



The Eden Islander

THE OFFICIAL "EDEN ISLES NEWSLETTER"

EDEN ISLES SPRING 2015

P.O. BOX 2746 • SLIDELL, LA 70459

2015 GENERAL MEMBERSHIP MEETING DATES

GENERAL MEMBERSHIP MEETING

Tuesday, March 10, 2015
7:00 PM

Tammany Yacht Club

**GUEST SPEAKER:
LOU SANDOZ**

St. Tammany Levee, Drainage,
and Conservation District Commissioner

2015 EVENTS

- PMYC Annual St. Patrick's Day Boat Parade - TBD
- Eden Isles Spring Garage Sale - April 25, 2015 7am - 1pm
- Eden Isles Annual Crawfish Boil - May 16, 2015 2pm - 6pm
- Eden Isles Annual Luau - August 8, 2015
- Eden Isles Annual Children's Event - TBD
- Night Out Against Crime - TBD
- Eden Isles Fall Garage Sale - TBD
- EIHOA Christmas Party & General Membership Meeting - TBD
- PMYC Annual Christmas Boat Parade - TBD

New Events Coming in Future Issues!!

ADVERTISING RATES

1/8 PAGE	\$40.00
1/4 PAGE	\$60.00
1/2 PAGE	\$100.00
FULL PAGE	\$150.00
BACK COVER	\$200.00

Sharon Jenkins Smith - Editor
985-288-5095 • sjsmith511@aol.com

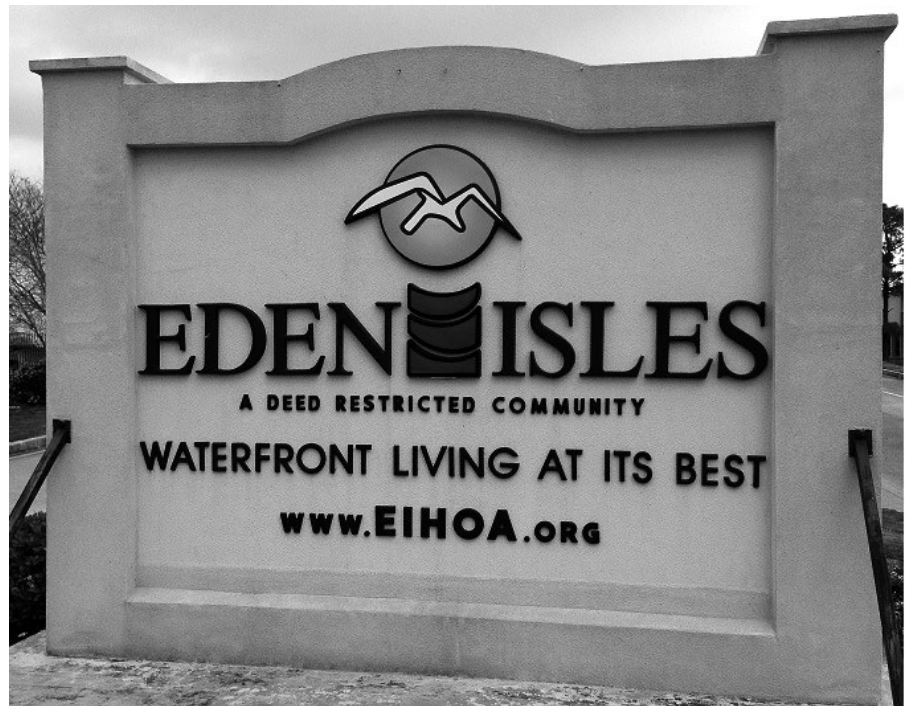
RECIPE FOR A GREAT COMMUNITY

1. A dedicated group of HOA Board of Directors ready to try new things. - CHECK!

2. Committee Chairpersons ready to turn ideas into reality. - CHECK!

3. Residents ready to share ideas, roll-up their sleeves, and get involved.

- All That's Missing is YOU!!! See Roster Inside to get Involved! One call to any board or committee member is all it takes!



Join the Homeowner's Association to **Keep Eden Isles Waterfront Living "the" Best!**

VISIT WWW.EIHOA.ORG

www.facebook.com/EdenIslesHomeownersAssociation

President's Message

Hello neighbors!

Welcome to 2015! Spring is on its way, and I hope this newsletter finds each of you in good health. Allow me to introduce myself, I am DeWayne Smith, the newly-elected president of our HOA.

