

PRESIDENT'S MESSAGE

Sal Guarino

This year is coming to an end, and what a year!! Many of us are back in our home and trying to return to normal, but the memory lingers on and it is not an easy task.

Post Katrina has been very difficult and frustrating for your Eden Isles board of directors, auxiliary committee members, and volunteers, who have been working to get their own lives together while contributing their time and energy to make Eden Isles a better place to live. It is becoming very difficult to prepare our 2007 budget due to a serious lack of residents willing to pay their dues. Our goals, to replace and beautify the two entranceways, repair and maintain the common grounds, replace trees, continue cutting the grass, replacing street signs all could be in jeopardy.

EDEN ISLES DOES NOT RECEIVE ANY FUNDING FROM ST. TAMMANY PARISH. ALL MAINTENANCE IS PAID FOR BY OUR DUES PAYING MEMBERS.) In 2006, we collected dues from 230 households out of 1100. Of the 230 who have paid, some only paid a portion of the \$120.00 plus \$35.00 clean up fee. When the funding is depleted, the subdivision's 22 common grounds and entrances will **NO LONGER BE MAINTAINED!!**

We should all be thankful to President Kevin Davis, Sheriff Jack Strain, and our councilmen for their help in the posting of "NO PARKING", "NO DUMPING" and "NO WAKE" signs, along with the backup of deputies for enforcement.

Together, we have a lot of work to do to bring our area back. Each and every one of us should take pride in our residence (front and rear), the street in front of our homes, pick up any loose trash, plant flower beds, cut your grass, help your neighbor, quit complaining and use that energy to help make Eden Isles a better place to live.

Sincere thanks to all residents who have paid the association dues. We are all aware of the escalation in costs to do anything today. We have ambitious goals - our motto "Waterfront Living At Its Best" **MUST BE ACCOMPLISHED!!**

Happy Holidays to all. See you at the next general meeting.

DID YOU KNOW.....

1. It costs over \$15,000 per year to keep the community's "common grounds" along with Eden Isles Blvd maintained? The parish DOES NOT contribute to this.
2. Certain changes or modifications on your property REQUIRE a permit from the parish and approval from your respective Architectural Committee?
3. You should ALWAYS make sure that contractors working on your property are licensed and insured so that you are not liable if a problem should occur?
4. You can be held liable if your grass cutter is blowing or dumping grass into the canals, vacant lots or any place it should not be?

BOARD OF DIRECTORS – 2006

President – Sal Guarino	985-502-4027
Senior Vice President – Ray Miller	985-641-3321
Programs VP – Wendy Tynes	985-641-1077
Fund Raising – Colin Normand	985-781-2362
Secretary – Liz Hoffman	985-643-9429
Treasurer – Robin Orthober	985-641-1077
Director – Lisa Paul	504-460-0527
Director – Steve Lepacik	985-781-2061

*If anyone is interested in serving on the Board of Directors or Advisory Committee, please contact Sal Guarino.

STOP SIGNS

We would like to remind all residents that it is illegal to put notices on street signs. It can draw you a \$500.00 fine from the parish.

CONTRACTOR SIGNS

Please remove ALL contractor signs from your property effective 11/1/06. We would like to have the neighborhood cleaned up for the holidays.

EIHOA MAIL BOX

The association's mail box is located at the Marina Drive entrance, on the post as you cross the bridge, at the beginning of the neutral ground on Eden Isles Blvd. Please drop off your suggestions and dues at this location.

LITTER

If you observe littering, please get the license plate number and call the LA Litterbug number at 1-888-548-7284 to report them. If everyone participates in helping our neighborhood, we can make our property look better and increase property values.

