

SPRING ARBOR CONDOMINIUM ASSOCIATION
BOARD OF DIRECTORS MEETING
September 29, 2015

The Board of Directors Meeting was called to order at 6:10 p.m. by the president, Charlie Brown, at the Rock residence, 3829 Spring Arbor Dr. Members present were Jim Atwell, Charlie Brown, Brenda Hughes, Dan Livy, Ted Michalik, Betty Noffsinger and Clayton Rock. Sydney Lawson of Mulloy Properties was also present.

Brown reported that the minutes of the August 25, 2015 Board meeting were approved by email vote. Also, the minutes of the September 1, 2015 Board information meeting were approved by email vote.

Brown also reported: (1) The asphalt repair of the ponding and water seepage should occur in October. (2) Lawson has contacted the management of the neighboring apartments and they have agreed that the slats of their fence along Spring Arbor property will soon be repaired. Their painting of the fence on the Spring Arbor side is not planned for this year.

Ted Michalik, treasurer, presented a preliminary budget proposal for the year 2016 which continues the same increase that was adopted beginning July 1, 2015. It is proposed that homeowner fees will remain at the present amounts throughout the year 2016.

Jim Atwell, architecture, reported: (1) He has tested a gold paint on the entrance lettering and will do the painting, probably with the help of Barry Sumner. (2) Some furnace and other vents need painting and he is seeking a vendor to paint them. (3) One of the gutters on the front of the Thompson residence, 13531 Arbor Crest Cir., is slated for repair soon.

Dan Livy, landscape, reported: (1) Karen Freudenberger, 3824 Spring Arbor Dr., has requested that some surface, maple tree roots be removed because they hinder good mowing and are sapping the grass in front of her residence. Action is being taken to get them removed.

Brenda Hughes, social, reported: (1) A Planning Commission public hearing is to be held on October 22 at 6:30 p.m. at the Jefferson County East Government Center, 200 Juneau Dr., on the request of Ball Homes for approval to construct 401 houses in a subdivision with outlet to Factory Lane just south of the apartments neighboring Spring Arbor. The Board unanimously agreed by voice vote to approve that hearing attendance could be promoted among Spring Arbor residents. (2) The Fall Fling scheduled for the afternoon of Saturday, October 10, at 5:00 p.m. is in the final stage of planning.

Clayton Rock moved that, in order to have a Board meeting action recorded during a regular Board meeting in the minutes, that the Board vote to confirm the 09/08/2015 email vote to accept the MiddleOak/Great American insurance policy coverage for the period of 09/20/2015-09/19/2016 with an annual premium of \$25,458.85; Michalik seconded and the voice vote was unanimous to approve. Sydney Lawson explained that a representative of the insurance company would be inspecting the Spring Arbor property and desires to view at least one unit's interior for which Hughes and Noffsinger volunteered.

The next Board meeting was tentatively scheduled for November 17, 2015 with a possible general meeting to follow. A general meeting depends upon the availability of a place to meet and of Louisville Metro Police personnel, who would present information for the possibility of a Neighborhood Watch program for Spring Arbor Condominiums.

There being no further business at 7:13 p.m., Betty Noffsinger moved to adjourn, Ted Michalik seconded, and the vote was unanimous in favor.

Respectfully submitted,

C. Clayton Rock
secretary