At the last general membership meeting of 2014, a new HOA board was elected to manage the business of our wonderful subdivision. Please join me in congratulating the members of our newly elected Board of Directors:

President: DeWayne H. Smith

Vice President: Shirley Ezell Frey

Secretary: Catherine Hammel

Treasurer: Jerry Williams:

Board Members: Jerri Candebat, Deb Horrocks, Sherri Rogers, Renee Clear, and Diane Bias

I'd like to welcome both new and returning board members and I want you to know that your support is greatly appreciated. Though our board works hard on behalf of our community, we rely on our residents to really make our community work. So if you have any interest in working with us to improve the experience of living in Eden Isles we'd love to have you! Getting involved is as simple as contacting one of the board or committee members listed on the roster contained in this newsletter and on the EIHOA.org website. We continually need volunteers and new ideas so please don't let the lack of a committee dedicated to your area of expertise or uncertainty about what you can contribute discourage you from becoming involved. Your very participation will bring something wonderful and new to our island paradise! For the record, the best way to reach me is email.

As your newly-elected HOA President, I would like to tell you a bit about myself. My family and I are transplants to the area. I'm from Kentucky, and my wife Sharon, (who edits this newsletter) is from Missouri. We have four sons and a daughter ranging in age from 3-25, and I am a 26 year career (Active Army) retired veteran. My stateside assignments spanned bases from Fort Polk, LA to Fort Riley, KS with several overseas assignments to places like Panama and Korea. I have completed multiple combat deployments including *Operation Just Cause*, *Operation Desert Storm*, *Operation Enduring Freedom*, and *Operation Iraqi Freedom*. So how did we end up here? In actuality, in 2009 following my return from Iraq I requested an assignment in Louisiana as my last duty assignment before retirement because I had fallen in love with the area while stationed at Fort Polk. In answer to my request, I was assigned as the Medical Non-Commissioned Officer in Charge (NCOIC) at The New Orleans Military Entrance Processing Station (MEPS) at the Naval Air Station Joint Reserve Base at Belle Chasse.

Since my family moved here in 2009, several presidents have led our HOA in many different directions. From the social aspect over to the political objectives of our organization's Mission Statement, each one has determined and accomplished their own specific goals with great resolve. I hope to do the same during my tenure as president. My goal for our HOA in 2015 is to increase our membership and to positively impact member participation in EIHOA/neighborhood events within our community. There are a little less than 1200 homes within our community and currently only about 400 are members of the HOA. Though that number continues to grow, considering the HOA works in the best interest of every household in our community I am not sure why our membership is so low relative to the number of households, but I hope to learn why this is the case. It is my goal to learn from you, the residents of Eden Isles, what exactly it is that you need or want from your HOA! To that end, our HOA board is working on a survey that we hope to utilize as we meet with many of you in our attempt to better understand how we can serve our community better. I would consider 2015 a successful year for our HOA if at least another 100 households make the decision to join the HOA this year. The \$10/month joining the HOA costs each household is truly one of the very best investments any family living in Eden Isles will make this year!

I want to find out what it will take to get your household to join the EIHOA if you haven't already. If you are a member, I want to learn what would make your household become more involved in our community. Please feel free to contact us, your HOA board of directors, and let us know how we can be of better service to you. I want that the most.

Sincerely,
DeWayne H. Smith
EIHOA President



EDEN ISLES HOMEOWNERS ASSOCIATION

GENERAL MEMBERSHIP MEETING • DECEMBER 9, 2014

The meeting was called to order by Lou Sandoz.