*Colonial
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Julie Hufft

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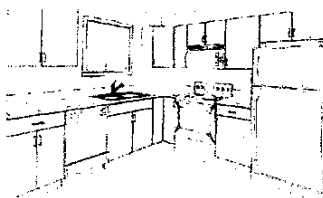


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**PLEASE BE AWARE!!
EIHOA COVENANTS I-VI**

I. Architectural Control.

No construction on any lot or lots shall be permitted without written approval of the Eden Isles Homeowners' Association Architectural Committee. Prior to commencement of construction of any kind or nature, detailed plans and specifications shall be submitted to the Eden Isles Homeowners' Association Architectural Committee requesting written approval therefor. Eden Isles Homeowners Association, Inc., P.O. Box 2746, Slidell, LA 70459-2746.

No grading, building or structure of any kind or character or construction work thereon, shall be commenced, erected, placed or altered on any of said property or portion thereof until the plans and specifications and a plot plan showing the location of the structure or structures and all other proposed improvements, parking areas, landscaped areas, fencing and walls have been approved by the Eden Isles Homeowners' Association Architectural Committee as to quality of workmanship and materials, harmony of exterior design with existing structures, and location with respect to topography and finished grade elevation as well as general overall appearance and design.

II. Eden Isles Homeowners' Association Architectural Committee.

The Eden Isles Homeowners' Association Architectural Committee shall consist of five members appointed by the Board of Directors of the Eden Isles Homeowners' Association, Inc., its successors or assigns, and shall be for terms of one year and until their successors are annually selected at the January meeting which is to take place on the last Tuesday of the month at 7:30p.m., at a place to be designated by the Association President. Notice of the meeting shall be by written announcement placed at the entrances to Eden Isles at least seven (7) days prior to the meeting. Any plans submitted to the Eden Isles Homeowners' Association Architectural Committee which are not acted upon within thirty (30) days shall be considered approved.

The Eden Isles Homeowners' Association Architectural Committee shall have the power to make, alter, revise and promulgate such rules and regulations as it may from time to time, deem appropriate to enforce and carry out the purposes of these Restated Reservations, Restrictions and Conditions. The Eden Isles Homeowners' Association Architectural Committee shall also have the power and right to charge and collect fees for the review of plans and specifications and for inspection for and enforcement of compliance with these Restated Reservations, Restrictions and Conditions and its rules and regulations.

The Eden Isles Homeowners' Association Architectural Committee or any of its authorized representatives shall have the right to enter upon any lot and inspect any and all construction thereon for compliance with these Restated Reservations, Restrictions and Conditions and its rules and regulations.

III. Land Use and Building Type.

The established grade of lots shall not be raised or altered so as to adversely affect adjacent property owners. Each building will have a first floor elevation of not less than eight (8) feet nor more than twelve (12) feet above mean sea level except that a carport or garage or recreation rooms can be built under the residential structure, so long as the supports and area under the residence are screened by a masonry wall or other material acceptable to the Eden Isles Homeowners' Association Architectural Committee.

No building shall be erected or permitted to remain on any lot other than one detached single-family dwelling not to exceed two stories in height with private garage or carport. Only one main structure shall be constructed on any one lot. Each dwelling structure must include a 2 car private garage or carport for each dwelling unit, except multiple units which must include one and one half off-street parking spaces for each dwelling unit. Other appurtenances and out-buildings incidental to residential use of said lots shall be permitted. A house or structure of any nature may not be moved onto any lot.

CONTACT NUMBERS

Louisiana Road Home or www.road2LA.org

1-888-762-3252

3127 Ponchartrain Drive, Slidell LA 70458

Louisiana Insurance Commissioner:

