



The Eden Islander

THE OFFICIAL "EDEN ISLES NEWSLETTER"

EDEN ISLES SUMMER 2013

P.O. BOX 2746 • SLIDELL, LA 70459

2013 GENERAL MEMBERSHIP MEETING DATES

GENERAL MEMBERSHIP MEETING

Tuesday, June 11, 2013

7:00 PM • Tammany Yacht Club

Special Guest:

SENATOR A. G. CROWE,
Louisiana State Senator, District 1

Don't miss his follow-up letter re:

National Flood Insurance Program INSIDE!

We All Must Get Involved Now or We'll All Pay Dearly Later!

Mark Your Calendars

September 10th, 2013 General Membership Meeting featuring Pat Brister,

St. Tammany Parish President as our Special Guest

2013 EVENTS

2nd Annual Eden Isles Luau

Saturday, August 10, 2013

Northshore Beach Fire House • 7 - 11 PM

Eden Isles Children's Day Out

Saturday, September 21, 2013

Neighborhood Garage Sale - TBD

Night Out Against Crime - TBD

EIHOA Annual Christmas Party & General Membership Meeting - TBD

Annual Christmas Boat Parade - TBD

ADVERTISING RATES

1/8 PAGE \$40.00

1/4 PAGE \$60.00

1/2 PAGE \$100.00

BACK COVER \$200.00

Sharon Jenkins Smith - Editor

985-288-5095 • sjsmith511@aol.com

*"The Canals of Eden Isles...
Where Life Happens!"*



Join the Homeowner's Association to **Keep Eden Isles Waterfront Living "the" Best!**

VISIT WWW.EIHOA.ORG

www.facebook.com/EdenIslesHomeownersAssociation

President's Message

The focus of the "President's Message" in The Eden Islander for the first quarter of the year was to illuminate the benefits of becoming a member of the Eden Isles Homeowners' Association (EIHOA). As your new HOA president, I issued a challenge to each current member to recruit one new member. The end result of these efforts has been increased awareness of the value our HOA provides. This is evidenced by the addition of over sixty new households to our organization's membership roll...that explains all those gorgeous teal flags flapping in the breeze in yards up and down our streets! It is the intent of your HOA board to continue to prioritize this initiative and I encourage anyone reading this (members and non-members) to join us and do what they can to ensure a teal flag flaps in every yard.

As I interact with residents within our community, I am repeatedly told by many that they don't clearly understand the workings of our HOA board. With this in mind, the focus of this "President's Message" is to provide more insight and transparency into how the board carries out its responsibilities on behalf of our HOA.

The EIHOA Board routinely meets the first Monday of each month. During these meetings several tasks are undertaken:

- Issues impacting our community are discussed (i.e. storm surge protection, security issues, maintenance of common grounds) and possible courses of action/solutions are proposed and agreed upon. In some cases, as required by our covenants, issues are tabled and presented during General Membership Meetings where they can be decided by a quorum of our entire membership. (i.e. bylaw changes, expenditures greater than \$500, etc.).
- Treasurer's report is shared to insure all HOA funds are being appropriately allocated and expended (estimated vs. actual budgets and income, IRS tax filings, expenditures, bids, etc).
- The Architectural Committee gives its report focusing on St. Tammany Parish code enforcement and Eden Isles covenant compliance. One of the most difficult tasks our board handles is the notification of residents that they are not in compliance with our covenant or that they are in violation of parish codes. Without question, this is always a delicate endeavor, and it is important to note that the Architectural Committee does not have the power to create codes for our community nor the parish. The goal of the Architectural Committee is to preserve the natural beauty of our waterfront community while supporting our homeowners' efforts to preserve their property values via the adherence to our covenant which in almost every instance mirrors parish codes. To this end, the Architectural Committee is in frequent contact with the St. Tammany Parish Government Code Enforcement Agency for advice and support.
- The Special Events Committee updates the board relative to any progress made executing upon social or special events planned for our community by our HOA board (i.e. Crawfish Boil, Luau, Garage Sale, Night Out for Crime, etc.).

Within the context of each of these reports, both old and new business is reviewed and discussed in addition to a myriad of other topics with the potential to impact our community (i.e. The Eden Islander Newsletter, the fishing pier, Highway 11 elevation, etc.). A typical board meeting will last approximately two to three hours.

As you can see, being a member of the EIHOA board can be somewhat involved. The members of your board are volunteers who are dedicated to maintaining and improving the way of life our community provides. Our goal is to address all concerns and issues that are brought forward by our members and to whenever possible find a resolution that is satisfactory to all involved parties. Without a doubt, this goal becomes more achievable when every member of our community makes the effort to become involved, comply with our covenant and parish codes, and treat all neighbors as they themselves would wish to be treated. Please remember that the EIHOA board is made up of residents just like you, who also happen to be motivated to do the best they can on behalf of our entire community. Thank You for allowing me to be part of this team,

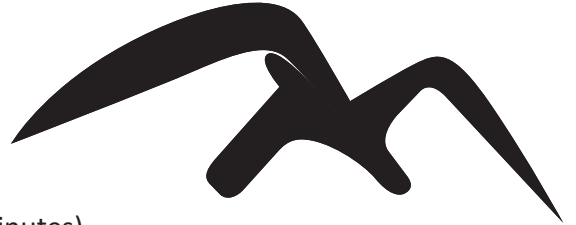
Raymond Frey

EDEN ISLES HOMEOWNERS ASSOCIATION

GENERAL MEMBERSHIP MEETING • MARCH 12, 2013

The meeting was called to order at 7:09 p.m. by Raymond Frey.

