

**Palomar Hills Community Association, Inc**  
**Board of Directors Meeting Minutes**  
**September 12, 2016**

**Board Members:**

Jay Sudkamp, President - Present	Signe Dunn- Present
Jeff Heath, Vice President- Present	Joe Clabes- Present
Marty Solomon, Treasurer - Present	Erin White- Present
Jeannie Hixson, Secretary- Present	

**Neighborhood Presidents:**

Alan Seigel, Townhomes – Absent	Tara Combs, Villas – Absent
Todd Taylor, Olde Bridge –Absent	Pat Hopkins, Meadows – Present
Karin Iorio, Crossings – Absent	Linda Smith, Woods- Present
Richard Dawahare, Greens –Present	Don Hollis, Glades – Present

**Others in attendance-** Jan and Tom Peters, Jay Conne, Jo Ann Ellington, Steven and Kathy Hirschberg, Candy Pettry, Arthur Adams, Peter Woollam, David Iorio, Jane Estepp, and Salah Shakir

Jay Sudkamp called the meeting to order at 7:00 PM.

**Minutes:** Jeff Heath moved to approve the minutes as written, Marty Solomon seconded and the motion passed. The 2017 budget process will start before the October 10<sup>th</sup> board meeting.

**Financial Report:** Marty Solomon noted the excess expenses for water and electric due to rate increases. Erin White made a motion to approve the Financial Report, Jeannie Hixson seconded and it was unanimously approved.

**Old Business:** Jay Sudkamp discussed the proposed development and rezoning at 4145 and 4235 Harrodsburg Rd. The request will go before the City’s Planning Commission on Thursday, October 27, 2016 at 1:30 pm.

Jay stated most residents are concerned about opening Madrone to Harrodsburg Road and increased traffic on Syringa. The Board met with South Elkhorn Christian Church and its attorney Jacob Walbourn, and communicated with the City Traffic office (Casey), the City Engineering and City Council member Amanda Mays Bledsoe. Ms. Bledsoe cannot be involved as she will have a vote as a council member. South Elkhorn Christian Church will have to sell a portion of its land to allow access from Harrodsburg Road to connect Madrone. If they don’t sell the land, the developer will rework the design.

Some residents have requested a crash gate at the connection of Madrone. LFUCG traffic is not in support of this proposal; however, it can be made. It is suggested that to dispute or recommend changes to the plan, residents can attend the planning and zoning meeting and send emails prior to the meeting. This is the zoning portion of the process, and the developer will have to submit the building plan later. There is no specific notice requirement, but the Board asked the city to notify residents when/if the development plan is changed.

Suggestions for traffic calming measures include bouncing curbs, stop signs, retaining trees and boundaries to retain the feel of our neighborhood. He also suggested:

***To voice concerns, please contact:***

Senior Planning Staff Member - Tom Martin: [tmartin@lexingtonky.gov](mailto:tmartin@lexingtonky.gov)

Planning Manger - Bill Sallee: [bills@lexingtonky.gov](mailto:bills@lexingtonky.gov)

Councilwoman - Amanda Bledsoe: [abledsoe@lexingtonky.gov](mailto:abledsoe@lexingtonky.gov)

To make your concerns part of the public record email the Planning Mailbox: [planningmailbox@lexingtonky.gov](mailto:planningmailbox@lexingtonky.gov).

**Do's**

Send emails!

Be specific with your concerns and suggestions.

Attend the Zoning Committee Meeting on October 27<sup>th</sup>.

**Don'ts**

Don't take a broad exception to the development.

Don't take issue with potential school zoning concerns.

Don't only state that you like the green space and that it should remain.

After the meeting, Jeannie Hixson made a motion for the Board to consult with/retain legal counsel to advise the Board about preserving the value of the Association's property and protect the rights of the individual residents. The motion was voted on and approved by a majority of the Board.

**Neighborhood Reports:** There were no neighborhood reports.

**Old Business:** Overnight resident street parking- A letter and stickers for violations were submitted to the Board to be approved to mail to residents about street parking. Marty Solomon made a motion to approve the letter and stickers and to mail the letter to residents. The motion was seconded by Signe Dunn and unanimously approved.

There was discussion about our website naming a specific handyman to paint mail boxes. The Board agreed to remove his name from the website if he did not have a valid business license and insurance.

Rosa Parks PTA's request to use the clubhouse was deemed moot as the need was for the summer.

**Manager's Report:** There will be no doggy dip this year due to the \$18,000 recently spent on the adult pool lining. The adult pool will close on September 16<sup>th</sup>.

We are attempting to have a fall concert in the park. More details to follow soon.

The fall neighborhood garage sale is scheduled for Saturday, October 15, 2016 from 8 am-2 pm.

Last month, Aquatic Control installed two light decoys to deter geese from landing in the ponds, installed a no-fishing sign in the lower pond and replaced a light in the fountain.

**Resident Business:** Peter Woollam announced the court is ready to be striped for pickleball. Tennis Technology has not yet started the tennis court and basketball court maintenance. Erin White made a motion to put the lines in for pickleball at a cost of \$300 and postpone the tennis and basketball repairs until the spring of 2017. Joe Clabes seconded and it was unanimously approved

**Adjournment:** Marty Solomon moved to adjourn Signe Dunn seconded, the motion was unanimously approved.

Meeting adjourned at 8:18 PM.

*Minutes submitted by: Jeannie Hixson*