1. The membership said the Pledge of Allegiance.
2. Lou Sandoz introduced a special guest, Maci Walgamotte . Maci and her mother, Belinda Walgamotte, were in attendance so that Maci could observe how EIHOA conducted the General Membership Meeting as a part of Maci's civics service for school. Maci must perform ten hours of civic service every nine weeks. Maci is a student at Slidell High School.
3. The September 2014, General Membership Meeting minutes were published in the December 2014, Eden Islander newsletter. A motion was made, seconded, and passed to accept the minutes as published.
4. Ken Lanata presented the financial report for the period of January 1, 2014 thru December 9, 2014. Total inflow was \$68,630.00 and total outflow was \$63,439.00. Balance in Chase checking account is \$5,191.00; balance in Chase savings account is \$44,898.00. Total in Architectural Committee Chase savings account is \$1,952.00. Total of cash on hand is \$52,041.00. A detailed breakdown is published in the December 2014, Eden Islander newsletter.
5. Ken presented the 2015 EIHOA Annual Budget detailing the estimated 2015 Income. Ken showed a breakdown of the 2014 Actual Spending and the 2014 Budgeted Amounts. Total estimated 2015 estimated income is \$63,650.00 and 2015 Budgeted amounts for spending is \$63,650.00, with no expected surplus at the end of 2015. A motion is made, seconded, and passed to accept the 2014 Financial Report, and the 2015 EIHOA Annual Budget as proposed.
6. Tom Thompson presented a report on the status of resolving the problem of commercial crab traps being placed in Eden Isles subdivision canals. Tom reports that State Representative Greg Cromer asked for and received a ruling from the State of Louisiana regarding removal of the crab traps by the enforcement division of Louisiana Wildlife and Fisheries. The ruling was that the Eden Isles canals are not considered by the State to be navigable waterways; therefore, Louisiana Wildlife and Fisheries will not enforce removal of the crab traps. A proposal was made to ask St. Tammany Parish Sheriff's Office to enforce removal as the crab traps are being placed on private property.
7. Lou Sandoz informed the General Membership that, due to his appointment to the North Shore Levee Board, he has resigned as President of EIHOA.
8. Lou presented Certificates of Recognition to EIHOA Committee Heads, and EIHOA Board members.
9. Paul Titus informed the General Membership that the 2015 contract for landscaping and tree trimming by Cornerstone is \$29,200.00.
10. Lou Sandoz informed the General Membership that Tom Thompson would now head up the East St. Tammany Storm Protection Committee. Lou has resigned from that committee due to his appointment to the North Shore Levee Board. The North Shore Levee Board meetings are held at the Koop Drive Parish Office Building in Mandeville and the public is encouraged to attend.
11. Nominees for the 2015 EIHOA Board, as published in the newsletter, were Diane Bias and Gerald Williams. Nominations from the floor were seconded and approved for Sherry Rogers, Deb Horrocks, Jerri Candebat, and Renee Clear. A vote was held and all nominees were voted in for the 2015 EIHOA Board. This brings the EIHOA Board up to its full nine membership.
12. The General Membership was asked to suggest themes and/or speakers for the next General Membership meeting. Suggestions from the floor included a Commissioner from the North Shore Levee Board, and/or speaker from the East St. Tammany Storm Protection Committee.
13. 50/50 was awarded, as well as door prizes.
14. Motion is made to adjourn meeting. Motion seconded, and passed.

The meeting adjourned, and a Christmas Social for the membership commenced.





FINANCIAL REPORT

February 28, 2015



INFLOW		
\$	3,441	Carried over from 2013
\$	5,000	Transferred from savings for cash flow
\$	5,640	Rec'd in dues
\$	1,592	Progressive Waste - Beautification
\$	15,673	Total Inflow
OUTFLOW		
\$	4,825	Parks/Grounds maintenance
\$	1,300	Newsletter - Printing & Delivery
\$	448	Security Cameras
\$	80	Mini storage rental
\$	130	Utilities
\$	45	Misc. - Post Office, bank charges, Door prizes, Sec. of state etc.
\$	6,828	
SUMMARY		
\$	15,673	Year to date Income
\$	6,828	Year to date Expenses
\$	8,845	Chase Checking Balance



ROAD WORK AHEAD

The St. Tammany Department of Public Works will be working on Eden Isles Blvd and Windward Passage during the month of March 2015. These roadways will be milled and overlaid during this time. If you live or have other reasons to park on either of these streets while this work is being completed, the Department of Public Works has asked that you park on residential driveways instead in order to leave the streets (and shoulders) clear for this work to be completed. This project is only expected to take a couple of weeks to complete and should be finished by the end of March 2015.