1. A motion was made, seconded and approved to suspend with the reading of the Minutes from the December 2012 general membership meeting.
2. Ken Lanata gives the Treasurer's report. A motion was made, seconded and approved to accept the report. (Exhibit 1 to these Minutes)
3. Ken Lanata advises that the contracted accounting firm, MD&D will not do the taxes for EIHOA. A request is made of the general membership to contact Ken if an accountant in the neighborhood is willing to do the 2012 taxes.
4. The pending By-law change is represented by Ken Lanata. A motion is made, seconded and approved to a change the By-law concerning the Board's cap on spending without approval by the general membership. A motion is made, seconded and approved to amend the language to state that \$500 is recommended.
5. Status of street sign installation is given by Cindy Franatovich. A member is concerned that if the newer signs, which are higher, should fall the lower, older street signs should stay installed to be able to show the streets.
6. Status of security cameras is given by Cindy Franatovich.
7. Lee Longstreet advises that the website has received increased hits since the web address has been installed on the entrance signs.
8. Lee Longstreet explained the forum section of the website.
9. The Board explains that new signs are being made to read "Neighborhood Alert check website".
10. Thomas Thompson states that he is disappointed in the response of the community to the request that individuals contact their representatives concerning storm surge protection.
11. A suggestion is made that the newsletter include deaths, births, etc.
12. Denise Bertholot advises that the crawfish boil is scheduled for April 6th and gives details.
13. The cut-off for inclusion in the membership directory is March 31, 2013.
14. A member asks if membership dues are pro-rated. The Board advises that if a new resident joins, the dues are pro-rated to the date of their joining. If the resident is an existing resident who chooses to join at a later date, their dues are not pro-rated.
15. Lou Sandoz presents the new Architectural Committee and reviews the written report concerning same. (Exhibit 2 to these Minutes)
16. Guest speakers Shannon Davis, Richie Artigue, and Deputy Danny Palicer from STPSO are introduced.
17. Shannon Davis advises on 3 topics:
 - a. Raising of Highway 11 St Tammany Parish and DOTD are ready to accept bids, construction should begin June 1, 2013 and take approximately 30 days.
 - b. Fishing pier The repairs have been approved and FEMA will fund the rebuilding of the fishing pier. The stand still is being caused by the road leading to the fishing pier needing repair.
 - c. Lighting at Eden Isles interstate exit Lighting is well funded in the budget (approximately \$1 million). The DOTD built the lighting system but signed the area over to St. Tammany Parish. The fixtures, wiring, etc. are all bad. Bids were requested for an electrical engineer to redesign the area. Only one company bid and will begin re-evaluating and designing a new plan for the area.
18. Deputy Danny Palicer advises that there has been a spike in auto burglary and theft in the area. Most of the vehicles have been unlocked. He advised to lock your vehicles to help prevent thefts and burglaries.
19. The Board requests a show of hands on the liking of an EIHOA Facebook page. The majority disapproved.
20. 50/50 drawing is pulled.
21. A motion was made and seconded and passed to adjourn the meeting.
Meeting is adjourned at 8:55 p.m.





EDEN ISLES HOMEOWNERS ASSOCIATION FINANCIAL REPORT



EIHOA 2013 SPENDING VS BUDGET		
5/31/2013		
ITEMIZED INCOME	2013 Budgeted Income	2013 Actual Income
Homeowner Dues (Estimated for 450 members)	\$ 54,000.00	\$ 50,600.00
Progressive Solutions - Beautification Subsidy	\$ 9,500.00	\$ 3,184.00
Newsletter Advertising	\$ 3,600.00	\$ 3,080.00
Interest & Misc.	\$ -	\$ 956.00
Total Income for Year	\$ 67,100.00	\$ 57,820.00
ITEMIZED EXPENSES	2013 Budgeted Spending	2013 Actual Spending
Parks / Grounds Maintenance	\$ 31,500.00	\$ 11,925.00
Newsletter - Printing & Mailing	\$ 6,500.00	\$ 2,004.00
Insurance - Board Liability	\$ 5,000.00	
Extraordinary Expense Reserve	\$ 5,000.00	
Street Signs	\$ 5,000.00	\$ 69.00
Trimming of Hurricane damaged trees	\$ 4,200.00	
Security Camera - Cable Service & Maintenance	\$ 4,000.00	\$ 1,120.00
Homeowner Flags	\$ 2,000.00	\$ 1,526.00
Christmas Party and Social Events	\$ 1,500.00	\$ 564.00
CPA/Taxes - IRS reinstatement fee	\$ 1,000.00	\$ 1,463.00
Decorations - Entrance Signs	\$ 800.00	\$ 70.00
Utilities	\$ 600.00	\$ 254.00
Mini - Storage Rental	\$ 500.00	\$ 200.00
Meeting Expenses	\$ 400.00	\$ 100.00
Unbudgeted Miscellaneous Expenses	\$ 3,000.00	\$ 147.00
Total Expenses	\$ 71,000.00	\$ 19,442.00
	Balance	\$38,378



*Paula Puglise & Theresa Lauzon
Owners/Instructors*



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INSIDE THE ISLANDER

Only recently having taken over responsibility for ensuring that this newsletter is compiled and distributed on a quarterly basis I admit that I am still *"learning on the job"*. One lesson I've learned and won't soon forget is that life can get in the way of the best laid plans so the proverbial "plan B" is always a good idea. Due to the catastrophic illness of my mother, it was necessary for me to spend the last 6 weeks in my hometown. This resulted in my not being able to get this issue of *The Eden Islander* out the week prior to the General Membership Meeting which is our delivery goal. I humbly apologize to every resident who waited in vain for delivery of the summer issue as well as to every advertiser as we are indebted to you for your financial support. Please accept my sincerest apologies and know that I will do everything in my power from this point forward to ensure that the newsletter will be delivered in a timely fashion come what may.

I have decided to make *"Inside The Islander"* a regular feature of this newsletter in which I will do my best to outline the contents of the current issue. The focus of this month's *Eden Islander* is to attempt to demystify the procedures our HOA's representatives follow to accomplish their various tasks. From the way *"Yard of the Month"* winners are determined to the inner workings of the EIHOA board, the goal of this issue of the newsletter is to bring every resident into the inner circle. It is our hope that more of you will realize that each of us can contribute to our community in some way and that ultimately more of you will decide to do just that!

Let your little light shine in whatever way you can!

