

Barbour Manor Homeowners Association
1Q19 - February 12, 2019 6pm
Springdale Presbyterian Church

Present: Sally Johnson, President; Joe Rich, Vice President; Bill Hellmueller, Treasurer; Bill Shannon, KMS Property Management; and neighbors.

Minutes of September 2018 noted minutes were previously approved via email and then posted to our website.

Treasurers Report - Bill H. gave a financials update:

- current net worth \$98,083
- we have 1-1.5 years in reserve
- outstanding dues \$3,715
- liens on file \$30,500
- 2018 spending \$48,554

Update from KMS - Bill reviewed houses sold and for sale. Gave update on properties not being taken care of per DORs.

OLD BUSINESS

- **Neighborhood Directory** - will be posted to our website without phone numbers. Printed copies can be obtained by request for no charge for 2019.
- **Chili Cookoff** - we will stick with our \$400 budget but provide hot dogs and buns and add activity of face painting.

NEW BUSINESS

- **Mitigation plans for Board members** - it was noted that Bill Shannon is familiar with and can support Bill Hellmueller's treasurer responsibilities as needed.
- **Survey results** - We noted three areas of expressed concerns
 1. Education/processes
 - Crime Reports - link on website
 - Street parking - newsletter and link to Metro
 - Sidewalk repairs - newsletter and link to Metro
 2. Newsletter items
 - Homes sold and values
 - Education on how to use NextDoor website; add link to our website
 - Education on how to report sidewalk repairs - newsletter and link to Metro
 - Resident involvement for neighborhood activities
 - Home maintenance items - house paint, fix holes in siding and/or chimney, empty/clean gutters, mow yards, pull weeds, cut down dead plants and treesSuggested KMS go to homes but we have fines process in place that is working.
 3. HOA Actions
 - Speeding
 - Other options to pay HOA fees
 - Continued focus on home maintenance
 - Board is investigating a possible complaint form
 - Home of the Month award over summer months to be considered

- **Request/Complaint form** - Ken B. offered to have another HOA president to be a guest speaker about this at next meeting. Concerns voiced about several unkempt properties. Discussion. Expressed need for stronger enforcement of DORs. Motion and seconded to
 1. Review and consider at next meeting a \$25/mo. fine; followed by an increase to \$50/mo. after 6 months; followed by a \$75/mo. fine after a year.
 2. Review complaint form and its process
- **Actions for 2019** - consider increasing patrol from 8 hours to 12 hours.

7:35 meeting adjourned.

Respectfully submitted,

Dana M Martin
Secretary, BMHOA