2015 EIHOA ROSTER



2015 Roster - email the Homeowners Association at eihoa@datakik.com

Eden Isles Homeowners' Association, Inc. P.O. Box 2746 Slidell, LA 70459			
DeWayne Smith	President	985-288-5095 (h) 785-320-0415 (c)	smithdew1962@hotmail.com
Shirley Ezell Frey	Vice President	504-491-6874 / 985-661-3826 (w)	sezell@TMLS.textron.com
Catherine Hammel	Secretary	504-295-8158	wuffiepuppy97@aol.com
Jerry Williams	Treasurer	504-453-9757	jawsdds200@aol.com
Jerri Candebat	Board Member	504-343-1624	jerricandebat@att.net
Deb Horrocks	Board Member	405-326-7444	dmhorrocks@aol.com
Sherri Rogers	Board Member	504-275-9259	ScoobyLu38@yahoo.com
Renee Clear	Board Member	985-259-0911	reneeclear@aol.com
Diane Bias	Board Member	985-788-3477	D_Bias@bellsouth.net

/// EIHOA Architectural Committee ///

Lou Sandoz	Chairman	504-621-8045	louissandoz@charter.net
Fred Thoede	Voting Member	504-874-0657	KarenAnn5775@aol.com
Lucie Titus	Code Enforcement	985-649-6678	
Paul Titus	Code Enforcement	985-649-6678	pstjr@bellsouth.net
Raymond Frey	Consulting Member	504-444-6612	RaymondFrey@ymail.com
Bill Cross	Consulting Member		

/// EIHOA Committee Chairmen ///

Denise Berthelot	Special Events	985-641-1727	berthelotjd@att.net
Fred Thoede	Decorations - Signage	504-874-0657 / 985-641-9635	KarenAnn5775@aol.com
~	~		
Paul Titus	Green Space	985-649-6678	pstjr@bellsouth.net
Jerri Candebat	Night Out Against Crime	985-639-1624	candebatt@bellsouth.net
Sharon Jenkins Smith	Newsletter / Facebook	985-288-5095 / 314-496-3334	Sjsmith511@aol.com
~	~		
Lee Longstreet	Website	504-283-4706	Lee@datakik.com
Cindy Franatovich	Security	985-201-7383	Cindy.Franatovich@sbpsb.org

/// Southeast St. Tammany Flood Protection Committee /// (formerly Eden Isles FPC)

Pat Fitzpatrick			
Dennis Strecker			
Tom Thompson			



The Eden Isles Community Spring Garage, Yard, and Estate Sale

Spring is fast approaching and as the days get longer what better time to get rid of some clutter by way of our Spring neighborhood garage sale?! Last fall over 50 households participated and sold items ranging from back yard swing sets to Saints Football wreaths! The neighborhood was packed with bargain hunters from surrounding neighborhoods as well as surrounding states, all of whom came to see what treasures they could find. Residents didn't just sell items they no longer wanted; many sold crafts they had created and some of our youngest Eden Islanders were smart enough to capitalize on all the additional traffic by setting up their very professional Lemonade Stand!

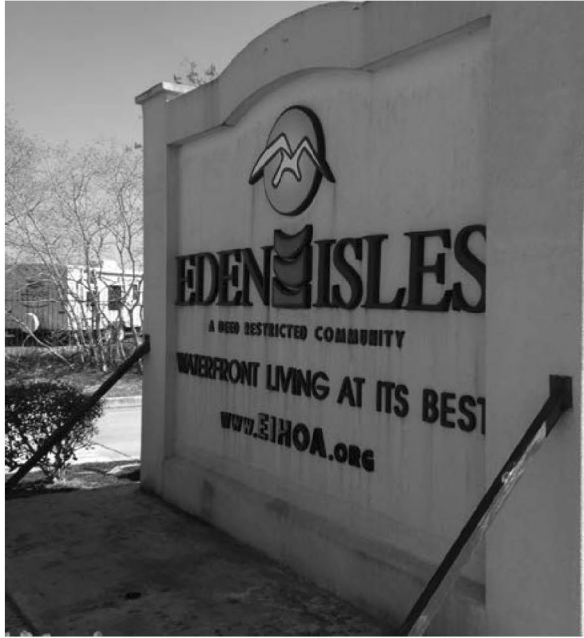
The Eden Isles Community Spring Garage, Yard and Estate Sale is currently scheduled for Saturday, April 25, 2015.

The Homeowner's Association will be placing ads in the Times-Picayune on Thursday, Friday, and Saturday the week of the event. The ad will include the street names of those households that sign up in advance. Additionally, signs will be placed at both entrances of Eden Isles publicizing the event for one week prior to the scheduled date.

