



MAGNOLIA FOREST HOMEOWNERS ASSOCIATION

www.magnoliaforest.net

Newsletter

MAGNOLIA FOREST IS A RESTRICTIVE COVENANTS COMMUNITY

MFHA

P.O. Box 1624
Pearl River, La. 70452
www.magnoliaforest.net

2024 Board of Directors

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Vice President

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Garden Club

Tammy Artalona
Cayjungrll@gmail.com

St. Tammany Parish Council

David Cougle
District 9 Representative
dcougle@stpgov.org
https://www.facebook.com/
cougledistrict9

Sheriff's Office Dispatch

985-898-2340

Parish Barn on Military

985-863-5392

THE GREAT MAGNOLIA FOREST ANNUAL YARD SALE

Saturday, October 5th

7:00 AM to Noon



REGISTER BY Monday, September 30 with fee. Please make checks payable to Mag-
nolia Forest Homeowners Association or Venmo at @MagnoliaForestHA. It is im-
portant to register by September 30th to be included on the yard sale map. Maps,
with yard sale locations, will be distributed at the Fischer and Oak Alley entrances.
See registration form below.

Magnolia Forest Subdivision started the Great Magnolia Forest Yard Sale in 1980,
and it attracts a crowd, so expect the traffic to move slowly. We anticipate this
year's event to be larger than last year.

Please drive carefully and be alert to pedestrians. A deputy sheriff will be on duty
helping with traffic congestion. It's a great, easy way to get yard sale customers
since the Magnolia Forest Homeowners Association does the advertising for you! If
you plan to participate, please register and pay your registration fee!

Register by September 30

NAME _____

ADDRESS _____

PHONE _____

MFHA Members @ \$5 \$ _____

Non-members @ \$10 \$ _____

Checks payable to: MFHA

Venmo Payment _____

Mail or hand-deliver to:

Betty Rose

525 Oak Alley

Pearl River, LA 70452

bettyrose@charter.net

President's Corner : Magnolia Forest/Waste Management Contract Update

The Magnolia Forest 5 Year Contract with Waste Management is now ended.

Five years ago, the HOA negotiated a very nice contract that not only lowered our residents' monthly charges, but offered additional coverages, such as two weekly pickups of 1-2 WM containers, on Mondays and Thursdays, weekly recycle bin pick up on Wednesdays, and one complimentary dumpster pick up for our October yard sale. Residents would have to call the WM office and inform them you are a resident of Magnolia Forest and would qualify for this program. The cost was originally \$18.00 per month, which has risen to \$21.28 per month due to annual cost of living increases. To secure this price, residents would have to go paperless and apply for auto-pay.

Our HOA is now re-negotiating a new contract. As you know everything is going up in price and becoming more automated. We now have a new WM automated truck that only picks up their large WM containers. Our proposal from Waste Management moving forward is as follows:

- Two weekly pickups on Mondays and Thursdays of one WM large container per pick up,
- For recycling, a larger, new 96-gallon container that would be picked up every other Wednesday,
- Two complimentary large dumpsters, one for our yard sale and one on a date to be determined by the HOA.

The cost per resident would now be \$27.00 per month. You would still have to contact their main office to apply for going paperless and continue auto pay process to get this lowest rate.

NEIGHBORHOOD DUMPSTER

As part of Magnolia Forest's contract with Waste Management, our annual roll-off container for residents' bulk trash disposal has been scheduled in conjunction with our Magnolia Forest Yard Sale. That way, as you are cleaning out your house for the yard sale, you can purge bulky items. The dumpster will be available Friday evening (Oct. 4) through Monday morning (Oct. 7). The dumpster will be located at the Magnolia Forest Stables at the end of Crowe's Landing Road.

Be courteous and walk your trash as far back as possible into the dumpster and please stack your trash to help maximize space for our entire neighborhood. When the dumpster is full, the gates to the stables will be locked. Please do not leave trash outside of the bin or outside the gate. We will have cameras monitoring the site and litterers will be held responsible for cleaning up the mess or reported to the Sheriff's Office.

Thank you to **Magnolia Forest Stables** for hosting the dumpster again this year!

Save the date

Saturday, October 5th	Magnolia Forest Yard Sale
Saturday, October 26th	Halloween Hayride
Tuesday, November 5th	Election day

Covenants corner

There has been a good response from homeowners showing interest in their covenants as covered in the last newsletter, therefore I'm repeating that covenants corner.

The vast majority of the homes in Magnolia Forest were built between 1976 and 1982 in 19 different phases. Each of the phases has their own set of restrictive covenants. While the language in most of the covenants is very similar, there are differences. If you are wondering about what phase you live in, and would like a copy of the covenants for your phase, email the covenants committee at:

mfhacovnantscomitee@gmail.com

AUGUST GARDEN OF THE MONTH

The Magnolia Forest Garden Club honors the home of Betty Rose for the Garden of the Month for August. Betty's home, located at 525 Oak Alley, is filled with a beautiful selection of trees and shrubs. A large deep bed along the front of the house is backed with Indian Hawthorn, colorful Loropetalum, Blue Plumbago, pink Encore Azaleas, and Roses. Perennials of red and yellow Lantana, yellow Day Lillies, Aztek grass and pink Begonias dot the front of the bed. Two Little John Bottle Brush shrubs flank the entrance walkway along with a large urn filled with pink Hibiscus. This month's judges for the Garden Club were Sandy Solar and Lynda Donaldson.

