



2022 June 13

MINUTES OF MEETING

A regular meeting of the Falls Creek Homeowners Association Board of Directors was held on June 13, 2022 via Zoom teleconferencing at 6:00 p.m.

Board Members Present

Kenton Graviss kentong3@att.net
Jim Conner jrconner@bellsouth.net
Karen Triplett Meier, Secretary Karen.Meier@ky.gov
Cindy Calvert cindicalvert@gmail.com
Nancy Dupps ndupps@trioapg.com
Will Craycraft will.craycraft@gmail.com
Bill Haley bh@kyrealtionline.net

Board Members Absent

Jonathan Henry jthentry8@gmail.com

The meeting was called to order at 6:30 pm. by Jim Conner and Kenton Graviss, co-chairs.

Minutes of the April 11, 2022, Board Meeting.

The Board Minutes of Meeting were reviewed. Motion was raised to accept the said Minutes and dispense with the reading. The Motion was seconded, and unanimously accepted.

General Business

- A. The meeting was called to order at 6:30 pm. by Jim Conner and Kenton Graviss, co-chairs.
- B. Financials Update
 1. Ky Realty emailed monthly Financials to board members for their review. Security updates were not included, will forward reports (Kentuckiana Law Enforcement) to the Board.
 - a. B. Haley recommended reducing security patrols to evenings, as no tickets given.
 - b. J Conner suggested writing tickets for "no stops".



2022 June 13

- c. B Haley to get schedule cut ½ mid evenings, \$50.00/hour for 3-hour segments.
- d. Falls Creek shared security patrols with Beech Spring; however, they discontinued service.

Old Business

A. Directory

- 1. B. Haley stated the 2017 directories cost \$2.50/each for 300; 2022 directories' cost \$3.40/each for 300.
- 2. J. Conner suggested printing 375 to accommodate new neighbors.
- 3. The. Motion was raised to print 375 directories. The Motion was seconded, and unanimously accepted.
- 4. B. Haley estimated the directories would be available in two (2) weeks, with the FCHOA return address on the envelope. The Directories would also include a cover letter and newsletter.

B. Highway 42 Entrance Light Fixture Repair

- 1. Highway 42 entrance light replacement addressed.
 - a. B. Haley stated that Walker had replaced entrance light twice.
 - b. B. Haley to contact electrician to address, and will get update to Board.

C. Landscaping

- 1. Quail Hollow Court cul de sac
 - a. J. Conner advised the Board that trucks and buses repeatedly run over the island.
 - b. Shirley Uhl sent an email to Bill Haley, copying in all of her neighbors, concerning the issues of their cul du sac. Cindi Calvert agreed to get ideas about that cul du sac from contractors who will be giving ideas about the front entrance.



2022 June 13

2. Front entrance was addressed by C. Calvert
 - a. C. Calvert discussed with L. Coomes and also met with T. Korfhage to address landscaping issues, suggesting trimming trees and low lighting.
 - b. C. Calvert to get in touch with contractors for specific ideas to present to the Board.
3. N. Dupps motioned to have C. Calvert get professional opinion regarding the entrance and the cul de sac. The Motion was seconded, and unanimously accepted.

D. Dog Stations

1. B. Haley informed there would be weekly refuse pick-ups.
2. C. Calvert and B. Haley will coordinate contact for the keys and replacement bags.

E. Yard Sale

1. W. Craycraft shared that surrounding neighborhoods did not wish to participate.
2. It was decided the yard sale would be Saturday, June 25th, from 8:00 a.m. to 2:00 p.m.
3. W. Craycraft will update the signs, Facebook and Nextdoor.
4. C. Calvert and W. Craycraft will collaborate for possible Courier Journal ad.

New Business

A. Fence Painting On Barbour Lane

1. B. Haley stated the fence painting should be completed approximately the end of this week. Costs were \$43.00/hour.



2022 June 13

2. J. Conner suggested asphalt sealer, which had been used in the past, be used for longevity for the Barbour Lane fence painting; however, the painters will use what they recommend.

B. Newsletter

1. J. Conner suggested cover page include the following items: Yard sale; and, Dog biting incidents, referencing Metro leash laws and Jefferson County Animal Control contact information.

- C. N. Dupps held general discussion regarding short term rentals, BRBOs and Air B&Bs, relating PeeWee Valley's experience.

- D. W. Craycraft to arrange Board meeting with the Go-to-meetings link which does not time out.

Actions To Be Taken

- A. B. Haley to forward Security reports to the Board
- B. B Haley to update the Board regarding Highway 42 light replacement and electrician referral.
- C. C Calvert to get in touch with contractors for specific landscaping ideas to present to the Board.

The Next Board FCHA Meeting:

The next Board Meeting to be August 29, 2022 at 6:00 p.m.. with the Go-to-meetings link.

Motion to adjourn, was seconded and unanimously passed. Meeting adjourned at 7:05 p.m.

Respectfully submitted,
Karen Triplett Meier
Secretary