, it is up to each of us to protect our own property. There are ways into our subdivisions without using a car, such as the levees. Thieves are often dropped off, walk into the subdivision, then picked up outside the subdivision. There is no perfect solution. We suggest getting your own cameras and security system to meet your individual needs. No one can truly protect your property except you.

## Our Last Newsletter

This will be our last newsletter. A board member has produced our newsletter for several years and is no longer able to do it. If no one steps forward to volunteer, there won't be any more newsletters. It has been a way to keep everyone informed of what is happening in the neighborhood, good and bad. It is important to every subdivision, but without a volunteer, it will be no more.

If you are interested in helping, please contact us at [shadlake@yahoo.com](mailto:shadlake@yahoo.com).

## SCHA 2019 BUDGET

### INCOME:

Budgeted Income	
\$	114,000.00

### EXPENSES:

Maintenance	
Grounds	\$ 40,000.00
Landscaping	\$ 4,500.00
Lakes	\$ 4,500.00
Levee	\$ 1,000.00
Tennis Court	\$ 300.00
Park	\$ 250.00
Walking Trails	\$ 800.00
Boulevard Decorations	\$ 400.00
Signs	\$ 250.00
<b>Total Maintenance</b>	<b>\$ 52,000.00</b>

Utilities	
Electricity	\$ 9,000.00
Water	\$ 1,200.00
<b>Total Utilities</b>	<b>\$ 10,200.00</b>

Administration	
Liability Insurance	\$ 5,800.00
Professional / Legal Fees	\$ 4,970.00
Accounting Fees	\$ 3,800.00
Directors & Officers' Insurance	\$ 3,300.00
Property Tax	\$ 350.00
Office Supplies	\$ 250.00
Postage	\$ 1,000.00
Printing	\$ 2,500.00
Security	\$ 6,000.00
Web Site	\$ 500.00
Bank Fees	\$ 125.00
P.O. Box Fee	\$ 180.00
<b>Total Administration</b>	<b>\$ 28,775.00</b>

Committees	
Christmas	\$ 225.00
Easter	\$ 500.00
Halloween	\$ 300.00
<b>Total Committee Expenses</b>	<b>\$ 1,025.00</b>

Reserves	
Master Plan	\$ 10,000.00
Contingency	\$ 10,000.00
Tree Removal	\$ 2,000.00
<b>Total Reserve</b>	<b>\$ 22,000.00</b>

<b>TOTAL EXPENSES:</b>	<b>\$ 114,000.00</b>
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## REAL ESTATE NEWS!

W. Purple Martin



Shadow Hill



*Selling your home for the most money possible, in the shortest amount of time, and with the least amount of hassle is my #1 priority. Call me, your neighborhood realtor, for a no-obligation market analysis of what your home would actually sell for in today's market. If you know anyone who may be interested, or if you're thinking of buying or selling, give me a call at (225) 229-3327 or email me at [lynellfredericrealtor@gmail.com](mailto:lynellfredericrealtor@gmail.com). You can also visit my website at [www.lynell.jimtalbot.com](http://www.lynell.jimtalbot.com). Whatever your real estate needs, it would be my pleasure to be of service.*



Call me for details on these upcoming new listings!

- Oak Lane in Shadows at White Oak Subdivision
- Woodland Ridge Blvd. in Woodland Ridge Subdivision
- Harrells Lane in Shadows at White Oak Subdivision
- White Shadows in Shadows at White Oak Subdivision

Banana Oatmeal Cookies

2 ripe organic bananas.....1 C gluten free rolled oats

Mix bananas and oats well. Scoop about a Tablespoon of batter per cookie. Bake at 350 for 13-15 minutes or till slightly brown.

Short and Easy!!! Enjoy!



**JIM**  
**TALBOT**  
REAL ESTATE



*Shadows Community Homeowners Association*

*10985 N. Harrell's Ferry Rd.*

*Baton Rouge, LA 70816*

*Your Newsletter*  
*from the*  
*Shadows Community*  
*Homeowners Association*

