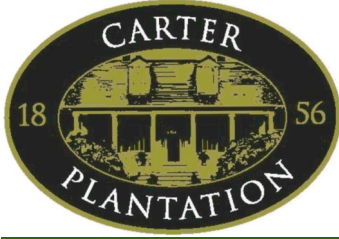


Plantation News

From CPCA Chair



Carter Plantation Newsletter—Spring 2010

I am pleased to report the CPCA board has made significant progress over the past several months. Property Owner's dues continue to come in and we are experiencing exceptional support from the community as well as Stirling Properties. The CPCA board is working very hard to ensure the effective use of your money. Members of the board are committed to creating a property owners association that is accountable and responsive to the property owners. We have instituted several checks and balances with all contracts and transactions. Two board members signatures are required for all contracts and expenditures. Contracts for all major budget items have been completed.

Several individuals within our community have agreed to provide their respective expertise to assist the CPCA board in unraveling the past and establish a documented path forward. I want to thank Clyde Trevathan (accounting), Don Miers (legal), and Leo Grace (pool maintenance). These individuals are providing services to CPCA for a fraction of the normal cost. Thank you all for your help and dedication.

We continue to utilize our legal resource to insure we are following all the correct protocols to enforce the PC&R's. Mr. Miers has been a tremendous help in guiding me and the CPCA through many of the legal potholes. The PC&R's is the only document property owners have to protect our property values and the board members are committed to enforcing all covenants and restrictions.

Thanks to John and Wanda's daughter Coco, we now have a first class web site. This will allow your board to communicate more effectively to potential property owners and homeowners on a variety of issues. Please check it out www.theplantationpoa.com

Future projects include repairing the main pool across from the pavilion. In the past, the ingenuity of Leo Grace and Patenotte Pools has kept the pool and spa equipment operational. Leo has given me an education on the fundamentals of pool maintenance and we are fortunate to have his expertise at Carter Plantation. Leo has compiled a repair list and has agreed to address these issues for only the cost of the parts. This translates into significant savings for property owners.

Other noticeable improvements focus around the front entrance. The windows have been replaced as well as the landscape lighting and all the dead or missing live oaks lining the entrance.

I hope the brief overview of accomplishments instills the optimism we on the CPCA board share. On behalf of the board members I want to thank everyone that has directly or indirectly assisted us with the progress we have made. Thanks again property owners for your support.

David



Let the good times roll
at CARTER PLANTATION
on Lundi Gras & Mardi Gras Day
February 15 & 16



*Enjoy Golf plus
Red Beans & Rice
for only \$50*



Call the Golf Shop for tee times 225.294.9855
Overnight accommodations starting at \$89

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Special points of interest:

- From the CPCA Chair
- NEW - CPCA Website
- Mardi-Gras Golf Special
- Valentine's Weekend Special
- Dining Winter Menu and Hours
- Appreciation Day Results

Valentine's Weekend Celebration

CARTER PLANTATION

Valentine's Weekend Celebration

February 13 - 14, 2010

Chef's Tasting

Seating Saturday & Sunday from 5:30PM \$45

Amuse Bouche

Chef Inspired

Seared Diver Scallop

Parsnip Puree, Spicy Orange Juice Reduction

Yellowfin Tuna Carpaccio

Baby Arugula, Shaved Parmesan, Extra Virgin, Lemon

Duck Confit Tortellini

Chef's Handmade Pasta, Sage Brown Butter, Aged Pecorino Romano

Petit Filet

Tomato Confit, Grilled Fresh Artichoke

Beignets & Coffee

Chef's Handmade Beignets, Chicory New Orleans Coffee

Valentine's Day Brunch

Seating Sunday from 11AM - 3PM

Eggs Cancienne \$16

Grilled Don's Andouille, Poached Eggs, French Bread Toast, Sauce Hoffen

Seared Beef Tips with Marchand de Vin \$19

Poached Eggs, Corn Grits, Hollandaise

Mini Pancakes with Klienpeter Vanilla Ice Cream \$12

Steen's Cane Syrup, Fresh Whipped Cream, Candied Pecans

Eggs Manchac \$17

French Bread Toast, Flash Fried Oysters, Poached Eggs, Creole Hollandaise

Crème Brulee Pain Perdue with Steen's Cane Syrup \$14

Hickory Smoked Bacon, Chantilly Cream

Champagne Mimosa's \$4

Bloody Mary's \$5

Bottomless Champagne \$88

Executive Chef Marcus Day Chef Todd Carson

Limited Seating. Reservations Required.

Please call 225.294.7555 or 225.294.9860. Overnight Romance Packages starting at \$99.

