

BARBOUR MANOR 2016 FALL NEWSLETTER

3Q16 BMHOA Meeting

Tuesday, August 9, 2016, we had our third quarterly meeting for 2016. Thanks to all who attended our meeting at Norton Elementary. The board, Officer Grider and 7 residents attended.

Treasurer's Report

Treasurer's report shows we are solid financially, however, everyone should be aware that we are spending an average of \$50K a year (based on the last 3 years) and bringing in annually, approximately \$44K in dues. The overage is mainly due to snow removal. This is about \$7K more a year than we collect. FYI.

ANNUAL HOA Maintenance Fee (Dues) invoices go out the first of September. Payment is due October 1, 2016. If payment is not received by October 1, 2016 a late fee of \$25 per month will be charged for each month the maintenance fee is late. If after 3 months of non-payment, this association may place a lien on your property. This action will include accumulation of late fees and legal fees with any and all court fees/costs, interest included.

Also, for any check that is returned for insufficient or uncollected funds, a \$50 charge will be added to the dues plus any return check fees that apply and will continue to accrue \$25/month late fees until payment is received and the deposit has cleared. Failure to pay late fees when paying dues after October 1, 2016, will be considered incomplete payment and will accrue late fees until payment is satisfied.

Old Business

Nextdoor - join. Nextdoor is the free private social network for our neighborhood community. You can communicate with residents in Barbour Manor only or include surrounding neighborhoods such as Falls Creek, Beech Spring Farms, Wolf Pen Woods, Asbury Park, etc. New category, Recommendations, where neighbors are sharing companies they have used and like.

We have over 200 neighbors in Barbour Manor who are now benefitting from Nextdoor.

The Louisville Metro Police Department is excited to announce their partnership with Nextdoor. By utilizing Nextdoor, they will have the ability to deliver a direct message to residents concerning important and often critical updates that occur within each neighborhood's respective area. Also, if there is information or an alert that should be dispersed to all citizens, they can send that information expeditiously, citywide.

The LMPD staff is NOT able to see any of the content on your neighborhood website, but you can reply to their messages and send them a private messages.

This site will not be monitored 24/7, but they will do their very best to respond to all messages in a timely manner.

Keep in mind, Nextdoor is not the appropriate way to request emergency assistance, police services, or to report criminal activity. If you are experiencing an emergency, you should call 9-1-1. For non-emergency, police matters, please call (502) 574-7111. If you are aware of a crime or wanted person, you are encouraged to call LMPD's Anonymous Crime Tip Line (502) 574-LMPD (5673) 24 hours a day, 7 days a week.

Sound Barrier Update

We now have a project listed in the 2016 Highway Plan on I71 between the Barbour Lane overpass and I-265.

5-8860.00: Sound barrier Wall on the North side of I71 from mile point 7.5 (Barbour Lane Overpass) to mile marker 8.7.

From Andrea Clifford, Public Information Officer for KTC Louisville District 5...

"Due to low state funds, we are on a "pause" with state funded projects." The bottom line is the earliest a design on this sound barrier project could be started is in state fiscal year 2018, but they would still compete with projects statewide for prioritization of available state dollars. No timeline on when the design or construction will begin. However, we DO have a project number now! Don't give up yet.

The board will be working very closely with Bob DeWeese's replacement to keep our project on their radar.

Dip Activity

For those that back up to either side of the wooded areas between Debsom and Brentler, if you see cars parked on the street in these areas, we recommend you call the police. When school starts you may also see teenagers around. Call the police. If you can get a license plate number easily, that would be helpful however, if you don't feel safe, don't do it. Call 574-LMPD.

Officer Grider did speak to several teens in the dip area recently. Hopefully, they will take his recommendation of hanging out at home instead of our "Dip" area.

Barbour Manor Community Day: "One-and-Done"

Neighbor Helping Neighbor - Update

Volunteers have been notified of an upcoming project. We have a neighbor who lives alone and needs some assistance with her yard. We will be coordinating this project as soon as the weather cools off a bit.