Best,
Sharon

So Much Music... So Little Time

...your kind of music...played your way

DJ Entertainment

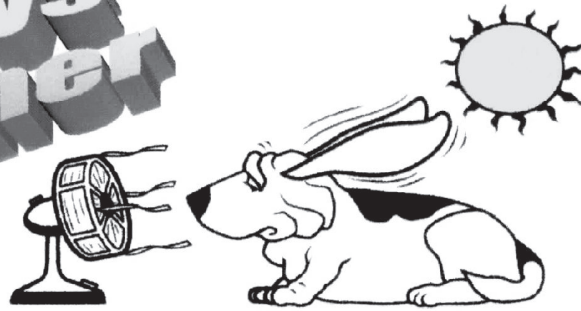
Louie Sandoz

504-621-8045

louissandoz@charter.net



**DOG DAYS
OF SUMMER**



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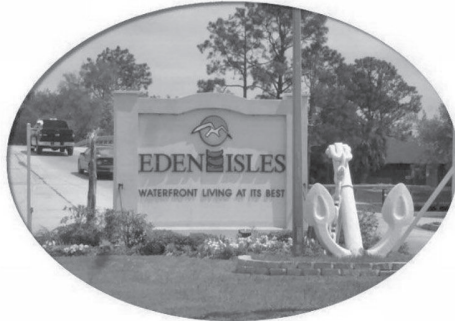
Mon - Fri - (8:00 - 5:30)

Sat - (By Appt. Only)



Eden Isles Homeowner's

Eden Isles - Slidell, LA 70458 Visits to Eden Isles website



A deed restricted community



WWW.EIHOA.ORG

“Waterfront living at its best”

**** NOTICE ****

In an effort to work towards improved community-wide adherence to the codes of St. Tammany Parish as well as the tenants of The Eden Isles Covenants, the Board of Directors of the Eden Isles Homeowner's Association is partnering with the code enforcement office for St. Tammany Parish and has their full support relative to code enforcement.

Residents can familiarize themselves with the St. Tammany Parish codes at:

www.stpgov.org

St. Tammany Parish Government Legal Department

Residents can review the Eden Isles Covenants at:

www.EIHOA.org

Covenants & History Records

Code Enforcement/Architectural Committee Interactions

Beginning with this issue of *The Eden Islander*, we will communicate with the community at large regarding the most common interactions in which the Architectural Committee and/or the St. Tammany Parish Code Enforcement Officers become involved within our subdivision. The goal of providing this information is to assist our residents in better understanding our covenants and the codes to which we all are subject in St. Tammany Parish. Additionally, in order for our HOA to assist any of us to successfully, legally prosecute a party negatively impacting our property values if that were to become necessary, our HOA board is required by law to encourage adherence to the tenants of our covenants.

All code violations, covenant non-compliance, and/or Architectural Committee interactions described will be listed anonymously so as not to publicize what the board feels should be kept private.

1. Vehicles, boats, and trailers parked on the streets.
2. Maintenance and upkeep of vacant homes.
3. Construction of boat houses and docks.
4. Lawn/yard maintenance

******Before beginning construction on any new structure within Eden Isles and prior to submission to St. Tammany Parish for a permit, all plans should be presented to the EIHOA Architectural Committee for review to ensure their compliance with our subdivision covenants.***



BEWARE: ALLIGATORS IN THE EDEN ISLES CANALS



The Neighborhood Alert signs have been posted to bring attention to the fact that **FIVE (5)** alligators have been captured in the canals of Eden Isles since the beginning of 2013; **three (3)** of the five were caught in the last 2 weeks. As this newsletter went to print on Tuesday, July 2, 2013, another alligator was spotted! These alligators have ranged in size from 4 feet long to 7 feet long and with all the activity the canals typically see over the 4th of July holiday weekend it is imperative that everyone be aware of this situation and take appropriate precautions.

If you spot an alligator in our canals, please contact Mr. McRae at 985-898-2338; he will facilitate the capture and removal of these animals from our waterways. Additionally, PLEASE DO NOT FEED THE ALLIGATORS!!! As always, please be diligent regarding your personal safety as well as the safety of our youngest residents and pets around the waterways at all times!!

Eden Isles Garden Club

MARCH YARD OF THE MONTH WINNERS

As our community began preparing to welcome the first day of spring 2013, the Eden Isles Garden Club's Yard of the Month judging committee successfully evaluated and voted for the three winner's of "Yard of the Month" honors for the month of March! Congratulations go out to all of our winners, and we thank you for helping to keep our subdivision looking good!

1ST PLACE

Top honors for the month of March went to the home of Rose Copsey at 116 Moonraker Drive where beautifully trimmed hedges and colorful petunias worked together to bring the "Yard of the Month" sign to visit for awhile.



2ND PLACE

Cathy and Eddie Schenck of 250 Moonraker Drive used irises at the front door, small hedges, and unexpected Easter eggs as their secret weapon and captured the number two spot for March!



3RD PLACE

The third place designation was presented to the residents of 206 Edyie Lane, Ronald and Marda Bernard. Even with a sandy spot in their lawn where a low spot had recently been filled in, the beauty of this yard with its well laid out flower beds could not be denied!



*Certified by
Nancy Baldwin
Yard of the Month
Committee Chair*

Eden Isles Garden Club

APRIL YARD OF THE MONTH WINNERS

A Committee of ladies from Eden Isles Garden Club drove all the streets of our 1100 plus home community in search of the best front yard for the month of April. We appreciate the many homeowners who work so diligently to beautify their lawns, hedges, and flowers and who make eliminating litter in our community their priority. This spring, there are so many amazing yards to choose from that without question it was a very tough decision. After much deliberation and picture comparison, the committee voted and settled on this month's top three!

Congratulations go out to all who work to beautifully maintain their homes and especially to this month's three winners!

1ST PLACE

Earl and Cathy Dickinson of 417 Moonraker Drive were voted the first place yard for the month of April 2013. As is customary, their yard was accessorized by the "Yard of the Month" sign to acknowledge their coveted position.



2ND PLACE

Second place for April goes to the Charlie and Betsy Napolitano of 127 Windward Passage in appreciation of their beautiful landscaping! It is very obvious that Charlie and Betsy have worked hard this Spring on this well planned yard.



3RD PLACE

Third place honors are due to Linda Bywater and Terrina Jones of 308 Eden Isles Blvd whose colorful flowers demand to be noticed.



*Certified by
Nancy Baldwin
Yard of the Month
Committee Chair*

Eden Isles Garden Club

MAY YARD OF THE MONTH WINNERS

The "Yard Of the Month" sign for the month of May 2013 went up today in the yard of Mr. and Mrs. Douglass at 114 Weatherly Cove. He said "She would be sooo proud and happy to see the sign when she got home. She does most of the work herself and works very hard at the English style garden."



