

# LAKE NEWS

Riverbend Lakes Quarterly Newsletter  
April 2003 Issue

<b>2003 Homeowners Association Board</b>	
President	
<b>Dan Day</b>	<b>763-9207</b>
Vice President	
<b>Juli Jenkins</b>	<b>766-5710</b>
Treasurer	
<b>Ernie Hill</b>	<b>766-5912</b>
Secretary	
<b>John Pardue</b>	<b>761-1916</b>

## Board Meetings

The 2003 Riverbend Lakes Homeowners Association (RLHA) has been meeting monthly to address the concerns presented by our homeowners. We are working toward solutions to these concerns in effort to make the neighborhood a desirable place to live and entertain family and friends. Thank you to all the Board members and their families for their time, assistance, and dedication to our issues. It is appreciated!!!

## Brightside Development

The 10 acres of woods adjacent to Heatherstone is for sale and now has a new rezoning notice on it. The potential developer wants to rezone the property from townhouses (11.5 per acre) to multi-family A3.2 (17.4 per acre) and that rezoning classification would permit additional apartments. Efforts are being put forth to try to defeat the rezoning request and keep the density of the development at 11.5 per acre and perhaps some of the green space could be preserved. **On April 28<sup>th</sup>, the P&Z meeting will be held on this issue.** Remember, this will also affect you even though you aren't living next door to it. We must join together as concerned residents presently living in the area working to protect our property values. If you are able to attend the meetings feel free to do so. Attendance can speak volumes in opposition to a proposal that our elected officials are considering.

In addition, here is a link to an article from the Business Report regarding the actions of the P&Z Commission and Metro Council on rezoning issues. You should find it interesting.

[http://www.businessreport.com/pub/21\\_15/verma/3292-1.html/](http://www.businessreport.com/pub/21_15/verma/3292-1.html/)

## Notes from the Treasurer

Dues collection for 2003 began in January. Our treasurer has been sending out letters to all current lot and home owners. Assessments and operating the budget requires all lot owners in 1<sup>st</sup>, 2<sup>nd</sup> & 4<sup>th</sup> filing per the **Acts & Restrictions of Riverbend Lakes** section 6.1 **to pay \$75**. This amount was proposed and agreed upon at the Annual meeting held last November.

All 2003 payments **were due January 31st**.

Please make checks payable to:  
**Riverbend Lakes Homeowners Association**

Send/drop payments to:  
**Ernie Hill**  
**5811 Riverbend Lakes**  
**Baton Rouge, LA 70820**



*Please see last page for invoice slip to submit with dues payment.*

## Where your dues go . . .

**Security in our area.** The Board recently voted to increase the patrolman's hours given the amount of construction our area and current events in BR area.

**Social events** enjoyed by our children and adults throughout the year.

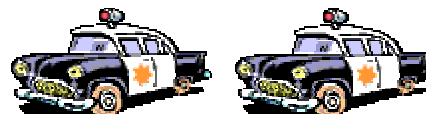
**Newsletter publication and Website hosting**

**Entrance Gates Upkeep**

**Landscaping** is budgeted & being reviewed for 2003 dues allocations

**Annual Meeting and Much More. . . . .**

Thanks to those homeowners who have paid dues in a timely fashion. We now request all remaining homeowners do so immediately.



### **Note from the Editors:**

Feel free to provide your comments, contributions, and suggestions to make our newsletter better via email: [julindavid@cox.net](mailto:julindavid@cox.net) or call 766-5710. (no calls after 8PM please - do not want to wake the baby)

# Calendar of upcoming events

## April-

4/9 - Board Mtg 7:30 pm (Jenkins Home)  
4/13 - Easter in the Park 2- 5PM

## May-

5/14 - Board Mtg 7:30 pm (Jenkins Home)

## June-

6/11 - Board Mtg 7:30 pm (Jenkins Home)

## July-

7/9 - Board Mtg 7:30 pm (Jenkins Home)



Mark your calendars and we look forward to seeing you there.

## Past Due Thank You

Special thanks to Mark Modicut for coordinating the Santa visit to RBL in December. I overlooked this important contribution that should be recognized as many of our homeowners' children enjoyed the activity for another year in the area.

*We truly appreciate everything you did to make it work this past year.*

## Board Meeting Topics for April 9, 2003

- Review of 2003 Dues status
- *Property Liens -for failure to pay 2002 dues*
- Negotiations with Hartley Vey on Common Area
- Needed road repairs - status with DPW
- Architectural Control Issues
- Drainage Concerns of New Property Owners
- Landscaping Proposals for Entrances
- Easter Egg Hunt Activity Update

***Please join us - your input is important!***  
***Meetings are the 2nd Wednesday of every month***  
***They will be held at 7:30PM***  
***at Jenkins residence: 6041 Hope Estate Drive***



## Need-a-Stork?

New addition arrived? Let us share the news with the neighbors. Our adorable stork is available. Please contact Troy & Cathy Sicard at 769-8774. They will deliver the stork to your yard.