From the Dining Room—Winter Menu



Starters

New Orleans BBQ Shrimp \$9
*Grilled French Baguette, Aged Parmesano,
 Abita Beer BBQ*

Duck Confit Tortellini \$8
*Fresh House-made Tortellini, Sage Brown Butter,
 Fresh Cheese, Pecan Brittle, Pecorino Romano*

Soups/Salads

Seasonal Gumbo or Market Soup
 Cup \$5 Bowl \$7

Grilled Caesar Salad \$8
*Grilled Hearts of Romaine, Herb Croutons,
 Shaved Parmesan*

Salad Maison \$7
*Baby Arugula, House Pickled Onion, Pecan Brittle,
 Sugarcane Vinaigrette, Chèvre Goat Cheese*



Mains

Tuscan Porchetta “Pork Tenderloin” \$18
*Roasted Sage Sweet Potatoes, Extra Virgin Olive Oil,
 Red Pepper Mostarda “Pepper Jelly”*

Maple Leaf Farm Duck Three Ways \$19
*Confit Leg, Crispy Breast, Crackling
 Potato Pureé, Roasted Beets, Louisiana Satsuma Gastrique*

Red Fish “on a Half Shell” \$21
*Louisiana Root Vegetables, Extra Virgin Olive Oil,
 Parmesan Micro Salad*

12 oz. Dry Aged Ribeye \$28
*Thyme Infused Yukon Gold, Market Vegetables,
 Aged Balsamic, Compound Butter*

1.19.10

*Executive Chef Marcus Day
 Sous Chef Todd Carson*

Carter Plantation supports local farmers, foragers, and markets. We are dedicated to using organic, chemical free, and genetically unaltered product whenever possible



Restaurant Winter Hours

Monday through Thursday	10:30 AM to 6:00 PM
Friday and Saturday	8:00 AM to 8:00 PM
Sunday	8:00 AM to 6:00 PM

We welcome our new neighbors: John and Juda Schell, Kevin and Christina Doran, and Patti Sparacello.

The first Quarterly Meeting of 2010 will be Tuesday, March 2 at 6:30 PM in the Pavilion. Come and enjoy the Pavilion Dining Room but please call 225-294-9860 for reservations so the staff can plan accordingly. We'll be discussing budget, upcoming events and Neighborhood Watch. Chief Deputy Jason Ard from Livingston Parish Sheriff's Department will be there to kick off Carter Plantation's Neighborhood Watch.

If your mailing or email address has changed recently send us your new information. We will periodically send the latest developments and meeting announcements. If you haven't been receiving emails from CPCA please send your current email address to CPAssociation@charter.net.

Thank You

- Coco, John & Wanda Loupe and Methods, Inc. for developing our new website www.theplantationpoa.com
- Bercen, Inc. for the 52" Flat Screen TV in the Pavilion Lounge just in time for the Superbowl.

Architectural Review Board Reminders

CPCA Documents were designed to keep the overall beauty of Carter Plantation Community preserved and enhanced, as well as a wonderful place to live. It is the interest of every property owner that we each do our part and keep our vacant lots, homes, lawns and landscape clean and beautiful.

The ARB is actively enforcing Carter Plantation Documents including Carter Plantation Community PC&Rs, Architectural Criteria and Design Guidelines and General Rules for Contractors and Sub-Contractors.

Let's have a good April showing and get our yards landscaped and in compliance with the PC&Rs!!!!

- Each Owner shall keep his Lot mowed and free of rubbish, trash, debris, weeds and other unsightly conditions.
- Each Owner shall be responsible for maintaining his Lot and Structure in a neat, clean, and sanitary condition. This includes grass and lawns cut to a maximum height of six (6") inches and removal of dead, diseased or fallen trees.
- No building materials shall be permitted to remain upon any Lot if visible from any other Lot, the Common Areas or the Golf Course except as necessary during the period of construction.
- A review from the ARB is required for remodeling and additions just as it is for new construction.
- No signs of any kind shall be allowed on the Property except for construction signs which are approved by the ARB.
- Rentals or Leases: With the exception of Blackberry Walk Neighborhood/Villas, if owner decides to rent or lease property the following rules shall be enforced:
 - o A fully executed copy of the lease agreement must be submitted to the Association prior to occupancy.
 - o Owner is responsible for tenant abiding by all neighborhood Protective Covenants & Restrictions.

Plantation Pet Reminder

- Remember to pick up after your pet when nature calls
- Livingston Parish ordinance: when your pet is not on your property, it must be leashed

CPCA Board:

David Irwin—President,
dmirwin1@gmail.com
Maurice Welsh—Vice-President
welshent@bellsouth.net
Sharon Lietzke—Secretary/Treasurer
sblietzke@charter.net
Kent Gerhardt—Director
klgerhardt@gmail.com
Jim Adair—Director

Architectural Review Board (ARB):

John Munding—Chair
JohnMunding@yahoo.com
Ricky Juban
Ricky@RickyJuban.com
Sharon Lietzke
sblietzke@charter.net

View from the 17th

Good news is trickling in, and we sure can use it. Have you seen the windows at the guard house? A special thank you to John Loupe for taking charge and getting the windows replaced. Part of your annual property owner's dues went to support the Carter Plantation Development District in getting this accomplished. Replacing the tree landscape lighting and a few dead trees are well underway but keep a close eye on the entrance area for other improvements!