To have your street included in the advertisements for this event please contact DeWayne Smith by email @ smithdew1962@Hotmail.com no later than April 15, 2015. Announcements will also be posted on Facebook and on Craigslist, and for inclusion of your street in these advertisements, you must contact DeWayne Smith by April 23, 2015. Please put "*Eden Isles Community Fall Garage, Yard, and Estate Sale*" in your email heading.

First Impressions Matter!

If you've been paying attention, you might have noticed that the entrances to our island paradise have recently received a facelift!



Before



After

After the Decorations/Signage committee had received several bids to do the work, each of which estimated costs totaling several hundreds of dollars, the rehabilitation of our entrance signs was completed free of charge thanks to the generous donation of labor, time, and materials provided by one of our own neighbors! ***MB Painting and Maintenance Services, llc*** refreshed the signs and is owned by our new HOA board member Diane Bias and her husband Wil Bias. As we all know, first impressions really do matter; so please join me in thanking our neighbors Wil and Diane Bias for helping our community to once again make a great first impression!!!





Derrek

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Progressive

Waste Solutions

Why doesn't Eden Isles have just one garbage collector instead of several? All those heavy trucks can't be good for our streets...

Eden Isles is unincorporated and therefore falls outside of the Slidell municipality jurisdiction. Residents living in unincorporated areas of St. Tammany (such as Eden Isles) are allowed to choose their own garbage service.

Originally Waste Management was the only garbage company servicing Eden Isles, then in 2003 Progressive Waste Solutions (formally Coastal Waste Services) began offering garbage service. As an incentive to increase their client list, Progressive Waste Solutions agreed to contribute money to Eden Isles' Greenforce. The amount they contribute depends on the number of homes they service.

The Homeowners Association has no authority to dictate which service you choose or how many companies operate in Eden Isles, however, the association does endorse Progressive Waste Solutions and request you use their service for two reasons:

1. Progressive Waste Solutions provides needed funds to help maintain our park grounds.
2. Reducing the number of garbage collectors in Eden Isles will help maintain our streets.

DID YOU KNOW...?

- Eden Isles board members commit to a two year term of service and volunteer their time.

Board meetings are held at the homes of board members and are open to any HOA member. If you would like to bring any suggestions, concerns, or ideas to the board's attention, simply reach out to any board member via the contact information found in the roster enclosed in this newsletter and request some time during an upcoming board meeting. The HOA board meets monthly, typically on the first Monday of the calendar month.

- Making changes in our community in most cases is as simple as making a suggestion to any board member and watching it be implemented if it is feasible to do within the by-laws of our covenants. In some cases, if it involves finances greater than \$500 or requires a change to our by-laws the suggestion may require a vote of the general membership prior to implementation. This vote would then be taken during one of our quarterly membership meetings following which implementation and execution in most cases would happen shortly thereafter.

- Our current committees are always looking for residents (both owners AND renters) who are interested in getting involved and facilitating your involvement is as easy as making a phone call or sending an email to any one of our HOA board or committee chairs who are listed on the roster that can be found in this newsletter. ***Additionally, if the committee you'd like to chair or be a part of does not currently exist, creating it is definitely within the scope of possibilities!***

- MOST HOA-sponsored events within our community are open to all residents (including renters)!! These events are planned in the hope of creating a stronger community bond amongst all of our residents. The intent of these events is multifold:

- ➔ Giving something of personal value back to the households that are already members and allowing members of our HOA board the opportunity to network with them in the hope of learning how to better serve their needs.
- ➔ Meeting new residents with the goal of welcoming them into our community and ultimately hoping they will get involved and join our HOA.
- ➔ Allowing every resident of Eden Isles to get to know the people in our neighborhood thereby creating an island paradise that does not feel like a deserted island.

To this end, your HOA plans to bring you more opportunities to interact with your neighbors in 2015 and we would love it if some of you reached out to us to let us know what types of new events you'd like to see be added to our existing events which we assure you will be continued!

- Renters can join our HOA according to the rules set forth in our HOA by-laws. Knowing that many of our current homeowners found their way to our island paradise by way of rental properties and then decided to purchase their homes, we encourage any resident who is renting their home to join our HOA and really see what living in Eden Isles can be.