## Easter in our Park

We have outdone ourselves to make this year's activities even better for everyone to enjoy. You may have been contacted by a committee member to assist us in some way to make this day a success for all of our children. You should have seen a pink flyer on your mailbox for the CAKE Walk planned. If you can help out by donating one of your special treats for that day it will be greatly appreciated. It will mean we have more winners.

## What you can Expect

### Egg Hunt begins promptly at 2PM

Peter Cottontail and his volunteers are planning to drop eggs for kids of all ages. Bring baskets. **Peter Cottontail will be there.**

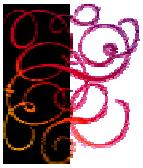
Please bring your cameras.

We will have other **age appropriate activities** planned in various parts of the park. These activities include: Drinks being provided. Back by popular demand - **Face Painting and the Balloon Artist, Cake Walk, Relay Races, Parachute games, and much much more** will be available for all the children in the park that day. Please bring your chairs or blankets if you wish to sit on the grass that day. This function is one of the many benefits offered to our homeowners that your association dues helps to fund. Therefore, those residents who have paid their dues are welcome to attend and others are encouraged to bring your dues of \$75 made payable to Riverbend Lakes Homeowners Association to the park that day to participate and enjoy the activities with your children. Happy Easter and welcome spring time. We hope that you and your family will join us in the BREC park. (things you will need at the park that day have been underlined for you)



## Pet Courtesy

We have taken several complaints on some of the pets and the lack of upkeep of those pets in our area. We will request that you adhere to the standards set forth by Animal Control. A pet's fecal material should not be offensive in odor or sight to someone in close proximity. We respectfully request that everyone care for their pet's surroundings and extend courteous to your neighbors by handling these matters in a timely fashion. We greatly appreciate your help in this matter.



# Riverbend Lakes

## WEB SITE NEWS

Our web site address is:

<http://www.riverbendlakes.org>

*Look for current updates online.*

## RLHA Web Site Update

The limited directory is available on-line, but it is password protected and should be used by our residents only. The site will allow you to sort the information by one of the following: lot number, street name, or last name. The information includes your last name, first names of you and your spouse if applicable, phone number, lot number, street address, and email address.

**username:** \*

**password:** \*

This is required to access this section of the web site.

***We are always working to keep this updated and your help is greatly appreciated. There are many new residents and we would like your information to be included in our directory.***

## What's new Online

### Within the Directory Section:

It has been enhanced to show the residence annual dues status by lot owner as of the date of this update to our web site. We encourage you to review the list and if you have any questions please contact our Treasurer, Ernie Hill, immediately.

The colored map of our area with the current development has been revised and posted as well. The number of remaining lots in our area decreases on a weekly basis. This is a desirable place to live and has enjoyed healthy development over the past year.

**Please remember this site has been designed for personal use of the residents of Riverbend Lakes.**

## Security Update

As spring quickly approaches and you plan trips out of town, be reminded that you can contact Todd at 761-1641 to have the patrolman pay close attention to your home while you are away. Call Todd prior to your departure and give him basic information such as the dates you will be gone and your address. Let us know if there will be anyone stopping by or if any cars should be ruled as suspicious and the officer should investigate. This will allow you to enjoy your vacation a little more. In addition, we hope you and your family have seen our patrolman going through the area randomly and you feel comfortable to pull him over to report anything you feel is out of the ordinary.



## Restriction Highlights

Our goal is an aesthetically pleasing neighborhood with property values being retained by all who live here. This means that we need to revisit and insure that we all adhere to our subdivision restrictions. If you have an issue or need a copy of the restrictions please visit our web site. Call Dan, RLHA President, to discuss questions or concerns you may have.

### Per Article 3.12- Fences

All fencing material must be wood, brick, stucco, or wrought iron, unless otherwise approved by the Council. This article includes materials used to construct fences for dogs or other pets. Fencing using any other materials will require board approval prior to installation.

### Per Article 3.2- Improvements

No resident, building, fence, wall, or structure shall be erected nor changed or altered in any kind until the plans and specs reflecting the kind, shape, height, materials, floor plan, elevations, exterior color schemes, etc. . . have been submitted and approved in writing by a majority vote of the Council.

