

# Spring 2025 Newsletter

## Barbour Manor Homeowners Association

For any issues and Deed of Restriction questions, contact our property manager Bill Shannon at KMS Properties. He is a great resource to help you enjoy life in Barbour Manor. Note the sign on the island as you exit, KMS Properties, 502-905-9150 and email [kmsproperty@twc.com](mailto:kmsproperty@twc.com)

Please visit our website, <http://www.barbourmanorhoa.kynet.us>. Much important information is there for your interest, such as the Deeds of Restrictions. They are the guidelines for living in Barbour Manor and making it the best it can be, adding to the value of your property.

Current Board: President (acting) - Bill Hellmueller,

Vice President- Craig Friedman, Treasurer - Bill Hellmueller,

Secretary -Debbie Wesslund, Trustees @ Large Maria Sorolis, & Dana Martin

We will be glad to have a public meeting when we get requests from 30 members or more. Email your request to KMS, [kmsproperty@twc.com](mailto:kmsproperty@twc.com) with your reason and intent to participate. Our normal meeting time is Tuesday 6:30 pm to 8:30 pm. at the Springdale Presbyterian Church nearby on Hwy 22. At the last meeting, less than 1% (6 people) attended. We do want your interest and attendance. A meeting costs \$225. The board meets regularly to discuss issues as they arise.

25 MPH is the posted speed. Drive like your kids live here! Speeding is unsafe.

Spruce up the exterior of your property. Maintaining your yard as your home is a great investment. You take good care of it, and it will reward you as it grows in value. Please keep the sidewalk free of vines, protruding bushes or trees, and overhanging branches. Trim branches that hinder the streetlights that help make it safe for us all.

Please keep your pets on your property or use leashes per the Louisville ordinance requiring dogs in public areas to be on leashes with caregivers.

When walking your dogs, please pick up after your dog. If a pet is missing, we are sorry but please do not tape or post signs on trees or light poles.

Waste Management update. New contract on website. We save money by using WM, \$2/month vs. other HOA's & \$23/month vs. Rumpke. The new rates have gone up based on inflation being 20% + since March 2021 and labor shortages. Check out the contract and rate comparison on the website. If you were using Rumpke, then your savings via the BMHOA contract would be more than your yearly dues for being in the BMHOA.

BMHOA Dues update. Notices were mailed out early in September from KMS Properties. KMS Properties needed to receive them by October 1, 2024. Avoid late fees, pay on time. We currently have 15 property owners who will soon have a lien filed for nonpayment of their dues. The lien will be filed for \$700+. This covers the dues, late fees, legal and other costs.

Streetlights out or flickering, notify KMS and LG&E. Working streetlights help keep us safe when dark. Crimes are usually conceived in the dark. According to LMPD, 90% of car robberies and thefts are due to vehicles being unlocked with valuables readily available and with the keys or key fob in the car. Only you can prevent this. Close garage doors at night.

Kiddos get ready to decorate your bike in red, white, and blue and ride along with the Fire Department as they kick off our 4th of July Bicycle Parade and drive through Barbour Manor on Saturday July 5th. More details to come. Prizes will be awarded for the best decorated bicycles. Let's roll into the holiday with style and celebration!

Remembering a great President, JFK, in a speech to the Nation; his challenge "Ask not what your country can do for you, rather what you can do for your country." This applies to all of us here in Barbour Manor. Rather than asking what you get in return for your dues and membership in the BMHOA, perhaps ask what I can do to make this a better place to live and raise a family.

Do I have a neighbor who could use some help or just a friendly gesture?

Consider this, a year has 365 days and each day 24 hours. So, we all have about 8760 hours to use each year.

Doctors say we should have 8 hours sleep each day or 2920 hours per year. This leaves us with 5840 hours to use while awake. That is 16 hours each day to earn a living, raise a family, or tend to your various needs.

Our proposal is:

Can you contribute ½ of 1% of these 5840 hours to help the HOA??

About 29 hours a year.

We need volunteers to fill in the board and re-establish the committees. Activities/Area Captains/Grounds and Roads/Welcoming. Looking for a volunteer for less than 24 hours a year as Trustee at Large.

Area Captains provide communication from their designated sections to the Board of Trustees.

Their duties could include, but not be limited to:

- 1) Contact and join homeowners for meetings.
- 2) Provide information or suggestions to the property manager and board
- 3) Monitoring grounds, roads, entrance signs, street signs, lights
- 4) Cleanliness of streets, dip area, and islands
- 5) Maintenance of the entrance signs and planted area