(800)259-5300 or (225) 342-5900

FEMA: www.fema.gov

Red Cross: www.redcross.org

St. Tammany Parish

For help with your property contact: 985-898-3080

or e-mail: propertyhelp@stpgov.org

Hazard Mitigation Program contact: (985)898-3078

or e-mail www.stpgov.org

Parish President, Kevin Davis (985)898-2362

Parish Council (985)898-2591

Engineering (985)898-2552

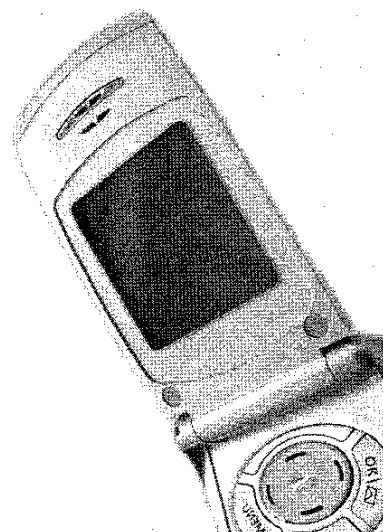
Environmental Services (985)898-2535

Permits & Regulatory (985)898-2574

Planning (985)898-2529

Public Works (985)898-2557

Social Services (985)898-3074



Dear Neighbors,

NO SIGNS.....NO PARKING.....NO DUMPING

This is my first letter since Katrina and nothing has changed. It costs over \$15,000.00 a year for the up-keep of 22 parcels of common grounds. There are people after one year, still parking on the Blvd. even though there are "NO Parking" Signs. People are using the common grounds for their own personal use such as: parking cars, boats, motor homes, changing oil on trucks, and leaving remains on the common ground for someone else to clean up.

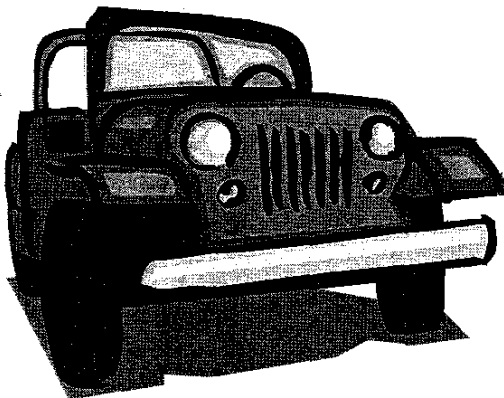
Do you know that putting signs on trees, stop signs, and lamp posts is against the law? We do know who you are because you leave your phone numbers and sometimes your address. These offenders leave them up for days!! Lost cat, lost dog, lost wife, party directions, baby shower, and boat for sale. All of this is against the law and you could be fined \$150.00 for a first time offense. Remember, when in doubt, please check with the Homeowners Association before you do anything, to be safe. Please also remember to keep your side of the street clean when you cut your grass. Pick up excess grass. Do not blow it in the street. Do not throw it in the sewer. Do not throw it in the canals as this goes into the lake.

Please keep the common grounds clean and safe for the children to play. Be proud of where you live!! Make Eden Isles a safe and clean community, and in the long run it will increase all of our property values. This is called "team work" and everyone needs to participate.

Thank You,
Your Green Force at Work
Ray

Call: Lt. Fred Escher,
St. Tammany Parish Sheriff's Office
(985)768-0198

(He is assigned to enforce the "no parking"
and "no dumping" rules.)



Boat docks may be constructed, but may only extend ten (10) feet into the rear easement provided for the canal. Boat houses and/or boat slips may be constructed but may not be built to extend into the rear easement provided for the canal. Boat houses must be constructed to conform to the restrictions and design of the main structure, and they must be finished on the exterior with siding, brick, or other acceptable materials. No metal roofs will be acceptable. Boat houses will be subject to the approval of the Eden Isles Homeowners' Association Architectural Committee.

No residence shall be constructed on a lot smaller than shown on the Eden Isles Subdivision official plat Unit Number Four.

A purchaser desiring to buy more than one lot may be permitted to erect one large residential structure on two or more lots, and the remaining fractional lots shall be subject to the restrictions applying to a single lot. No resubdivision creating any lot with a street frontage of less than 60 feet shall be permitted.

IV. Building Size and Location (Minimum Size and Setback).

The main single family residential building shall contain no less than 1,500 square feet, exclusive of carport, garages, patios, verandas, or any other auxiliary construction incidental to the main residence. No part of any main building shall be constructed closer than 20 feet to the front property line, nor closer than 30 feet to the rear canal bulkhead, nor closer to either side property line than 5 feet, nor shall any building on lots 922 through 932 be constructed closer than 30 feet to rear property line.