### Per Article 3.22- Mailboxes

All mailboxes must be of the same design, material, and paint color. See contact information on back page of this newsletter.

**Special Note:** For Architectural Control matters please contact Franciso Guidel. The committee meets only once per month and all items for review need to be submitted by the 1st Wednesday of the month or they will be reviewed the following month.



April  
2003

### Note from the Editors:

Feel free to provide your comments, contributions and suggestions to make our newsletter better via email: [julindavid@cox.net](mailto:julindavid@cox.net) or call 766-5710. (no calls after 8PM please - do not want to wake the baby)



# Riverbend Lakes

## Cable Update

We have been vigilant on the follow up of having cable access to those residents in the new section of the 4th filing. It is now our understanding that it has been added to the master plan and the cable equipment should be installed in that area in the very near future if it is not already.

Thanks to those members of the board who assisted in this matter and to the residents that brought it to our attention. Hope you are enjoying it sooner than later.

## Road Repairs

Special thanks to Robert Bond who contacted DPW to get some of the much needed road repairs in our area. We are still working to find a solution to the problems on Twelve Oaks with the deep swells in the road. Given so much construction at this time there has been hesitation on a permanent fix in this area. Please know that we are working to address it and will continue to work toward a workable solution. Our appreciation also goes out the residents that brought this matter to our attention.

## BOARD REFERENCE

All Board Members and others are volunteers, not paid employees of the Association. When you contact these residents, please remember they are volunteering their time to serve Riverbend Lakes residents.

### 2003 Homeowners Association Board:

President	<b>Dan Day</b>	<b>763-9207</b>
Vice President	<b>Juli Jenkins</b>	<b>766-5710</b>
Treasurer	<b>Ernie Hill</b>	<b>766-5912</b>
Secretary	<b>John Pardue</b>	<b>761-1916</b>
Other Members	<b>Robert Bond</b>	<b>761-2836</b>
	<b>Kay Callander</b>	<b>767-7087</b>
	<b>Steve Farho</b>	<b>819-8989</b>

### Committees:

Arch Control	<b>Francisco Gudiel</b>	<b>769-6269</b>
Security	<b>Todd Scioneaux</b>	<b>761-1641</b>
Security Back up	<b>Joey Nolan</b>	<b>769-2460</b>
Web Site	<b>David Jenkins</b>	<b>766-5710</b>
Newsletter	<b>Juli Jenkins</b>	<b>766-5710</b>
Need-A-Stork	<b>Troy Sicard</b>	<b>769-8774</b>

### Block Chairpersons:

	<b>Kelli Day</b>	<b>763-9207</b>
<i>New</i>	<b>Meredith Moe</b>	<b>761-4064</b>
<i>positions to</i>	<b>Debbie Scott</b>	<b>763-6290</b>
<i>welcome our</i>	<b>Patrick Goldsmith</b>	<b>766-0330</b>
<i>newcomers</i>	<b>Kay Callander</b>	<b>767-7087</b>



## New to the Neighborhood?

If you are new to the area and need a copy of the welcome package from your Home Owners Association, please contact Kay Callander at 767-7087 or visit our web site for more information. Valuable information and coupons inside!



## OTHER NUMBERS

### Local contacts you may find useful:

Fire, Rescue	<b>911 Emergency</b>
Police	<b>389-3831</b>
Animal Control	<b>774-7700</b>
Poison Control	<b>1-800-256-9822</b>
Call before you Dig	<b>1-800-272-3020</b>
Entergy	<b>1-800-368-3749</b>
BellSouth	<b>1-557-6111 residential</b>
Waste Management	<b>389-3254</b>
Parish Water	<b>925-2011</b>
Cox Cable	<b>1-800-794-2635</b>
Streetlight Repairs	<b>389-3246</b>
Integrity Mailboxes	<b>763-9400</b>

## 2003 RIVERBEND LAKES HOME OWNERS DUES INVOICE

Annual dues for 2003 assessments and operating budget requires all lot owners in 1<sup>st</sup>, 2<sup>nd</sup>& 4<sup>th</sup> filing per the **Acts & Restrictions of Riverbend Lakes** section 6.1 **to pay \$75**. All payments **were due by Jan 31st**. If you have paid your dues we thank you and others are encouraged to do so promptly. Please make checks payable to: **Riverbend Lakes Home Owners Association**

Name: \_\_\_\_\_ Phone Number: \_\_\_\_\_

Address: \_\_\_\_\_ Lot Number: \_\_\_\_\_

Email Address: \_\_\_\_\_

Send/drop payments to: **Ernie Hill 5811 Riverbend Lakes Baton Rouge, LA 70820**

