



January 1, 2022

Dear New and Present Homeowners,

If you are a new homeowner, welcome to our neighborhood and congratulations on the purchase of your home!

On behalf of the La Bon Vie Homeowners Association Board of Directors and the other homeowners of La Bon Vie, we would like to welcome you to your new home and our community. Over the coming months, we look forward to meeting you, whether it is walking down the streets, or a community activity.

The operation of your homeowners' association is governed by a board of volunteer directors. The Board of Directors is elected by the community to oversee the daily functions and financial responsibilities of the Association. The Board is also responsible for maintaining members' compliance with the established covenants and bylaws of the Association. There are specific provisions regarding what can and cannot be done on your property. Please take the time to read through the Covenant and Bylaws documents.

Visit our community web site at: <http://www.labonvie.org>. Covenants and bylaws, architectural review form, and other documents are available on the community website. Please take a few minutes to visit and familiarize yourself with its resources, and get to know your community and neighbors through nextdoor.com. If you don't find the information you need on the website, the Business Manager as well as the President can be contacted through the Contact page of our website.

Holly Tullier is our Business Manager. She can be reached at 337-385-9675 or through email, [propertymanager@labonvie.org](mailto:propertymanager@labonvie.org). She should be contacted for service issues on community property, complaints regarding specific bylaw violations, and for any questions regarding your annual homeowners' dues assessment as well as any needs related to the subdivision.

As a homeowner, you may already have some ideas on how you'd like to improve your property. Please keep in mind, the Association has an Architectural Review Committee to help maintain the quality of our neighborhood. Its function is to evaluate the plans for all exterior landscaping, repairs and remodeling (such as painting, decks, fences, trees and bushes, replacement roofs, etc.) to ensure compliance with all Covenants and Bylaws. The purpose of this review is to protect our scenic environment and maintain the value of our homes. All modifications to the exterior of your property, including repainting with the same color, must be submitted to the Architectural Committee for approval before any work begins. If work is started without prior approval, the homeowner risks being cited for a covenant violation, and may be required to alter or remove the changes at significant additional cost. Submit your Application for Approval (*Form LBV-10-ApplicForApproval*) found on our Residents page on this website.

La Bon Vie neighborhood is a great place to live, and we encourage everyone's participation in our activities and functions.

Sincerely,

La Bon Vie Homeowners Association

# *La Bon Vie Homeowners Association, Inc.*

## LOT/HOMEOWNER INFORMATION FORM

The information on this form will add your contact information to email lists for email blasts of Newsletters, Upcoming Social Activities, and other events happening in La Bon Vie (LBV). Please update our Business Manager, Holly Tullier in the event there is a [change in contact information](#) so we may keep you informed and up to date with LBV News. Upon completion of this form please forward to Mrs. Tullier by email at [propertymanager@labonvie.org](mailto:propertymanager@labonvie.org) or mail to PO Box 904 Youngsville, LA 70592.

### CONTACT INFORMATION

NAME: \_\_\_\_\_

SPOUSE'S NAME: \_\_\_\_\_

CURRENT MAILING ADDRESS: \_\_\_\_\_

CONTACT PHONE NUMBERS: \_\_\_\_\_

SPOUSE'S CONTACT NUMBER: \_\_\_\_\_

EMAIL ADDRESS: \_\_\_\_\_

SPOUSE'S EMAIL: \_\_\_\_\_

### PURCHASE INFORMATION

LOT #: \_\_\_\_\_

ADDRESS: \_\_\_\_\_

DATE OF PURCHASE: \_\_\_\_\_

### EMERGENCY CONTACT

NAME: \_\_\_\_\_

PHONE: \_\_\_\_\_

RELATIONSHIP: \_\_\_\_\_

### OCCUPATION/WORK INFORMATION

HIS: \_\_\_\_\_

HERS: \_\_\_\_\_

As a courtesy to new homeowners, we would like to introduce you to the neighborhood by listing your name and address in our newsletter. Please give/deny your permission to post your name and address in the newsletter by selecting: Yes \_\_\_\_\_ No \_\_\_\_\_

# *La Bon Vie Homeowners Association, Inc.*

## INSTRUCTIONS FOR OPERATING GATE

### **Arrival at the Gate:**

Each resident is given two (2) cards to scan as they enter the development. Gate remotes can also be purchased at \$35 each. Additional gate cards can be purchased at \$5 per card. Requests for gate cards and remotes should be emailed to **propertymanager@labonvie.org**.

