

The Reserve at Glenmary
Board Meeting
January 19, 2023

Call to order 6:36 p.m.

Attendance: Board – Andre Stuckey, Allyson Fitzsimmons, Kate Abbott, Kyle Turpin, Linda Sistrunk.
Kentuckiana Property Management (“KPM”) – Bobbi Hoover.

- I. Delinquencies. Discussed current HOA dues delinquencies and remedies.
- II. Maintenance items: The fountain installed by Two Fish and the entry sign which was repaired by KPM maintenance team.
- III. Pool Gate Access bids/quotes: Originally, we had only received one quote in which a Board member had legitimate concerns regarding due to safety concerns among other questions needed to be asked of said company. Additionally, we asked to receive bids from 3 companies. We will be obtaining updated quotes from the 2 other companies we received bids from previously.
- IV. Sidewalk repairs: 10 sidewalk panels to be repaired by the city are still pending. City officials stated it would be completed during the Fiscal Year (7/1 - 6/30)
- V. Speeding Survey: The Board discussed in depth the speeding survey and the fact that the roads will not be able to re-tested for 2 years. Survey is in progress with the speed meter currently installed at the top of Providence Drive. If the survey proves that we will be able to obtain speed bumps, the City will only pay 50% of the cost.
- VI. Social Committee: No one has yet reached out to KPM, nor a Board member to volunteer for a social committee. KPM will reach out via Facebook to see if anyone would be willing to volunteer.
- VII. Homes damaged by the tornado: The expectation is to have the homes damaged be repaired 6 months from now. Please see attached.
- VIII. Inspection: KPM conducted an inspection of homes within the neighborhood with violations. The Board discussed these various violations during the meeting.
- IX. Issues presented for a vote: The Board voted on the issue of trespassing into neighbor’s yards that are not common areas and also, a dog ordinance in light of recent issues. With respect to a dog ordinance, please see the below Jefferson County dog ordinance guidelines:

(2) For puppies and dogs, RESTRAINT shall mean on the premises of the owner or on premises which the animals’ presence has been explicitly allowed, and confined in a secure enclosure, or accompanied by the owner and under his/her direct control. If off the premises of the owner where permission has not been granted, the animal must be restrained by a lead or leash and under the control of a responsible person physically able to control the dog, or except for dangerous

dogs, and potentially dangerous dogs, accompanied by a responsible person into an enclosed “off-leash” area designated by the Kentucky Department of Parks or the Metro Department of Parks and in conformance with all regulations and/or requirements imposed as a condition of utilizing such “off-leash” area by such Departments of Parks, or their designees.

1994 Jeff. Code, § 91.119

- X. Meeting adjourned at 7:44 p.m.

Homes Damaged by the Tornado on April 13, 2022

The Board approves reasonable repairs or replacements from tornado damage one (1) year from the date of the tornado. If such repairs are not completed by the one year anniversary, April 13, 2023, either the homeowner, or the contractor(s) conducting said repairs, must fill out an individual form explaining the reason for not timely conducting the repairs.