Second place for May goes to the home at 117 Loreli with its green grass, manicured terraced lawn w/ trees, and its yellow and red snapdragons to match the welcoming yellow porch chairs.



Third place honors go to 108 Anita Place, a beautifully landscaped yard with new plants that will look even better when they grow a little. This yard shows much care and continued maintenance.



Certified by Nancy Baldwin • Yard of the Month Committee Chair

WHAT GOES INTO THE *Yard of the Month?*

The Committee follows a few basic rules for selection of the winning yards. The selected front yards must be attractive. There can be no trash cans (except on pick up days), trailers, jet skis, boats, trash piles, plastic flowers, or anything that is not aesthetically pleasing near the front door (which is considered by the committee to be the home's focal point). The yard should have well placed trimmed hedges, green grass (no weeds), and preferably some color. The primary factor in earning the award is a neat, well-kept yard with healthy plants.

At this time, I would also like to say "Thank you", to all the yard judging committee members who diligently travel all the streets of our 1100 plus home community to see personally the recommended choices. We also wish to thank our subs who are always available to step in at a moment's notice. Homes for consideration are provided by residents of our community, and we ask that all of our neighbors please call their recommendations in and help us decide the award for Yard of the Month. We drive all areas of the subdivision but accept the fact that we might miss a good one! If you spot an improving or deserving yard with colorful flowers and a beautiful green lawn, please call Nancy Baldwin at 504-473-6838.

Thanks,
NANCY BALDWIN
Yard of the Month Committee Chair

It's Nice to Know Some Things Haven't Changed

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NEIGHBORHOOD ALERTS



Ever drive into our waterfront community expecting to find the serenity Eden Isles is famous for only to have that serenity obliterated by the presence of signs printed in BOLD RED LETTERING virtually screaming the phrase "NEIGHBORHOOD ALERT"? Ever wonder who put those signs there and why? In answer to your questions, those signs are placed by representatives of our Homeowners Association in response to situations impacting our neighborhood at large. Whenever events occur that our HOA board feels it is important to notify our residents about in the most timely way available, these signs are placed at our subdivision entrances.

Whenever you see these signs, the HOA board asks that you go to the www.eiho.org website at your earliest convenience where you will find specific details regarding the most recent alert. Additionally, whenever possible, details of the alert will also be posted at our new Facebook page at www.facebook.com/EdenIslesHomeownersAssociation. Recent NEIGHBORHOOD ALERTS have been posted in regards to the rash of car burglaries of **unlocked** cars in our neighborhood and around Slidell. The most recent alert (the week of July 1st) was in regards to the presence and recent capture of multiple alligators in our waterways.

While our HOA continues to focus on its goals of building our membership rolls and accumulating contact information for every household within our community, this is the fastest means by which we can disseminate important information that is of a time-sensitive nature. So please help us to keep all of our neighbors better informed by passing information along to your neighbors who may not have seen the signs or checked the website. *Also, if you have not already done so, please reach out to a member of our board (contact information included in every issue of The Islander) and provide them with your contact information (home/cell phone or email address) so that in the future we can develop a more direct means of getting important information out to the entire community in the most effective and timely way possible.*

Remember, SAFETY FIRST!
The EIHOA Board

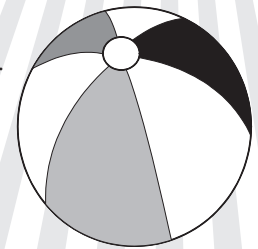
Water Safety

1. Never swim alone, use the buddy system and flotation devices.
2. Never leave children near the water unattended.
3. Appoint a "designated watcher" to protect children during social gatherings near the water.
4. Do not leave toys near the water; they can attract young children to the water.
5. Do not consider young children to be drown-proof because they have had swimming lessons.
6. Instruct babysitters about water hazards.
7. Keep a flotation device handy that you can throw to someone in trouble.
8. Learn CPR. Babysitters and other caretakers, such as grandparents and older siblings, should also know CPR.
9. Barnacles along the bulkhead and pilings are very sharp and can cut like a razor.
10. Have a dog ramp. Tragically, every year several dogs fall into our waterways and drown. If you have a dog please build a dog ramp.



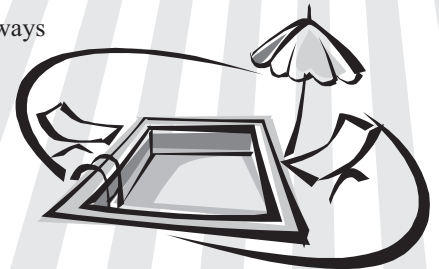
Summer Time is Here, Remember Your Neighborhood Etiquette

1. Don't throw trash (including grass clippings) in the waterways or on the street.
2. Don't play music loudly or late at night, remember sound travels long distances over the water.
3. Don't make a wake when traveling in your boat.
4. Don't allow your pets to wander freely throughout the subdivision.
5. Don't store your boat, boat trailer, or recreational vehicle on the street or park grounds.
6. Maintain your property in good condition.



Keep Our Waterways Pollution Free By:

1. Take precautions when using pesticides for lawn and pest control
2. Don't pour items down the street storm drains, they drain directly into the waterways
3. If you have a dog or cat, pick up their feces, bag it and place in garbage
4. Do not over feed the ducks
5. If you see rubbish in the water, fish it out
6. Place grass clippings in bags not our waterways
7. Instruct your lawn care person not to blow clippings into the water
Remember don't swim in the waterways for several days after a heavy rain!



