

Woods of Glenmary Patio Homes

Board Meeting Minutes

March 15, 2019

I. Meeting:

The meeting was called to order at 09:09am by Chet Blair at the Republic Bank of Fern Creek Meeting Room on Bardstown Road

II. Attendance:

In attendance were (✓):

Section 1: Steve Carpenter ✓

Section 2: Roger Setters

Section 3: Bill Davidson ✓

Section 4: Doug Felkins ✓

Section 5: Sandra Burnett ✓

Section 6: Barbara Reasor ✓

Section 7: Bennie Drake ✓

Section 8: Holger Beckmann ✓

Section 9: Chester Blair ✓

Ky Realty Ben Adams Site Manager ✓

III. Minutes:

The minutes of the February 2019 meeting were read by all. A motion to approve the minutes was made and seconded. The minutes were approved by the Board.

IV. Financial Report:

Ben Adams presented the monthly financial report. The Financial report was reviewed by the Board members and found to be in order. A motion to approve the financial report was made and seconded. The financials were approved by the Board.

V. Section Reports:

1. Nothing to report.
2. Nothing to report.
3. Nothing to report.
4. Nothing to report.
5. Nothing to report.
6. Nothing to report.
7. Nothing to report.
8. Nothing to report.
9. Nothing to report.

VI. Committee Reports:

A. Landscaping:

1. A&L Forms

- a.) One homeowner wants to replace the storm door. A&L is approved as long as it conforms to the standard (white, full glass, no etching, etc.)
- b.) 10307 Pine Glen Circle – A&L approved to install security cameras on the soffits.

- 2. Yard at 8724 Broadwood Court – Owner is concerned that grass is not growing in her yard. After investigation, believe the lack of grass is due to the number of trees in the yard and there is nothing the board can do.
- 3. Greenscapes – A walkthrough to discuss our needs for the coming season is scheduled for 3/22/2019 at 10AM.
- 4. The walkthrough with Ed Flynn to look at asphalt and concrete curbing is complete. Mr. Flynn will get a proposal to us. Will also look at Libs Paving for a competitive estimate.
- 5. Greenscapes will begin mulching beginning the week of 3/18/2019. A Reach Alert went out to all residents with this information as well as a request to remove anything of value in the landscaping to prevent damage.
- 6. Nilest Painting will plan on painting the trim around all front doors, the base of the columns on the front porches, and caulking around any window that needs it in June or July.
- 7. 10307 Pine Glen Circle – Shutter came off the house. Needs to be reattached.
- 8. Concrete benches – The Landscape Committee will review the concrete benches in the neighborhood and bring a recommendation forward to the board.

B. Social

- 1. 17 people attended the breakfast at Cracker Barrel in March.

C. Block Watch

- 1. No issues

VII. Old Business:

- A. MSD Update – Roger Setters talked to the lawyer (Steve Smith) about the status of the MSD drainage fee dispute. Unless MSD changes their position, Mr. Smith believes that we may be heading toward a lawsuit against MSD. The lawsuit would also include naming the Louisville Metro Council since they approved the rate schedule that MSD claims is legitimate. Mr. Smith agrees that we should be contacting our member on the Metro Council, Robin Engel, to update him on the situation and possibly meet with him prior to filing suit. Roger has been providing Councilman Engle's office with copies of all the

documentation sent to MSD, but the response to date has been non-committal. The board will continue to monitor to determine next steps.

- B. A Reach Alert will go out to all residents reminding them that any storm related damage to the roofs is the responsibility of the homeowner. The homeowner can file an insurance claim with their insurance agent or pay for the damage out of pocket. Also, the reminder will include a suggestion for a roofing contractor and the reminder that replacement shingles must match existing shingles. Barbara will also add the reminder to the April Newsletter.

VIII. New Business:

- A. Correspondence – None.
- B. April's Annual Meeting – Will be Thursday, April 25, 2019 at 7PM and held at the Trinity World Outreach Center.
- C. Next Board Meeting – April 19, 2019 at 9AM.

IX. Adjourned:

A motion to adjourn was made and seconded. The meeting was adjourned by Chet Blair at 10:25AM.

Respectfully submitted by: Barbara Reasor