Real estate

Houses Currently on the Market

201 Milbank Dr. \$359,000

437 Parlange Dr \$345,000

Houses under contract

None

Houses closed in the last 6 months

1007 Oakland Dr. List Price \$650,000 Closed Price \$640,000 No Seller Concessions

411 Parlange Dr. List Price \$285,000 Closed Price \$257,500 No Seller Concessions

544 Oak Alley Dr. List Price \$315,000, Closed Price \$330,000

123 Fischer Dr. List Price \$345,000 Closed Price \$354,000 Seller Concessions \$14,000

321 Nottoway List Price \$315,000 Closed Price \$323,000 Seller Concessions \$13,500

435 Parlange List Price \$285,000 Closed Price \$257,000 Seller Concessions \$9,000

108 Fischer Dr. List Price \$200,000 Closed Price \$181,000 (Home had termite damage and sold below market)

Vacant Land for Sale

419 Parlange Dr. \$37,500

719 Ashland Dr. \$95,000

Colleen C. Fickle

ERA Top Agent Realty

1846 Front Street

Slidell, LA 70458 - USA

The Association has 172 members

Adams, L	Brandon, R & J	Donaldson, E	Goodson, F & M	Knowles, L & C	Ostericher, C & T	Schutte, R
Anderson, J & P	Brandt, B & L	Donaldson, J	Gray, W & K	Koen, J	Overby, M & A	Sierra, M & K
Arthur, N	Braun, J & L	Donaldson, L	Griffith, S	Konda, D & T	Pecot, J & L	Sims, M
Babbington, S & N	Brooks, J	Drake, R & L	Griggs, J & A	Krumm, J & J	Petrucci, M & E	Smith, C & L
Baird, J	Burgueno, E & B	Drewes, M & D	Griswold, W	Lacourrege, J & D	Piazza, C & K	Solar, R & S
Banner, L & V	Cahill, G & J	Dupuy, G & A	Guillory, R & T	Lambert, L & K	Pitman, A & J	Stubbs, M & J
Barbaro, J	Cain, J & M	Evans, J & G	Gunderson, S	Landry, P & L	Pousson, D & J	Sullivan, D & D
Barrelle, B & J	Cameron, B	Farley, M & S	Gust, L	Lightfoot-Freeman, E & S	Pousson, M & M	Trainor, T & K
Becnel, P & T	Campbell, J & C	Ferris, M & S	Habbab, T	Loggin, K	Prattini, C & C	Trascher, D & Foy, M
Benedic, P & K	Carrigan, G & C	Fickle, C & K	Hamilton, M & L	Lorusso, F & C	Prendergast, B & B	Trippe, M & M
Bennett, P & A	Chagnard, C & M	Finger, J & A	Harper, C & C	Martin, B & K	Ramirez, G & L	Venables, L
Benson, A & L	Champagne, R & L	Finnin, A & M	Harrison, J	Martin, E & A	Rao, P & C	Vernon, W & K
Benson, B & L	Charles R & Ronnie J	Fisher, B & K	Hasperue, P & C	Martino, D & S	Rao, T & C	Wagner, E & R
Bentson, M & L	Clatterbuck, N & K	Fisher, N	Hebert, K & A	McDowell, D & K	Reed, J & M	Wallace, W & L
Berdine, B	Clavier, P & S	Fosdick, J & K	Heisser, A & G	McGee, L & S	Riedie, L & D	White, R & K
Bermingham, M & A	Compass, E & A	Fouert, J	Herman, J & M	McInerney, J & O	Robinson, S	Wilbourn, J & C
Bernard, L & J	Cooney, M & T	Frischhertz, G & R	Herman, L & A	Melancon, F	Rose, B	Wilcox, R & B
Billings, S & M	Courseault, P & J	Frueh, D	Hodge, C	Meltz, R	Round, C & J	Williams, W & S
Bonnett, G & L	Cross, A & S	Gallacher, D & P	Holbrook, J & D	Mesman, R & A	Rullman, D & E	Wingrave, D & D
Boos, M & B	Dean, D	Garner, J & N	Holley, T & A	Milliet, B & Ford, J	Ruscoe, B & V	Winkler, D & A
Bordes, P	Dehm, S	Gerace, J & J	Houser, J & M	Mills, J & P	Rushon, W & D	Wood, N & L
Bowman, W	Deris, L & B	Gernon, E	Johnston, W & F	Moyle, J	Ryan, P & D	Wyatt, C & D
Boyd, J & S	DeRouen, E	Gille, J & J	Karl, C & K	Olsen, K & K	Ryan, T & M	
Bradburn, B & P	Devezin, T	Girod, J & H	Karl, T & H	Onstad, F	Sanders, B & G	
Bradburn, M	Dier, J & J	Giuffria, P & K	Katz, B	Ory, B & C	Schultz, R & L	

The UPS Store 6560

Store6560@theupsstore.com

The UPS Store

P: 985-649-6560

F: 985-641-3932

store6560@theupsstore.com

theupsstorelocal.com/6560

facebook.com/theUPSstore6560

1527 Gause Blvd

Slidell, LA 70458

Hours:

Mon-Fri: 8:00am - 6:30pm

Sat: 8:00am - 2:30pm

Sun: 10:00am - 3:00pm

The Green Team

“Quality Lawn Care”

Licensed & Fully Insured

Free Estimates

(985) 259-0316

Thank you MFHA for your continued support.

MAGNOLIA FOREST HOMEOWNERS ASSOCIATION

2024 Family Membership \$50 \$ _____ **Name(s)** _____

Donation for Beautification \$ _____

Donation for Extra Sheriff patrols \$ _____ **Street Address** _____

Donation for Social Events \$ _____ **Email address** _____

Total Enclosed \$ _____ **Phone number** _____

Make check payable to MFHA

Mail to:

**MFHA
PO Box 1624**

Venmo @MagnoliaForestHA

Pearl River, LA 70452