



The Woods of Glenmary Patio Homes Newsletter

Paul Stewart has made the difficult decision to resign as President of the WOG Board as well as the Section 9 representative. While we certainly understand Paul's decision, we all want him to know that his guidance and leadership over the past years will be very much missed. Paul has been a huge asset to not only the Board of Directors, but to the entire Woods of Glenmary neighborhood. Thank you, Paul, for your service to the Board and for your service to the Woods of Glenmary neighborhood.

Around The Neighborhood . . .

- 1.) As a reminder since we've had measurable snow in January . . . There must be at least 4 inches of snow on the road and a prediction of below freezing temperatures for the next several days before we implement snow removal procedures. If there is snow on the road, but the temperature over the next several days is expected to be above 32 degrees, we will let Mother Nature take care of the snow, so we don't incur the cost. Snow removal is extremely expensive and the more we can let Mother Nature do, the better.
- 2.) The neighborhood has experienced two water line breaks over the past month. Please note that if your water lines break, the utility company only pays for repairs up to their meter. Your homeowner's policy may not cover the line from the meter to your home. The cost to repair could be several thousand dollars and would be borne by the homeowner if your insurance policy does not cover it. You may want to discuss it with your agent. The coverage is also available through Louisville Water Co/MSD and can be added to your bill.
- 3.) **DON'T FORGET THE 9PM SAFETY CHECKLIST:**
 - a. **REMOVE ALL VALUABLES FROM YOUR VEHICLE IF YOU PARK IT OUTSIDE OF YOUR GARAGE.**
 - b. **DO NOT LEAVE A GUN IN YOUR VEHICLE (LOADED OR UNLOADED).**
 - c. **DO NOT LEAVE YOUR KEYS IN YOUR VEHICLE.**
 - d. **LOCK ALL THE VEHICLE DOORS.**
 - e. **CLOSE THE OVERHEAD GARAGE DOOR.**
 - f. **LOCK THE INNER GARAGE DOOR TO YOUR HOUSE.**
 - g. **CLOSE AND LOCK ALL EXTERIOR DOORS.**
 - h. **IF YOU SEE SOMEONE TRYING TO GET IN YOUR VEHICLE OR HOME – CALL 911.**
- 4.) **Save The Date** – The Woods of Glenmary's Annual Homeowners Meeting is tentatively scheduled for April 18th. Once the date and time are confirmed, Ben Adams will be sending out meeting information. Look forward to seeing you there!

Just as a reminder . . .

- 1.) **Proof of Homeowners Insurance** – Is required yearly by our Covenants, Conditions and Restrictions (CCR’s) and should be sent to Ben Adams at Kentucky Realty. If you have not sent in your proof of insurance, please send it to Ben Adams. The easiest way to do this is to call your insurance agent and have him/her fax the document to Ben at Kentucky Realty (502-473-7269) or email the document to Ben at ba@kyrealtyonline.net . *Just a note: For homeowners’ insurance, our patio homes **are not** considered condominiums, they are considered a type of single-family home and should be insured accordingly.*

- 2.) **Website** – www.woodsoglenmary.org. On our website, you can find HOA Documents (like the CCR’s, By-Laws and Amendments), WOG Board of Director’s Meeting Minutes, Annual Meeting Minutes, and Newsletters. The website is a great resource for information, A&L forms, and other documents.

- 3.) **Reach Alert notices** – By signing up for these notices, you will receive prompt reminders and notices about things going on in the Woods of Glenmary. It’s free, it’s easy and you can sign up to receive text messages, emails, or both. Go to www.reachalert.com or call 877-307-9313 to sign up.

- 4.) **Maintenance Fees** – If you are new to the neighborhood, please make sure you contact Kentucky Realty (502-473-0003) to get your HOA Maintenance Fee Account set up. Neither the real estate agent nor the closing attorney takes care of this AND the maintenance fee is **NOT** included in your mortgage payment.

- 5.) **A & L Forms** – Before making **ANY** changes on the outside of your unit you must submit an A&L Form with a drawing and scope of the proposed work to the Board for approval. If there is any doubt about whether you need an A&L form, the best thing to do is to fill out a form and send it in for approval. Any changes made without Board approval will be reversed at the homeowner’s expense. The A&L form can be found on the Woods of Glenmary website.

CURRENT BOARD OF DIRECTORS & OFFICERS

Section #1 – Gale Miller (231-6558)

Section #3 –

Section #5 – Sandra Burnett (500-9861)

Section #7 – Mike Robinson (239-2847)

Section #9 –

Section #2 –

Section #4 – Dennis Simpson (548-7713)

Section #6 – Barbara Reasor (554-1957)

Section #8 – Kevin Mitchum (767-5944)

Site Manager – Ben Adams (473-0003)

President – Sandra Burnett

Treasure – Kevin Mitchum

Social Committee – Sandra Burnett

Vice-President – Kevin Mitchum

Secretary – Barbara Reasor

Landscape Committee – Gale Miller

There are now 3 vacancies on the WOG Board of Directors. Sections 2, 3, and 9 no longer have representation on the board. If you live in one of these sections, please consider running for a board position. The only requirements are you need to be a resident for 1 year and you need to be in good standing with your maintenance fees and proof of insurance. Just some quick facts about being on the Board: The Board meets once per month (the 3rd Friday of the month) at Republic Bank in Fern Creek (next to Cracker Barrel). It will take a small amount of time outside of the meeting to talk to homeowners, evaluate an issue or distribute the newsletter in your section. No experience is required. There are no salaries or benefits associated with this position.