When arriving please remember the following:

- 1 – Scan your card and wait for the gates to open.
- 2 – If someone from inside the development is approaching the gate to leave, they will activate the gate first, because they are driving over a sensor on the inside of the development that activates the gate to open.
- 3 – No construction trucks of any kind are to enter through the main gate entrance.
- 4 – We will maintain the construction entrance for all construction vehicles, delivery vehicles, garbage trucks, etc.

### **Exiting the community:**

- 1 – As you approach the gates, there is a sensor that will open the gates automatically for you to leave and will close behind you.
- 2 – There is a black post on the right side of the exit drive. Do not drive past that black post. The sensor will activate the gate and you will exit at that time.

### **Guest/visitors arrive to visit:**

- 1 – Guest/visitors will arrive at the call box which is located in the black ornate fixture on the side of the circle, which is level to the driver's side window.
- 2 – The computer/box will prompt them to scroll through the resident's names to find your name and code number.
- 3 – Once they have identified your code they can enter your code on the key pad or just punch the "call" button and your phone will ring. When you answer, you can communicate to your guest/visitors to see who is there and when you want them to enter, you push #9 on your phone and the gates will open.
- 4 – Once you have pushed #9, you will not be able to talk to your visitors until they arrive at your door.
- 5 – If someone calls you to enter and you do not want them to access the gate, just hang up. If you are concerned or it becomes a security issue, call 911.

Safe operations of the Gate System is up to each homeowner. Please be respectful of the property, as well as the system that operates the gate. In the event of an emergency, there is a lock on the system that the fire department will cut and activate the gates if needed.

Phone Number that is needed to be saved in your contacts on your cell phone: **337-257-6932**

*La Bon Vie Homeowners Association, Inc.*

P.O. Box 904 Youngsville, LA 70592

Phone: 337-385-9675

Welcome to the La Bon Vie Community. To be able to provide certain services to the community, The La Bon Vie Homeowners Association, Inc. (LBVHOA) charges dues as listed below. These payments are due on the 1<sup>ST</sup> of each month and will incur a late fee after the 10<sup>th</sup> of each month. You may select the convenience of using the Direct Draft Form (ACH) and have your dues automatically drafted from your bank account or use Bank Bill Pay. We do not accept credit cards. Monthly dues assessed are \$75 per month per lot. Please complete the form below and forward to Holly Tullier, Business Manager to establish your ACH account.

**Consumer Authorization for Direct Payment VIA ACH  
(ACH Debits)**

I (we) hereby authorize \_\_\_\_\_ (company) to electronically initiate debit entries to my (our) account (and if necessary, electronically credit my (our) account to correct erroneous debits) as follows:

checking account/  savings account (select one) indicated below at the depository financial institution named below. I (we) agree that ACH transactions I (we) authorize shall comply with all applicable law.

Depository Bank Name \_\_\_\_\_

Routing Number \_\_\_\_\_ Account number \_\_\_\_\_

Specify range of acceptable dollar amounts: \_\_\_\_\_

Date(s) and/or frequency of debit(s) 5<sup>th</sup> of each month \_\_\_\_\_

I (we) understand that this authorization shall remain in full force and effect until I (we) notify \_\_\_\_\_ (company) that I (we) wish to revoke this authorization by  phone# \_\_\_\_\_ or in  writing: address: \_\_\_\_\_ . I

(we) understand that \_\_\_\_\_ requires at least \_\_\_3\_\_\_ days prior notice in order to cancel this authorization.

Name \_\_\_\_\_

(Please print)

Date \_\_\_\_\_ Signature \_\_\_\_\_