

Stone Ledge Farm

Home Owner Association Quarterly Newsletter



A MESSAGE FROM THE PRESIDENT

By Michael Childers

Hello stone ledge farm homeowners' summer has ended, and fall has begun. I hope everyone had a great summer and is having a great year.

Our annual meeting was planned for October 10th at the Fern Creek Community Center. This may be postponed due to ongoing construction of the Community Center construction and the unavailability of a quorum of members for that date. When a date is set, we will communicate that out as soon as possible by putting out a sign in front of the subdivision entrance.

When we do meet, we will be discussing coming changes concerning our deed restrictions as well as seeking new suggestions from our homeowners. Subsequently the board will be sending letters of explanation of the changes to all eligible homeowners. At this time, you will have the opportunity to vote on these expected changes.

To move forward with the proposed changes the bylaws require a 75% approval of all eligible homeowners. It is imperative to return your yes/no votes to the HOA timely as the board may be contacting you for a reminder.

Should these changes receive the minimum 75% approval, they will be drafted in legal format by our attorney. Then they are submitted to Metro planning and zoning to be amended in our deed restrictions.

Newsletter Highlights

A Message of from the HOA President

Stone Ledge Farm Quarterly Financial Report

Mailboxes

Street Parking

Upcoming Events

Quick Information

Website: [Slflhoa.com](http://www.slflhoa.com)

Email: Slflhoa@gmail.com

Bylaws:

<http://www.slflhoa.com/wp-content/uploads/simple-file-list/Stone-Ledge-Farm-By-Laws.pdf>

STONE LEDGE FARM QUARTERLY FINANCIAL REPORT



Stone Ledge Farm Residents Association Balance Sheet As of August 31, 2024

	Aug 31, 24
ASSETS	
Current Assets	
Checking/Savings	
PNC Checking Account	52,040.77
PNC Money Market Account	38,697.30
Total Checking/Savings	90,738.07
Accounts Receivable	
Accounts Receivable	-125.71
Total Accounts Receivable	-125.71
Total Current Assets	90,612.36
Fixed Assets	
Lot 168	600.00
Lot 169	37,000.00
Lot 170	37,000.00
Lot 171	37,000.00
Lot 172	37,000.00
Lot 173	73,980.00
Lot 174a	202,590.00
Lot 174b	135,480.00
Lot 175	600.00
Total Fixed Assets	561,250.00
TOTAL ASSETS	651,862.36
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
Accounts Payable	-0.30
Total Accounts Payable	-0.30
Total Current Liabilities	-0.30
Total Liabilities	-0.30
Equity	
Opening Bal Equity	561,314.90
Retained Earnings	64,366.58
Net Income	26,181.18
Total Equity	651,862.66
TOTAL LIABILITIES & EQUITY	651,862.36

MAILBOXES

The subject of mailboxes has been brought to the board's attention over the last several months. In 2024, there have been several mailboxes knocked down or back into by a car. If this has happened to you, then you know how expensive they are to replace.

All our mailboxes need to be identical and can be purchased from The Duggins Company, 502-966-574 or 502-966-9290.

- Cost is roughly \$500
- The decorative iron portion can be repaired by them by welding the iron back together, provided DIY repairs like JB Weld or glue are not used. They cause toxic gases when welded.

The mailbox itself is a separate unit from the paper box and the decorative part of the pole. The good news is the mailbox is held on by only 4 screws and can be replaced at a cost between \$28 and \$35 from Home Depot.

Several homes replaced the box, and spray painted the decorative unit which looked nice. I hope this little tip has helped and please direct any questions to one of your board members.



Your Board of Directors

Michael Childers, President
 Joe Guffey, Vice President
 Kim Burkhead, Treasurer
 Steve Thornton, Secretary
 Don Culver, Architect Committee
 Connie Raymer, Member at Large
 Amy Taylor, Member at Large
 Brent Taylor, Webmaster
 Dave Slaughter, Newsletter Editor

Your Government Contacts

Metro Councilman Robin Engel – 502-574-1122
 State Rep Kevin Bratcher – 502-564-8100, ext 680
 State Senator Jimmy Higdon – 502-564-2450 US
 Representative Morgan McGarvey – 202-225-5401
 US Senator Rand Paul – 202-224-4343
 US Senator Mitch McConnell – 202-224-2541

Volunteer for the HOA Board of Directors

Nominees are now being accepted for 2025 board members. The board consists of 9 members that meet once a quarter. We encourage you to consider nominating yourself or someone you think would be a good representative for our neighborhood. Submit your nominations to mail@slfhoa.com Sitting as a board member not for you? That's ok, we have many committees that need your expertise. Reach out to the board and volunteer for your area of interest.

Here are some committees that are always in need for help

- Fountain Maintenance
- Holiday decorations
- Accounting
- Festival and gathering planning
- Common area debris clean
- Spanish translation of the Newsletter

STREET PARKING

In our last board meeting, the subject of street parking has been brought up again. This is no surprise as it is a common topic in most HOA's.

When most of us built or purchased our homes few of us think of our driveway becoming an issue. But after purchasing we then realize that our driveways may have these problems.

- It's too short because our house sits close to the street
- The garage is front loading also taking up drive space
- Our garage has become our storage area leaving no room for vehicles
- Our children have grown and are now drivers occupying additional spaces in the driveway
- Or maybe you have an heirloom car that you want to store in your driveway

Most of our driveways were not intended to accommodate 6 or 8 vehicles. Now what?

HOA bylaws state that street parking must be short term, and on the same side of the street as other vehicles so that first responders can have access to emergency needs. Also, some street parking hinders neighbors across the street from exiting their driveway.

The HOA Board is aware of these parking dilemmas and looking to solve this situation. In the meantime, and if possible widen your driveway, with HOA approval. Some residents have already done this. In most cases, you have the option to widen to your property line provided the utility boxes are not impeding.

Take advantage of the annual community yard sale to make some more room in the garage to park a vehicle or two if you can.

At the next annual meeting, the board will discuss allowing external storage sheds in the neighborhood. Until this situation is solved, please continue to be mindful when parking your car on the street, help our new drivers understand their surroundings when parking, and being conscientious to our neighbors.



UPCOMING EVENTS

ANNUAL BOARD MEETING RESCHEDULE DATE TO BE DETERMINED.
IF YOU WOULD LIKE TO CONTRIBUTE TO THIS NEWSLETTER
PLEASE SEND AN EMAIL TO SLFHOA@GMAIL.COM