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November 9, 2010

Dear Members of SCHA:

As the year 2010 quickly draws to a close, our hope and prayer is this year was kind to everyone. The last couple of years have been a challenge for many and home values have suffered across the country. Fortunately we live in a well established neighborhood with healthy home values. We will all agree that our home values should not only be maintained, but improved! As an association, this is our goal.

Most everyone should be aware by now that we have had some security challenges on a few occasions during the year. This is apparently a trend for the whole area and it does not appear any reversal is in sight soon. We are all very concerned for the safety and security of our families, our children and our property and we know that ignoring this will not make it go away. Let us all be proactive and, on an individual basis, stand alert for suspicious activity. The sheriff's office is well aware of our concern so please call them if there is a security or safety concern. Patrols have already been stepped up. We can also do other things: Go out and meet your neighbor, exchange phone numbers, get to know the family. Also, in a show of solidarity and security, lets **Light Up Shadows**. Very simply, leave your porch light on at night. Let the word go forth, Shadows Community will do what is necessary to protect our families, homes and property value.

The board has recently conducted an emergency meeting attended by State Police and Sheriff representatives along with our city councilman. More details will follow from our president but please be assured that the board will attempt to do whatever is necessary to secure our families, homes and property value. Whatever we, as an association decide, will likely have a cost which may result in a request from the board for a vote on a small special assessment or increase in dues.

For the year 2011, the board is pleased to announce your SCHA dues will remain at \$230.00. Attached is the 2011 budget for review.

**Assessment due date information:**

Written notice of your annual membership dues will be sent 30 days before the due date. **Assessments are due January 20th** and are late after March 1st. After March 1st a \$ 25.00 late fee and 10% interest. NSF checks will be charged \$35. After June 1st all unpaid assessments are turned over to the SCHA attorney for lien filing. The association will seek to collect dues at 100%. Please remember membership in SCHA is mandatory through your agreement at the time of closing on your home.

**Annual Assessments should be mailed to SCHA, P.O. BOX 86880, Baton Rouge LA 70879.** A copy of the by-laws for each filing can be found at [www.shadowshoa.com](http://www.shadowshoa.com).

**Early Bird Contest:**

Homeowners who pay 2011 assessments before Feb 15th 2011 will have their check placed into a drawing. If you are the winner, your dues will be returned and your membership is free for the year!

**Homeowners Meeting on 2011 Budget:**

There will be a meeting to discuss the 2011 budget with homeowners on Sunday December 12<sup>th</sup> at 3:00pm in the park. The agenda for this meeting will be limited to Budget discussions and a vote only.

**Reminder**

Homeowners who wish to participate in the Shadows Community Outdoor Christmas Decorating Contest should have outdoor home decorations completed and lit by week of December 13<sup>th</sup>. The contest will be judged and 1<sup>st</sup>, 2<sup>nd</sup> and 3<sup>rd</sup> place prizes will be awarded. 1<sup>st</sup> place 100.00 Gift Certificate to Louisiana Nursery, 2<sup>nd</sup> place 75.00 gift Certificate to Louisiana Nursery, 3<sup>rd</sup> place 50.00 gift certificate to Louisiana Nursery. Lets light up and decorate making the Shadows Community festive and fun this holiday season.

Respectfully Submitted:

Your SCHA Board