The Eden Islander Cover Photo

*In the spirit of making this entire newsletter be all about our amazing community, the decision has been made to feature a photo submitted by a member of our community on the cover of each issue of **The Eden Islander**. This issue's cover photo depicts our beautiful canals in the background of the resort-like pool and patio that belongs to **Ms. Betty Evans on Pebble Beach**! Without a doubt, this picture says a thousand words about what it means to live in Eden Isles!!*

*What does your backyard, boat, dock, or backyard event say about living here in our island paradises? If you have a photo that will translate well in black and white and tell a story about life here in the isles, please submit it for consideration for a future cover of **The Eden Islander** and who knows, maybe some of us will discover yet another reason to be so happy we live here! Submit photos electronically to Sharon at sjsmith511@aol.com, but please include a meaningful message (including name and address) as anonymous links will not be opened for fear of computer viruses. Don't have the technology to send an electronic copy...no worries! Simply contact Sharon or another member of the board to arrange to have your hard-copy photo picked-up, scanned, and returned to you.*

2013 EIHOA ROSTER · JANUARY 10, 2013

Name	Email Address	Phone Number	Position Within Board
Raymond Frey	RaymondFrey@ymail.com	504-444-6612	President
Lou Sandoz	louissandoz@charter.net	504-621-8045	Vice-President; Architectural Committee
Colin Minster	Colin.minster@gmail.com	985-649-1684 504-473-1425	Secretary
Ken LaNata	kwlاناتa@bellsouth.net	985-781-6442	Treasurer
Paul Titus	pstjr@bellsouth.net	985-649-6678	Board Member; Greenspace
June Collins	June103@charter.net	985-646-0923	Board Member ; Welcoming Committee
Denise Berthelot	berthelotjd@att.net	985-641-1727	Board Member; Special Events Committee
Sharon Jenkins Smith	Sjsmith511@aol.com	985-288-5095 314-496-3334	Board Member; Newsletter Coordinator
Shirley Ezell Frey	sezell@TMLS.textron.com	504-491-6874 985-661-3854 (w)	Board Member
Lee Longstreet	lee@datakik.com	504-283-4706	Committee Chairman – Special projects; website; flood protection; cameras; quality of life
Cindy Franatovich	Cindy.Franatovich@sbpsb.org	985-201-7383	Advisor
Carol Wester	mawmaw214@charter.net	985-641-6731	Committee Member - Garage Sale
Jerri Candebat	candebatt@bellsouth.net	985-639-1624	Committee Member - Night Out Against Crime
Karen Thoede	KarenAnn5775@aol.com	985-641-9635 504-874-0657	Committee Member – Night Out Against Crime; Decorations; Signage
Fred Thoede	KarenAnn5775@aol.com	985-641-9635 504-874-0657	Committee Member – Architectural Committee; Decorations; Signage
Tom Candebat	tomcandebat@aol.com	504-220-1624	Committee Member – Architectural Committee

**NEW
2012!**

\$17,999

TURN KEY!

Trailer not included

MERCURY

"1 on The Water"



24ft Bentley

50 HP 4/S Merc ELPT

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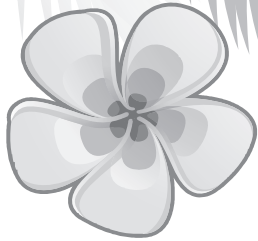
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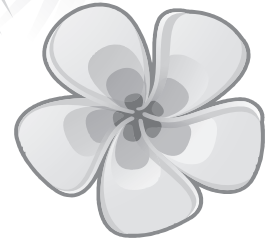
The Eden Isles Homeowners' Association
Invites You to Attend Its
2ND ANNUAL HAWAIIAN LUAU

Saturday, August 10, 2013 • 7-11 PM

Tickets \$10 (sold in advance)



This tropical event will be held at
The Northshore Beach Fire House.



Music will be provided by **NIGHTFALL!**

Set ups and light appetizers will be furnished but feel free to bring your own bottle and table snack!

Tropical attire is encouraged and tickets may be purchased by contacting Denise Berthelot at 985/641-1727 or 504/401-3739.

**Eden Isles Homeowners' Association
Flood Control Committee
Status Report April 2013**

Good News The Corps of Engineers Environmental Department has finally agreed to perform a study of all Corps' structures built since 1965 to determine their impact on the Lake Pontchartrain Basin storm surge flooding. This new study is scheduled for completion in November of 2013.

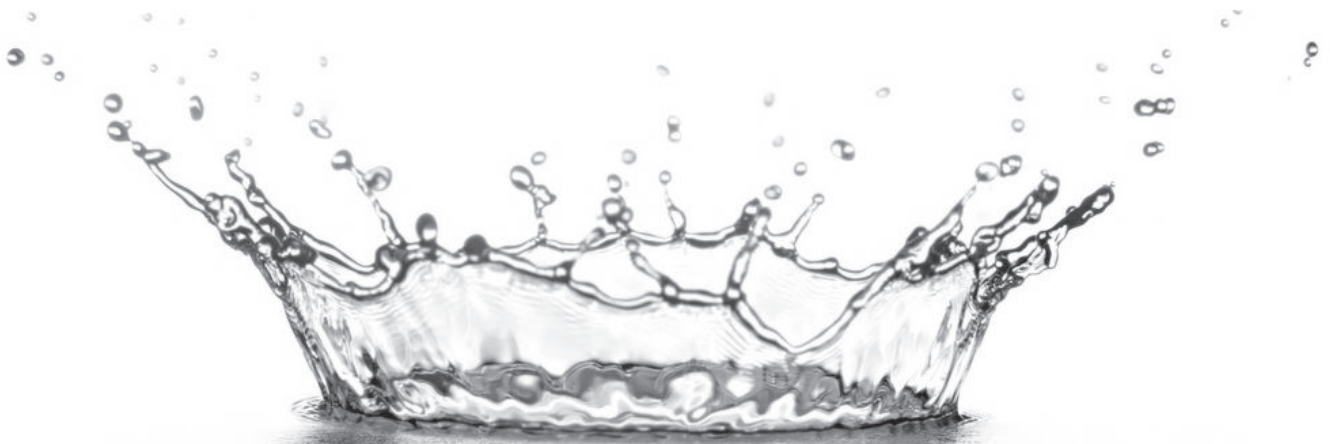
Up to this point the Corps has studied less than half of their structures for impact (those built since 2005) and those invalid studies show little impact to the Lake Pontchartrain Basin. The Eden Isles Flood Committee believes this new study of all the Corps' structures built from 1965 will show significant impact to the north shore of the Lake Pontchartrain basin. Once it is established that Corps structures have a significant impact to the north shore the Corps will have to mitigate the damage as per Col. Fleming's statement made on November 14, 2012 - <http://youtu.be/PkmatvMIRk>.

We desperately need control structures at the Rigolets and Chef Pass now more than ever. It is not only a storm surge issue, but also a flood insurance issue.

