

Woods of Glenmary Patio Homes
Board Meeting Minutes
25 May 2018

- I. The meeting was called to order at 9:01 AM by Chet Blair in the conference room at the Republic Bank of Fern Creek on Bardstown Road.

- II. **Attendance:**
In attendance were Steve Carpenter, Roger Setters, Bill Davidson, Doug Felkins, Sandra Burnett, Joel Dotson, Bennie Drake, Holger Beckman, Chester Blair, and Ben Adams (site manager).

- III. **Minutes:**
The minutes of the April 2018 meeting were read by email prior to this meeting. Roger Setters made a motion to approve the minutes and Chet Blair seconded. Minutes approved.

- IV. **Financial Report:**
Ben Adams provided the monthly financial report. The financial report was reviewed by the Board members and found to be in order. Roger Setters made a motion to approve and Doug Felkins seconded. The financials were approved.

- V. **Section Reports:**
 1. No report.
 2. Mildred Jenkins in rehab after undergoing surgery after a bad fall. Wooden benches still need to be removed from retention area.
 3. 8618 Roberta Ct. down spout needs to be repaired and they have some dead bushes that need to be replaced. Homeowner at 8603 Roberta Ct. wants to put up a six foot fence around their patio but their tree is too close to accommodate a fence of that height without trimming the tree back. Landscape committee agreed to address the matter.
 4. Missing bush and dead bush at 8731 Lough Drive.
 5. Several homeowners have cracked patios.
 6. Leslie Dorris at 10431 Pine Glen Circle was approved to change her bedding area.
 7. Homeowners concerned grass is being cut with weed eaters. Ben Adams recommended that they call him direct so he can resolve the problem quickly.
 8. No report.
 9. Weeds.

- VI. **Committee Reports:**
 - A. Landscaping:
 1. A&L forms
 - Homeowner at 10431 Pine Glen Circle – made request to change the plants in her bedding area. **Approved**
 - Approve new glass door.

 2. Greenscapes waiting on price list for replacement plants.

VII. Social:

- 19 people attended the May breakfast.
- Yard sale was not successful and the Board decided to suspend future yard sales.

Block Watch:

- **WARNING!!!!!!!!** – several homeowners have reported that a woman and a man have come to their door claiming to be from LG&E collecting passed due balances and if they aren't paid immediately their power will be cut off.

VIII. Old Business:

1. MSD Drainage Fee Dispute: MSD management has denied our request for a rate adjustment on drainage fees; however, we can and will appeal this decision to the MSD Board of Directors. Roger Setters has the lead in filing the appeal. The deadline for the filing is June 7. The Board has also discussed the possibility of legal action on this issue if the appeal is also denied. However, our attorney informed us that given his past experience with MSD legal fights, the probability of success would not be very high.
2. Homeowner proof of insurance: 125 homeowners have sent in their proof of insurance. Another letter will go out to encourage the other 85 to comply.
3. Gary Thomas reimbursement: A letter went out to Mr. Thomas, requesting the expenses he incurred with the Master Policy. He responded via email and thanked the Board for the consideration but declined the offer.
4. New Waste Management Company: Homeowners will be instructed to leave their trash can out so they can be switched out with the new company's containers.
5. Paving Project: Pavers will finish section #1 and start section #2 in the next few months.

IX. New Business:

- A. Correspondence: Letter to homeowners reminding them to send in their proof of insurance to KY Realty.
- B. Next Board meeting will be 6/22/2018

X. Adjourned:

Chet Blair moved to adjourn, and seconded by Roger Setters.
Chet Blair adjourned the meeting at 10:55 am.

Respectfully submitted:
Sandra Burnett