

**Barbour Manor Homeowners Association**  
**May 17, 2022 6:30pm**  
**Springdale Presbyterian Church**

**Present:** Ken Martin, President; Bill Hellmueller; Treasurer; Bill Shannon, KMS Property Management; Dana M Martin, Reserve Secretary; and 16 homeowners.

**Introduction and Agenda Review** - meeting called to especially discuss the need for homeowners' annual dues increase.

**Treasurer's Report** - Bill H. reviewed finances.

- He gave history of dues, 2008 was last annual increase to current \$150. With inflation that equates to about \$201 today. He pointed out that surrounding and similar neighborhoods' fees are much higher.
- Best practices for homeowners associations were reviewed including the need to have a year of funds in reserve. Uncollected liens are not considered as "in reserve."
- An increase in dues to \$225 is projected to keep the association in good order for approximately 3 years, but \$250 could keep us from another increase for much longer. After discussion, several neighbors agreed that \$250 would be very reasonable.

**Ballots were collected.**

**Property Manager's Report** - Bill S. reiterated that other similar neighborhood dues are much higher.

- He explained why the association has curtailed property sales for the purpose of renting.
- Review of property sales and listings. It's a hot market!

**Officer Thomas Davis' Report** - reminded us that he and we reside in the 8<sup>th</sup> Division. LMPD is understaffed and assigns officers to higher crime areas. Our neighborhood is relatively safe as it does not experience the burglaries and car break-ins as some nearby. With Uber food deliveries and unmarked vehicles delivering for Amazon and UPS, it is challenging to know who should and shouldn't be running up to doors. He cites our biggest issue is parking.

**In closing** - Ken acknowledged the excellent work our previous president, Sally Johnson, continues so the sound walls project happens.

The second open meeting to finalize the vote on the homeowners' dues change to \$225 annually will be 6:30pm June 14<sup>th</sup> at the same place.

8:05pm meeting adjourned.

Respectfully submitted,  
Dana M Martin  
Reserve Secretary, BMHOA