Do not allow misinformation about this issue derail protection for our homes and businesses. Learn the facts:

1. Structures at the Rigolets and Chef Pass will "NOT" significantly impact populated areas of Mississippi (http://youtu.be/_GWomkLyM30).
2. The history of storm protection for Lake Pontchartrain clearly shows Corps' failures and how cost effective the structures would be (<http://youtu.be/XnwVLkmY4sk>).
3. The Corps has the authority to act now on building Rigolets and Chef Pass structures, but refused to act on that authority (<http://youtu.be/2uZuwC-Ymsk>).

Please urge your congressional delegation to fight for storm surge structures at the Rigolets and Chef Pass.



Re: The National Flood Insurance Program

A Letter to the Eden Isles Homeowners' Association from Senator A. G. Crowe

----- Original Message -----

From: A.G. Crowe

To: June Collins ; Lee and Margaret Longstreet

Cc: David Doss

Sent: Wednesday, June 12, 2013 8:29 AM

Subject: From SenatorA.G. Crowe

It was my pleasure to meet last evening with the EIHOA and be able to share information about the national flood insurance program. I will continue to do all I can to stop this potentially devastating problem. As promised, attached is the latest fact sheet that includes the time line we discussed. Please forward this on to your friends and neighbors and ask them to forward as well.

Please also keep in mind that legislation is now ready and being worked in Washington that seeks to delay the implementation of the Act. I encourage everyone to begin a massive effort to contact their representatives and for that matter ALL representatives in Congress if time permits.

Take care and please free to call on me any time.

A.G.

PS: When you contact your congressman, please suggest nationwide multi-peril legislation that would provide protection for millions of Americans, enlarge the insured pool and reduce the overall cost to everyone in the program. Examples of perils include ice and snow storms/blizzards in the north, hurricanes in the south and eastern seaboard, earthquakes and wild fires in the west, tornadoes in the mid-west. This approach would bring in congressmen from at least 40 states and could be our best chance of keeping the cost of flood insurance at a reasonable and affordable rate.



FEMA

Biggert Waters Flood Insurance Reform Act of 2012

Impact of National Flood Insurance Program (NFIP) Changes

Note: This Fact Sheet deals specifically with Sections 205 and 207 of the Act.

In 2012, the U.S. Congress passed the Biggert Waters Flood Insurance Reform Act of 2012 which calls on the Federal Emergency Management Agency (FEMA) and other agencies to make a number of changes to the way the NFIP is run. Some of these changes have already been put in place, and others will be implemented in the coming months. Key provisions of the legislation will require the NFIP to raise rates to reflect true flood risk, make the program more financially stable, and change how Flood Insurance Rate Map (FIRM) updates impact policyholders. The changes will mean premium rate increases for some – but not all -- policyholders over time.

Background:

In 1968, Congress created the National Flood Insurance Program (NFIP). Since most homeowners' insurance policies did not cover flood, property owners who experienced a flood often found themselves financially devastated and unable to rebuild. The NFIP was formed to fill that gap and was designed to incorporate community adoption of minimum standards for new construction and development to minimize future risk of flood damage. Pre-existing homes and businesses, however, could remain as they were. Owners of many of these older properties were eligible to obtain insurance at lower, subsidized rates that did not reflect the property's true flood risk.

In addition, as the initial flood risk identified by the NFIP has been updated, many homes and businesses that had been built in compliance with existing standards have received discounted rates in areas where the risk of flood was revised. This "Grandfathering" approach prevented rate increases for existing properties when the flood risk in their area increased.

After 45 years, flood risks continue and the costs and consequences of flooding are increasing dramatically. In 2012, Congress passed legislation to make the NFIP more sustainable and financially sound over the long term.

What this means:

The new law eliminates some artificially low rates and discounts which are no longer sustainable. Most flood insurance rates will now move to reflect full risk, and flood insurance rates will rise on some policies.

Actions such as buying a property, allowing a policy to lapse, or purchasing a new policy can trigger rate changes. You should talk to your insurance agent about how changes may affect your property and flood insurance policy. There are investments you and your community can make to reduce the impact of rate changes. And FEMA can help communities lower flood risk and flood insurance premiums.

What is Changing Now?

Most rates for most properties will more accurately reflect risk. Subsidized rates for non-primary/secondary residences are being phased out now. Subsidized rates for certain other classes of properties will be eliminated over time, beginning in late 2013. There are several actions which can trigger a rate change, and not everyone will be affected. It's important to know the distinctions and actions to avoid, or to take, to lessen the impacts.

Not everyone will be affected immediately by the new law – **only 20 percent of NFIP policies receive subsidies**. Talk to your agent about how rate changes could affect your policy. Your agent can help you understand if your policy is impacted by the changes.

- Owners of **non-primary/secondary** residences in a Special Flood Hazard Area (SFHA) will see 25 percent increase annually until rates reflect true risk – began January 1, 2013.
- Owners of **property that has experienced severe or repeated flooding** will see 25 percent rate increase annually until rates reflect true risk – beginning October 1, 2013.
- Owners of **business properties in a Special Flood Hazard Area** will see 25 percent rate increase annually until rates reflect true flood risk -- beginning October 1, 2013.
(Each property's risk is different. Some policyholders may reach their true risk rate after a couple years of increases, while other policyholder increases may go beyond five years to get to the full risk rate required by the new law. Rate tables on true risk will not be available until June 2013.)

Primary residences in SFHAs will be able to keep their subsidized rates unless or until:

- The property is sold;
- The policy lapses;
- You suffer severe, repeated, flood losses; or
- A new policy is purchased.

Grandfathering Changes Expected in 2014

The Act calls for a phase-out grandfathered rates and a move to risk-based rates for most properties when the community adopts a new Flood Insurance Rate Map. If you live in a community that adopts a new, updated Flood Insurance Rate Map (FIRM), grandfathered rates will be phased out. This will happen gradually, with new rates increasing by 20% per year for five years. Implementation is anticipated in late 2014.

What Can Be Done to Lower Costs?

For home owners and business owners:

- Talk to your insurance agent about your insurance options.
- You will probably need an Elevation Certificate to determine your correct rate.
- Higher deductibles might lower your premium.
- Consider incorporating flood mitigation into your remodeling or rebuilding.
 - Building or rebuilding higher will lower your risk and could reduce your premium.
 - Consider adding vents to your foundation or using breakaway walls.
- Talk with local officials about community-wide mitigation steps.