An attached two-car garage or carport may be constructed, and shall be considered part of the main building for the computation of set backs and the same minimum distances from the property line shall apply. No carport may be used for open storage of any articles or materials within view of other lot owners and the community in general.

V. Landscaping.

Within ninety (90) days after the completion of construction of any improvements on any portion of a lot in Unit Four, all unused ground area on said portion shall be planted with ground cover, plants, shrubberies, and trees as shown on a landscaping plan to be submitted to and approved by the Eden Isles Homeowners' Association Architectural Committee (as provided in Paragraphs 1 and 2 hereof) before commencement of planting. The maturity of all proposed plants shall be shown on said landscaping plan. Said landscaping when completed shall thereafter be maintained and kept free of leaves, rubbish and debris by the owners of said property. A minimum of three (3) trees per lot, each tree to be ten (10) feet or more in height, shall be planted as a part of said landscaping plan.

VI. Fences.

No fence or wall shall be constructed or altered or allowed to remain on any lot in front of the minimum building setback line, less approved by the Eden Isles Homeowners' Association Architectural Committee. Fences or walls must conform generally to the design and architecture of the dwelling to be enclosed, and plans showing location and details of fences or walls must be approved by the Eden Isles Homeowners' Association Architectural Committee prior to erection of said fence or wall.



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CHICKEN CASSEROLE D'IBERVILLE

Makes 12 to 16 servings
Bake 40 mins.

- 
- 
- Two deli-roasted chickens (about two pounds each)
 - 2 (6-ounce) packages long-grain and wild rice mix
 - 1 cup dry sherry
 - 3 ¼ cups (26 ounces) canned chicken broth
 - ½ cup butter or margarine
 - 2 (8-ounce) packages sliced mushrooms
 - 1 bunch green onions, chopped (about 1 cup)
 - 1 (8-ounce) carton sour cream
 - 1 (10 ¼ - ounce) can cream of mushroom soup
 - 1 sleeve round buttery crackers, crushed (about 1 ½ cup)
 - 1 (6-ounce) can French-fried onions, crushed
 - ¼ cup butter or margarine, melted
 - ¼ teaspoon paprika
 - 1/8 teaspoon garlic powder

Cook rice according to package directions substituting chicken broth and sherry for the water and omitting butter. Skin, bone and coarsely chop or shred chicken. Melt ½ cup butter in large Dutch oven over medium heat, add mushrooms and green onions, and sauté 10 minutes or until tender. Stir in rice, chicken, sour cream, and soup. Spoon mixture into 3 (8-inch or 9-inch) square baking dishes or 1 (4-quart or 15- x 10-inch) casserole dish. Stir together crushed crackers and fried onions. Stir in ¼ cup melted butter, paprika, and garlic powder. Sprinkle casserole evenly with cracker mixture. Bake, covered, at 350 for 20 to 30 minutes. Uncover and bake 5 to 10 more minutes or until bubbly.

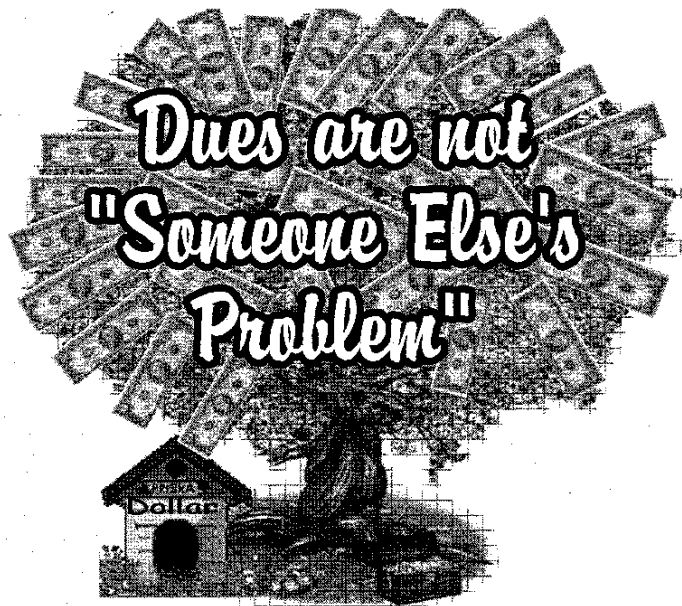
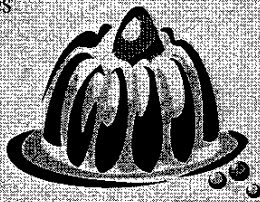
RUM CAKE