PLEASE PATRONIZE THOSE WHO SUPPORT OUR COMMUNITY

The **Eden Islander Newsletter** is the glue that holds our neighborhood together. Every household in Eden Isles subdivision receives this newsletter, members and non members. Without our advertisers, we would not be able to keep our newsletter alive. Please support our advertisers as your first choice and tell them you saw their ad in the Islander. If you read and enjoy the newsletter, please consider joining our association- \$10.00 a month is such a great bargain for maintaining the security cameras, having alerts posted at entrances of crimes in the area, organizing awesome social events, and keeping our entrances and green spaces beautiful.

Additionally, your HOA Board of Directors wants to remind you that Progressive Waste Solutions contributes money to the Eden Isles Beautification fund on a monthly basis for each household that utilize their waste removal services. These funds help maintain our community's green spaces and fewer large trucks on our roads help to keep our streets in good condition. Through October 31, 2014 Progressive contributed over \$6000 to our community based on the number of households using their services at that time. If you haven't already made the decision to do so, we encourage you to consider changing your waste removal service to Progressive Waste Solutions and help your neighbors who are already using this service to continue to improve our community!!

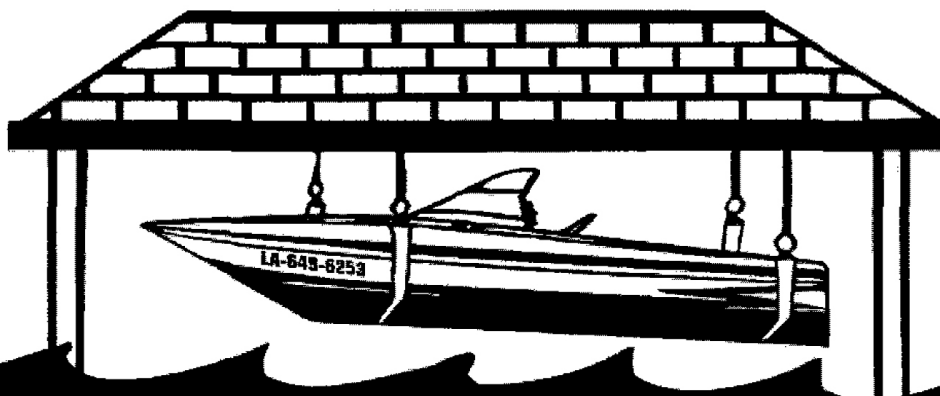
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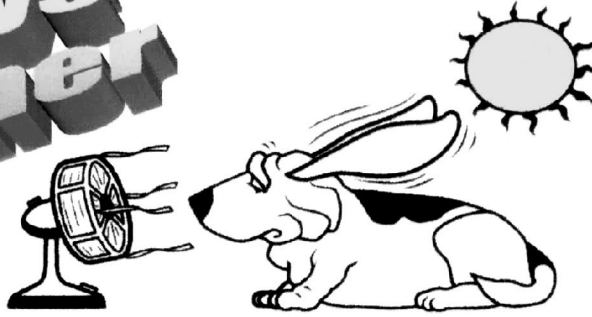
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Mon - Fri - (8:00 - 5:30)

Sat - (By Appt. Only)





I lived in Eden Isles, been on a past homeowner's association board, and still have a vested interest in your neighborhood.

I do believe it's waterfront living at its best and I will work hard at getting your home sold!

BUYING OR SELLING???

**LET ME SHOW YOU WHAT I CAN DO!
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Sincerely,
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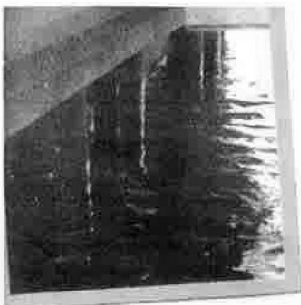
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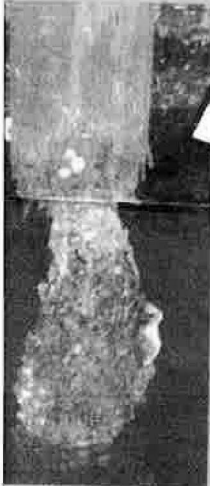
Bldg 1 at Exit 2631-10

Slidell, LA

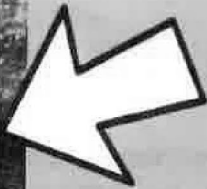


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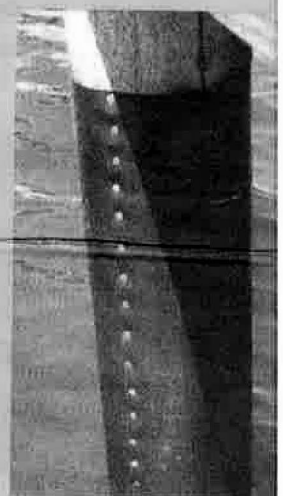


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EDEN ISLES

“Waterfront living at its best”

Why do we need a Homeowner Association?