For community officials:

- Consider joining the Community Rating System (CRS) or increasing your CRS activities to lower premiums for residents.
- Talk to your state about grants. FEMA issues grants to states, which can then distribute the funds to communities to help with mitigation and rebuilding.

Key Dates and Triggers

Date of Implementation	Who Is Affected	What Will Happen	Why Is It Changing
<p>January 1, 2013</p>	<ul style="list-style-type: none"> • Homeowners with subsidized insurance rates on non-primary residences • <i>Properties receiving subsidized insurance rates are those structures built prior to the first Flood Insurance Rate Map (pre-FIRM properties) that have not been substantially damaged or improved.</i> 	<ul style="list-style-type: none"> • 25 percent increase in premium rates each year until premiums reflect full risk rates 	<ul style="list-style-type: none"> • BW 12 calls for the phase-out of subsidies and grandfathered rates on flood insurance premiums. • This premium increase is outlined in Section 100205 • The phase out of subsidies affecting non-primary residences was also mandated by earlier 2012 legislation, HR 5740.
<p>October 1, 2013</p>	<ul style="list-style-type: none"> • Owners of business properties with subsidized premiums • Owners of severe repetitive loss properties, which are defined as any property that has incurred flood-related damage in which the cumulative amounts of NFIP claims payments exceeded the fair market value of the property 	<ul style="list-style-type: none"> • 25 percent increase in premium rates each year until premiums reflect full risk rates 	<ul style="list-style-type: none"> • BW 12 calls for the phase-out of subsidies on flood insurance premiums. • These premium increases are outlined in Section 100205.
<p>October 1, 2013 continued</p>	<ul style="list-style-type: none"> • Owners of property: <ol style="list-style-type: none"> 1. not insured as of the date of enactment of BW 12 (7/6/2013); 2. with a lapsed NFIP policy; or 3. purchased after the date of enactment of BW 12. 	<ul style="list-style-type: none"> • Full-risk rates will apply to these policies. 	<ul style="list-style-type: none"> • BW 12 calls for the phase-out of subsidies on flood insurance premiums. • These premium increases are outlined in Section 100205.

When	Who Is Affected	What Will Happen	Why Is It Changing
<p>October 1, 2013 continued</p>	<ul style="list-style-type: none"> • Owners of properties insured by the Preferred Risk Policy (PRP) Eligibility Extension, which has allowed structures mapped into a high risk area to remain insured at lower PRP rates. These are properties mapped into the Special Flood Hazard Areas (SFHAs) on or after October 1, 2008. 	<ul style="list-style-type: none"> • Full risk rates will be phased in annually with average annual increases of 20 percent until premiums reach full risk rates. 	<ul style="list-style-type: none"> • BW 12 calls for the phase-out of subsidies and grandfathered rates on flood insurance premiums. • The phase-out is a policy decision to align all subsidies with the BW 12 changes and maintain the PRP for low risk properties outside the SFHA.
<p>October 1, 2013</p>	<ul style="list-style-type: none"> • All policyholders except Preferred Risk Policies (PRPs), Group Flood Insurance Policies, and policyholders losing their subsidies. 	<ul style="list-style-type: none"> • A 5 percent premium increase will go towards building a reserve fund for the NFIP. 	<ul style="list-style-type: none"> • BW 12 calls for the establishment of a reserve fund to meet the expected future obligations of the NFIP. • The reserve fund is outlined in Section 1310A.
<p>Late 2014</p>	<ul style="list-style-type: none"> • Other property owners, including non-subsidized policyholders, affected by <u>map changes</u> 	<ul style="list-style-type: none"> • Full-risk rates will be phased in over five years at a rate of 20 percent per year to reach full risk rates. • The NFIP will not retroactively collect premiums for map changes occurring after the date of enactment (7/6/2012). 	<ul style="list-style-type: none"> • BW 12 calls for the phase-out of grandfathered rates on flood insurance premiums. • This premium increase is outlined in Section 100207.

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2013 Kentucky Derby "Back In The Saddle Again" Party

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THE CLUB NOW HAS 52 MEMBERS, BOTH MEN AND WOMEN, AND OUR NEXT ADVENTURE WILL BE OUR JUNE LUAU.

IF YOU ARE INTERESTED IN JOINING US FOR A LOT OF FUN ACTIVITIES WITH YOUR NEIGHBORS, PLEASE CALL CAROL 985-641-6731 OR EMAIL - mawmaw214@charter.net .



2013 Kentucky Derby Back in the Saddle Again Party

l to r: Yvette Spencer,
Janet Wilber,
Rose Copsey,
Liz Gambrell,
Dorothy Ralph,
Terrel Ladner,
Karen Ring,
Wally Gill



Mystery Guest

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Carol Wester - Funniest Hat
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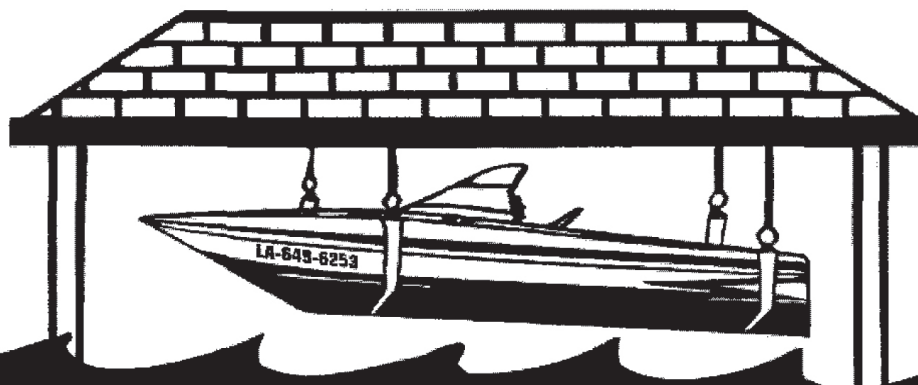
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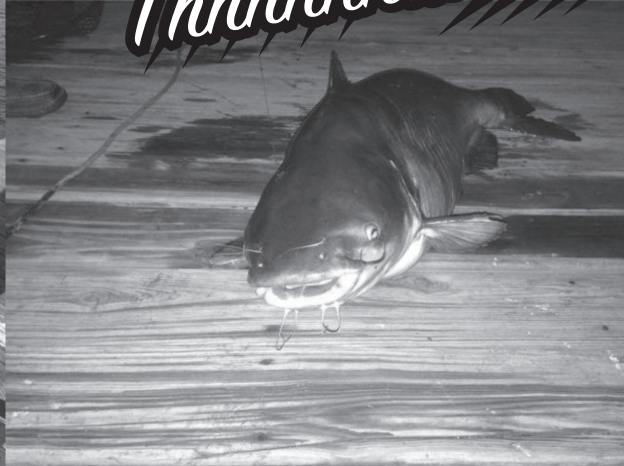
Cell: 985-285-7271
Main: 985-649-9091

"Seen on an Eden Isles Boat Dock"



DeWayne Smith

"He was
Thhhhhhhiiiiissss BIG!"