If you would like to volunteer or request help on a project that is considered one and done, go to our website, www.barbourmanorhoa.kynet.us. Forms to request help or to volunteer are listed under "Documents".

If you have a need, you can fill out the Call for Assistance. If you can volunteer to help, fill out the Call for Volunteers. Return the form by mail or email to Bill Shannon, KMS Property Mgmt.

Neighborhood Directory

We are working on a new telephone and address directory for the neighborhood. When you make your HOA maintenance/dues payment, please be sure to send in any updated information to be included in the new directory.

Also, anyone who would like to place an Ad in the directory can do so with a \$50 donation to offset the cost of the directory. Send your business Ad to Bill Shannon c/o KMS Property Management, PO Box 791, Goshen, KY 40026. Make the \$50 check made out to Barbour Manor HOA.

New Business

Save The Date!

4th Annual Chili Cook Off is set for Saturday October 8th @ 6:00. Our host once again is Stacie Gibson. It will be held in the court of 4003 Machupe Dr. If you would like to enter your chili for a chance to win the neighborhood trophy please email your entry to Stacie at mart3355@msn.com. Who will take home the trophy this year?

Whether you want to cook and compete or just sample some great chili you're bound to have a whole lotta fun with the neighbors you know and the ones you'll come to know! See you on the 8th! Rain date will be October 15 depending on the number of entries.

New Barbour Manor Website

In our quest to get as much information out to everyone we are pleased to tell you we have a new neighborhood website. The URL is www.barbourmanorhoa.kynet.us. Click on this link and save it to your favorites, or using your browser, type in some of these words to access the website. Keywords: BMHOA, Barbour Manor HOA, Barbour Manor home owners association.

We will be placing minutes from our meetings on this site. Check it out and let us know what you think. A BIG thank you to Bob Wilson for creating the maintaining this website for us.

Fall is coming!

Fall coming, time to plan to clean out gutters after the leaves have fallen, seal your driveway if you didn't do it this spring or summer. Bob Vila's website suggests a Fall check list should include:

1. Inspect exterior walls to see if any paint is peeling or blistering on the house. Peeling paint is a sign that the existing paint film is failing and can no longer protect the siding of the building. Left uncorrected, the siding itself will deteriorate, leading to expensive repairs in the future. If you need a house painter, check out Nextdoor. There are neighbor recommendations.

2. Make sure the roof is in good shape. Inspect for missing and loose shingles. "Ice, rain, snow and wind combined with rapidly changing temperatures and humidity wreak havoc on roofs," says Jay Butch, Director, Contractor programs for CertainTeed Roofing. "Your roof is your first defense in protecting your home.
3. After leaves have fallen, clean out the gutters and downspouts, flush them with water, inspect joints, and tighten brackets if necessary. Clogged gutters are one of the major causes of ice dams. Replace old or damaged gutters with new ones that have built-in leaf guards.
4. Examine your pool cover for damage and replace if necessary.
5. Weather-strip your garage door. Make sure the seal between your garage door and the ground is tight to prevent drafts and keep out small animals.
6. Have your heating system checked by a licensed heating contractor. Heating systems will use fuel more efficiently, last longer, and have fewer problems if properly serviced. Get your wood stove and fireplace in working order.
7. Inspect your driveway for cracks. Clean out and repair any damage with driveway filler, then coat with a commercial sealer. Sealing the driveway now will help extend the life of the asphalt through the winter and beyond.
8. Change the direction of your ceiling fan to create an upward draft that redistributes warm air from the ceiling. Clean your humidifiers regularly during the heating season. Bacteria and spores can develop in a dirty water tank resulting in unclean moisture misting out into your room.

Quarterly Reminders

- No parking in yards. Please park in your driveway leaving the street open in case of an emergency.
- No trailers, mobile homes, recreational vehicles or boats shall be parked in driveways or streets for no more than 48 hours.
- Pick up after your dogs
- See trash in the street? Please pick it up and throw it away appropriately.
- Mailbox crooked? Please straighten it.

Next HOA meeting is scheduled for Tuesday, November 15, 2016, 6:00 PM at Norton Elementary School. Enter the front doors.

Have a great Fall!