- 1 pkg. Duncan Hines Yellow Butter Cake Mix
 - 4 eggs
 - ½ cup liquid Crisco oil
 - 1 pkg. lemon or vanilla instant pudding mix (lemon is best)
 - ½ cup light rum
 - ½ cup water
- Mix above ingredients until well blended. (Now have two shots of rum for yourself.) Generously grease and flour Bundt or tube pan (calls for two more shots for the cook!) Sprinkle thin layer of pecan sprinkles (and it's probably time for two more shots!) Try to find pan and pour batter into pan. Bake in 350 oven for 50 minutes.

Glaze (Boil 1 minute)

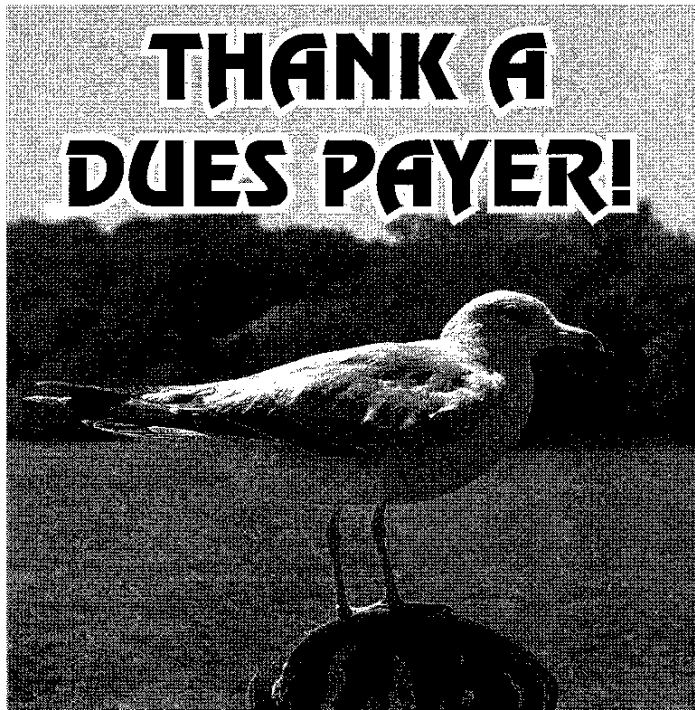
- 1 cup sugar
 - 1 stick butter or margarine
 - ¼ cup light rum
 - ¼ cup water
- Pour over warm cake.

Enjoy your desert and have a shot of rum to wash it down!



Do you like
what's happening
in our area?

THANK A
DUES PAYER!