My hat is off to Stirling Properties who I think are doing a great job of running the golf course and Pavilion. Bill and Andre Caldwell at the pro shop along with Lessley Boyd on the course have improved the course conditions and kept CP an attractive place to golf and live. Donna Taylor and Andy Loving are working hard to help the CPCA get a solid restart on supporting the community.

David Irwin has been doing a bang-up job chairing the CPCA. With his job at Bercen, he travels the world and has brought his expertise and skills to CPCA Board. Thanks David!

A Special Thanks

Have you ever had to clean up someone else's mess? We have three dogs and so I'm used to the occasional clean up but John Mundinger, Sharon Lietzke, and Ricky Juban have volunteered to clean up a huge mess not of their own making and I would like to thank them for their outstanding work. Working on the ARB (Architectural Review Board) is a tough task. Especially when prior ARBs were developer controlled and were ineffective as the developers ran into financial problems. As neighbors and friends, we have asked them to help us all build and maintain a community of which we are proud.

The ARB has told the CPCA board that for the most part, owner-occupied homes are doing a good job of maintaining their properties and have installed nice landscaping. The ARB's biggest challenge is in some rentals and unoccupied spec houses. The owners of these properties are reluctant to spend money to bring the exteriors up to speed when the timing of the recovery of the housing market is still uncertain. We feel strongly that the best way to revitalize the CP market is to make the entire community as attractive as possible – thus we agree with the ARB in continuing to press builders to finish their landscaping. We think they stand a better chance of selling their property if it looks better.

If you have something that needs the attention of the ARB, please remember that John and group are your neighbors. The ARB wants to help you find the solution to your house plans, landscaping plans, or additions, swimming pools, fences, etc that meet your needs and that preserve the grace and dignity of Carter Plantation. Also remember that the current ARB members did not write the rules, but they are expected to follow and enforce the rules.

Hit 'em long and straight!

Kent Gerhardt
CPCA Director

Date Change

- Remember to join us for a "dutch treat" dinner at the club house at the March 2, CPCA Membership information meeting.



- For Plantation Party Pix visit the photo gallery at www.theplantationpoa.com

- 2010 Bills were due January 15, 2010 in an annual increment. If you haven't paid your bill, mail your check to: CPCA, P.O. Box 688, Springfield, LA 70462
- Past Due Accounts will begin accruing late fees if not received by February 15, 2010

Appreciation Day Results

Low Gross

Marshall Brown
Charles Sumrall 60
Brett Baker
Chuck Tate

Low Net

Errol Janet David Maddry
Tyler Dugas 61 Bubba Miller 61
Dusty Lambert Ron Parish
Stan Barbier Ed Bramlet

JL Webb
Mike Howe 60
Gary Jernigan
Joe Eddie Angelo

Mens Closest to Hole

#3 Keen Jackson
#12 Michael Howes

Mens Closest to the Line

#10 Pat Delaney

Mens Longest Drive

#7 Bret Baker

Ladies Closest to Hole

#3 Brenda Triche

#12 Judy Walker

Ladies Closest to the Line

#10 Kathy Thaller

Ladies Longest Drive

#7 Wanda Loupe

2010 Carter Plantation Member/Guest Appreciation Day

Carter Plantation recently hosted its First Annual Member/Guest Appreciation Day. Although the weather conditions were less than perfect, 128 players turned out for the inaugural event. Great golf, food, beverages, and prizes were provided for the participants. Over 50% of the golfers left with a gift. The winners are listed below:

Members James Webb and Gary Jerrigan paired with their Guests, Mike Howe and Joe Eddie Angelo, to shoot a 12-under par 60 to win the **Net Division** of the 2010 Carter Plantation Member/Guest Appreciation Day.

In the **Gross Division**, Members Marshall Brown and Charles Sumrall teamed with Guests, Brett Barker and Chuck Tate, shot a 12-under 60 and won a playoff over the team of Clyde Trevathan, Jim Dutcher, Phillip Watermann, and Blake Caldwell.



For those that asked:

When to Fly the Flag The flag can be displayed on all days, but in particular it should be flown on:

New Year's Day, January 1
Inauguration Day, January 20
Martin Luther King Jr., Jan. -3rd Mon.
Lincoln's Birthday, February 12
Washington's Birthday, Feb.- 3rd Monday
Easter Sunday (variable)
Mother's Day, May -2nd Sunday
Armed Forces Day, May -3rd Saturday
Memorial Day, May -last Mon.
Flag Day, June 14

Independence Day, July 4
Labor Day, Sept. 1st Monday
Constitution Day, September 17
Columbus Day, October-2nd Monday
Navy Day, October 27
Veterans Day, November 11
Thanksgiving Day, Nov.—4th Thur.
Christmas Day, Dec. 25