- To collect and properly manage funds for maintaining the common grounds
- Maintain and improve the entrance and street signage
- Provide seasonal landscaping and decorations for the neighborhood entrances
- Publish the Eden Islander newsletter to keep everyone informed of pertinent neighborhood events
- Maintain a website to make finding important neighborhood information easier and to post time-sensitive news (ie. crime alerts, hurricane updates, etc.)
- To coordinate neighborhood civic activities and meetings (ex. Night Out for Crime, Neighborhood Garage Sale, etc.)
- To serve as a liaison on behalf of 1200 households when addressing our governing agencies
- Help maintain the peaceful coexistence of neighbors and protect/enhance property values via enforcement of Parish and the Eden Isles Covenants

Membership:

Membership is open to all property owners, residents and those wishing to support our community. Membership is the best opportunity available to you the help keep Eden Isles a great place to live. Kindly include the completed form when submitting your annual dues. Members are the first to be contacted when important issues arise.

Participation:

Volunteer homeowners make up our board of directors and committees. We continually need new volunteers to serve on our board of directors and committees. Please attend the quarterly homeowners meetings to keep up with the news and to volunteer.

Questions:

Visit www.eiho.org. You can send an e-mail from the link on the home page or call one of the board members listed under contacts. We thank you for considering Eden Isles your home and helping to make a great place to live for everyone.

Thank you for your support!

EDEN ISLES HOMEOWNERS ASSOCIATION

"Waterfront living at its best"

Annual dues \$120.00, due by March 31st each year

Homeowners Name/s: _____

Property Address: _____ Slidell, LA 70458

Mailing if different: _____

Home phone: _____ Cell phone: _____

E-mail address: _____

Do you wish your number listed in the directory – YES / NO If YES, please circle HOME or CELL
(For security reasons, we recommend listing your phone number so your neighbors can contact you if they see suspicious activity)

Would you like to serve on the board of Directors or on a committee – YES / NO

Please mail your annual dues to: **EIHOA P.O. Box 2746 Slidell, LA 70459 OR**

EIHOA Drop Box located on Eden Isle Dr. median at the I-10 entrance side

Thank you for your support!

Comments:

A note about dues:

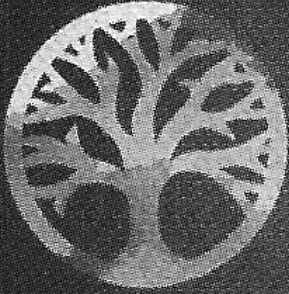
The parish does not maintain or fund the maintenance of the public spaces of our neighborhood, your homeowners association does!

Monies collected are used for: cutting the grass in all of the public green spaces throughout the neighborhood, lighting, maintaining and providing seasonally appropriate decorations for both main entrances, installation and maintaining street signs, managing the cost of repairs and utilities associated with the security cameras, planting and maintaining the landscaping, managing the costs of neighborhood publications (ex. The Eden Islander Newsletter/security alerts/posters), paying for postal service and postage, State fees regarding the entity of the association, water testing lab expenses, insurance and legal fees, quarterly meetings expenses, and basic funding for select neighborhood events.

NOTE: Board and committee members are non compensated neighborhood volunteers whose only interest is contributing to the well being of the neighborhood.

Those who fail to pay dues hinder the HOA's ability to effectively maintain the neighborhood. The more homeowners that participate, the more your association can accomplish. The current level of financial participation does not provide the HOA sufficient budget to cover the expense of properly enforcing the covenants; this hurts us all ultimately via a detrimental impact on our individual and the neighborhood's collective property values. Although the covenants are a legally binding part of each property's deed, without sufficient funding the HOA can offer little assistance, thereby the burden of enforcement becomes the duty of each individual homeowner. Your financial support and participation will allow your Eden Isles Homeowners Association to better help you protect and enhance one of your single most important investments, your home!

www.eiho.org



Terri Candebat

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Eden Isles Homeowner's Association

P.O.Box 2746

Slidell, LA 70459

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