Will Bras



Robert Highland

Don't forget to forward announcements/pictures of our residents' accomplishments (i.e. births, graduations, awards, big fish, new businesses, etc.) to be featured in *The Eden Islander*. In our fall issue I'd like to spotlight our recent graduates and the schools, jobs, etc. to which they will be continuing on! So please forward electronic copies of pictures along with any additional pertinent information to me at sjsmith511@aol.com or just drop hard copies in my mailbox and I'll make sure they are returned!

EHOA Joins The Social Networking Generation!

After several months of discussion and debate, the Eden Isles Homeowners' Association's Board of Directors has decided to establish a **Facebook** page. The rationale behind starting this page is multi-fold:

1. To create a "social home" on the internet where members of our community can share and exchange pictures and other information of a social nature.
2. To utilize the power of social networking in an attempt to encourage a broader cross section of the residents in our subdivision to become active with our association.
3. To establish an alternative means of quickly disseminating information/alerts to the residents of our community, including the use of push notifications for those with the necessary technology who are willing to sign up to have notifications sent.

The decision to move forward with this initiative was not one that was taken lightly, and the final decision was made conditionally. Our Facebook page administrators will monitor ALL postings, comments, etc. prior to allowing them to be published until such time that the board is satisfied that it makes sense to allow unmonitored posting if that time comes at all. At any time, the board may decide to delete the page without prior notice if it becomes evident that the page is detrimental to the HOA's goals or the community's image.

If you are currently a Facebook enthusiast, the board asks that you stop by and **"like"** our page. It is our intent that as we become more versed in using Facebook, it will help us reach our goal of helping Eden Isles to become the most cohesive waterfront community the North Shore has ever known!

Find us at:

www.facebook.com/EdenIslesHomeownersAssociation



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EDEN ISLES

Waterfront Living at its Best

Why do we need a Homeowner Association?

- To collect and properly manage funds for maintaining the common grounds
- Maintain and improve the entrance and street signage
- Provide seasonal landscaping and decorations for the neighborhood entrances
- Publish the Eden Islander newsletter to keep everyone informed of pertinent neighborhood events
- Maintain a website to make finding important neighborhood information easier and to post time-sensitive news (ie. crime alerts, hurricane updates, etc.)
- To coordinate neighborhood civic activities and meetings (ex. Night Out for Crime, Neighborhood Garage Sale, etc.)
- To serve as a liaison on behalf of 1200 households when addressing our governing agencies
- Help maintain the peaceful coexistence of neighbors and protect/enhance property values via enforcement of Parish and the Eden Isles Covenants
- Maintain and monitor security cameras

Membership:

Membership is open to all property owners, residents and those wishing to support our community. Membership is the best opportunity available to you the help keep Eden Isles a great place to live. Kindly include the completed form when submitting your annual dues. Members are the first to be contacted when important issues arise.

Participation:

Volunteer homeowners make up our board of directors and committees. We continually need new volunteers to serve on our board of directors and committees. Please attend the quarterly homeowners meetings to keep up with the news and to volunteer.

Questions:

Visit www.eihoa.org. You can send an e-mail from the link on the home page or call one of the board members listed under contacts. We thank you for considering Eden Isles your home and helping to make a great place to live for everyone.

Thank you for your support!

EDEN ISLES HOMEOWNERS ASSOCIATION

Waterfront living at its best

Annual dues **\$120.00**, due by March 31st each year

Homeowners Name/s: _____

Property Address: _____ **Slidell, LA 70458**

Mailing if different: _____

Home phone: _____ Cell phone: _____

E-mail address: _____

Do you wish your number listed in the directory YES / NO If YES, please circle HOME or CELL
(For security reasons, we recommend listing your phone number so your neighbors can contact you if they see suspicious activity)

Would you like to serve on the board of Directors or on a committee YES / NO

Please mail your annual dues to: **EIHOA P.O. Box 2746 Slidell, LA 70459 OR**

EIHOA Drop Box located on Eden Isle Dr. median at the I -10 entrance side

Thank you for your support!

Comments:

A note about dues:

The parish does not maintain or fund the maintenance of the public spaces of our neighborhood, your homeowners association do es!

Monies collected are used for: cutting the grass in all of the public green spaces throughout the neighborhood, lighting, maintaining and providing seasonally appropriate decorations for both main entrances, installation and maintaining street signs, managing the cost of repairs and utilities associated with the security cameras, planting and maintaining the landscaping, managing the costs of neighborhood publications (ex. The Eden Islander Newsletter/security alerts/posters), paying for postal service and postage, State fees regarding the entity of the association, water testing lab expenses, insurance and legal fees, quarterly meetings expenses, and basic funding for select neighborhood events.

NOTE: Board and committee members are non compensated neighborhood volunteers whose only interest is contributing to the well being of the neighborhood.

Those who fail to pay dues hinder the HOAs ability to effectively maintain the neighborhood . The more homeowners that participate, the more your association can accomplish. The current level of financial participation does not provide the HOA sufficient budget to cover the expense of properly enforcing the covenants; this hurts us all ultimately via a detrimental impact on our individual and the neighborhoods collective property values. Although the covenants are a legally binding part of each propertys deed, without sufficient funding the HOA can offer little assistance, thereby the burden of enforcement becomes the duty of each individual homeowner. Your financial support and participation will allow your Eden Isles Homeowners Association to better help you protect and enhance one of your single most important investments, your home!

www.eiho.org



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