

**The Shadows at Manchac Homeowners Association, Inc**  
**Board of Directors**  
**Minutes of Board Meeting**  
**September 17, 2021**

Minutes of the Board of Directors meeting of The Shadows at Manchac Homeowners Association, Prairieville, LA, held at the President's Residence in Prairieville, LA, at 7:00 p.m. on September 17, 2021.

**I. CALL TO ORDER**

President, Misty Entremont called the meeting to order at 7:14 p.m.

**II. ROLL CALL OF BOARD MEMBERS**

All Board members were present:

Misty Entremont, President

Joey Thornburg, Vice President

Justin Smith, Treasurer

Christina Martino, Secretary

Mark Ammons, Member at Large

**III. APPROVAL OF PRIOR MEETING MINUTES**

Motion by Christina Martino, and seconded by Mark Ammons, to approve the board minutes for September 17, 2021. Motion was carried and meeting minutes were approved by all Board Members on November 11, 2021 at 5:30 p.m.

**IV. CURRENT FINANCIALS**

Board needs to approve the budget for next fiscal year. Price increase has occurred for the HOA annual insurance. President will call Community Management Manager on Monday and discuss this.

**V. OLD BUSINESS**

1. Drainage Issues: Misty Entremont, President of the HOA has been in continuous communication with Ascension Parish Drainage Board President, Clint Cointment along with Councilman Aaron Lawler to address our current issues of flooding at the front of the neighborhood.

- a. The engineer hired by the Drainage Committee has recommended that the dry detention pond be turned into a wet pond and all pipes at the front of the neighborhood be fixed. This still will have to be voted on by the Drainage Committee.

- b. The HOA Board will obtain quotes to determine the cost associated for the HOA if the dry pond is turned into a wet pond. The Board will be getting quotes for: floating pond fountains, fish for pond (checking with wildlife fisheries to see if they provide them for free), and running electricity to the pond.

**VI. ITEMS BEING VOTED ON AT THIS MEETING**

The Board Unanimously Voted on the following:

1. Changing annual social event budget to \$250.00
2. Adding \$100 to the electricity budget.
3. Adding column to budget list for landscaping.

**VII. NEW BUSINESS**

1. The Board will make a Facebook post and send out a HOA bulletin letter asking anyone interested in a board if they would submit a bio for the neighborhood to view before the Annual HOA Meeting and election.
2. Due to the litigation this year we will be ensuring that a quorum is followed. Thirty-three percent of the members shall constitute a quorum (this to include written proxy).
3. This year's Annual HOA meeting will be held at the Soccer Field in the neighborhood.

**VIII. NEXT BOARD MEETING**

The next meeting will be the Annual HOA Meeting. This will be held on Thursday, November 11 2021.

**IX. ADJOURNMENT**

Christina Martino, Secretary made a motion to adjourn, motion seconded by Joey Thornburg, Vice President. Motion passed and the board meeting was adjourned at 7:59 p.m.

These minutes were approved by the Board of Directors.

Christina Martino  
Christina Martino, Secretary

11/11/21  
Date