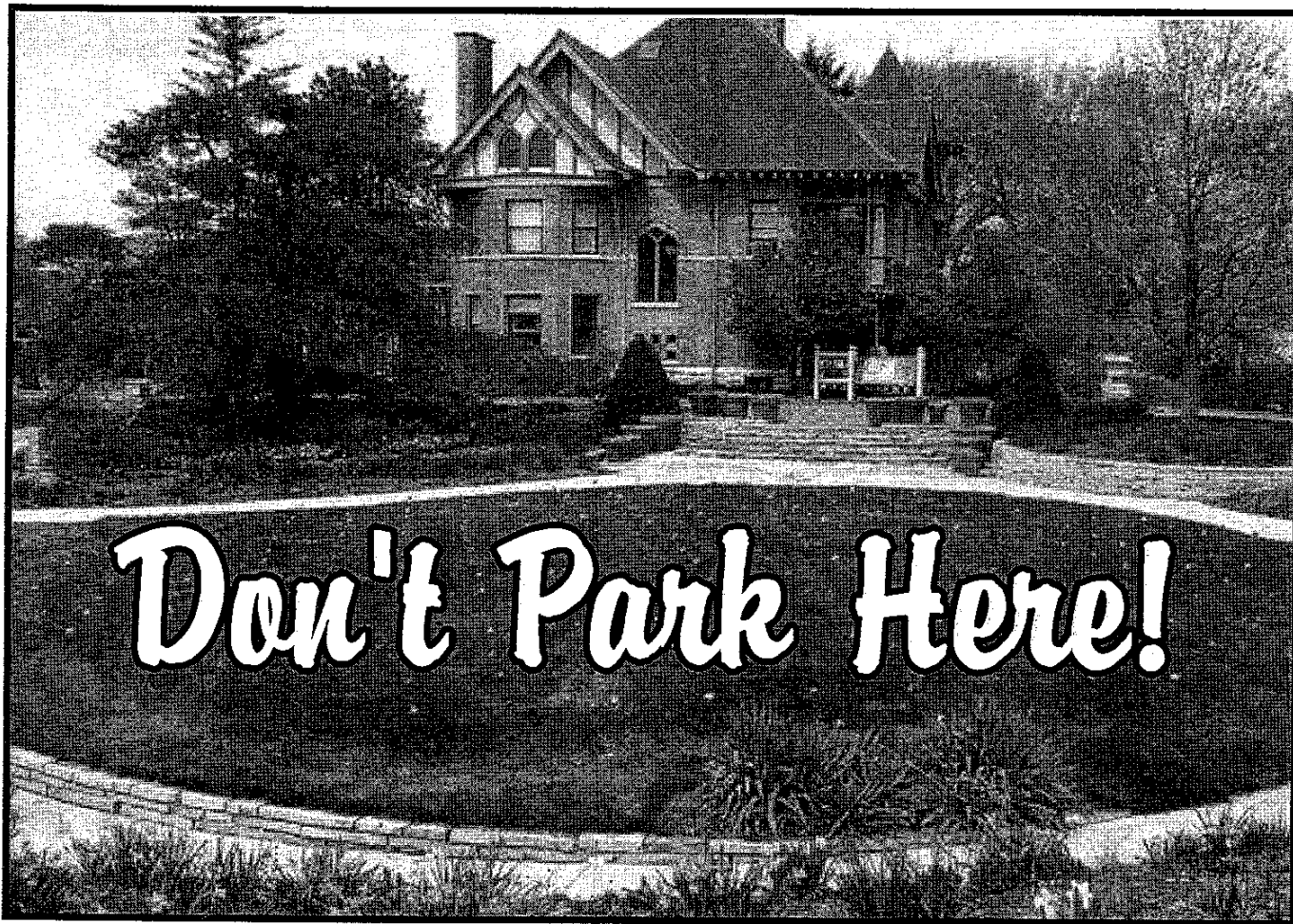


THE EDEN ISLANDER



2006

OCTOBER
NOVEMBER
DECEMBER



Don't Park Here!



**I Care
About
My Lawn!
Do You?**

HELP NEEDED

The Eden Isles HOA is taking bids from anyone interested in flyer distribution for the community and doing stucco work for the entrances.

Thanks to all that.....

As of late, we've had quite a few residents going the extra mile and contributing their time, energy and equipment to the common grounds by picking up trash, trimming trees, collecting contractor signs and throwing them away, etc., on their own. We encourage this and we need this extra help from the community to get this area in top

shape. We've come a far way, but still have a ways to go. Please

be mindful and do MORE THAN your share. This is YOUR playground and your investment at hand. Scraping and sweeping the streets in front of your home and also in front of any common grounds that border your home could only be a good thing. It gives the community a much cleaner appearance and shows that PRIDE is alive and well in this neighborhood.

Thanks, in advance, to all that will start to help and those who continue to help in these matters.
Your neighbors appreciate it.

