

Masterson Station Neighborhood Association, Inc.

Neighborhood News

JUNE 2008

Board of Directors & Management

President

Greg Stanforth
317-2812

Vice President

Jeff Crabb
252-5497

Secretary

Roy Campbell
253-3996

Treasurer

Bernie Samuelson
381-0922

Director

Steve Gahafer

Director

Janice Wilson
523-9615

Association Manager

Lena Campbell
246-0911

Office Hours
Mon-Thurs
9am to 3pm

2008 Calendar

July

Board Meeting 10th

August

Board Meeting 14th

September

Board Meeting 11th
Annual Meeting 16th
Fall Yard Sale 20th

Sandersville Elementary School Update

With school just letting out for the year, it's hard to think about the impact of having a new elementary school in our neighborhood beginning this fall. It is unlikely that we will have another newsletter before school opens, so we will take this opportunity to pass along some information.

Starting August 13th, 2008, residents need to be aware of the great number of students who will be walking to school. PLEASE SLOW DOWN! There will be police

officers present in the neighborhood and they will be enforcing the "School Zone" speed limit of 25 mph during school hours. (All of Sandersville Road is 25 mph, but the area near the school will be under special scrutiny.)

There will be a crossing guard on Sandersville Road to assist the children walking to the school. On August 13th, 14th & 15th, there will be a police officer assisting the crossing guard to make all drivers aware of the new school.

Peaceful Coexistence

Due to the smaller buffer zone of neighbors in many homeowner associations, conflicts are more likely to happen. Things that bother you slightly (your dog barking, your screaming kids) can cause your neighbors to go ballistic, much in the same way that their behavior affects you. The key to minimizing conflict with your neighbor is to *take responsibility for being a good neighbor*. What does being a good neighbor look like? It doesn't mean that you have to be best friends or spend time together. Simple con-

sideration and appropriate communication with your neighbor is all that is necessary.

Here are some helpful suggestions for achieving a peaceful coexistence with your neighbor:

Before There is a Concern:

Meet your neighbor. Introduce yourself at the mailbox, when taking a walk, or when you see the moving boxes arrive. Learning your neighbors' name and regularly offering a cordial "good morning" or

(Continued on page 2)

(Continued from page 1)

"hello" can be the start of a positive relationship. Don't worry about whether or not they reciprocate. The important thing is that you are making an effort. Don't wait until you have a problem to meet your neighbor.

Keep your neighbors informed. Contact your neighbors before you do something that might affect them—such as hosting a big party, building a fence, cutting down a tree, or getting a new dog. Informing your neighbors ahead of time allows them to make plans or tell you how your project will affect them. Getting their input lets you act in a way that avoids problems.

Observe the Golden Rule. Treat your neighbors the way they would like to be treated. Set an example by being considerate about noise from vehicles, tools, stereos, group activities and pets.

Be aware of differences. Differences in age, ethnic background, years in the neighborhood, etc. can lead to conflicting expectations or misunderstandings unless you make an effort to communicate and understand each other.

Consider your neighbors' view. How does your compost pile, dog run, or son's car parts look from your neighbors' backyard or windows? Keep areas that are in others' view reasonably presentable.

Be appreciative. If your neighbor does something you like, tell them! They will be pleased that you noticed the yard work or the new paint job. It will be easier to talk later when they do something that you don't like.

When There is a Problem:

Don't assume that discussing it will aggravate your neighbor. Your neighbors can't help resolve a problem they don't know exists. Focus

(Continued on page 3)

Street Tree Care

Many residents are not aware that they are responsible for maintaining the street trees on their property. This includes pruning or trimming any tree branches that hinder a 7-ft. clearance on sidewalks and a 12-ft. clearance above street traffic (14-ft. for main roads such as Masterson Station Drive & Sandersville). It is also just as important to remove any that are below the 7-ft. line to insure proper tree health and growth. For more information on street trees or street tree maintenance please click [here](#) or contact the city's urban forester at 258-3451.



MSNA

2008 Board Elections

In accordance with our association's by-laws, the next election for the Board of Directors (BOD) will occur at our annual meeting on September 16th, 2008. All seven BOD positions will be up for election. BOD terms are two years, with no term limits. Association members elect the BOD and they, in turn, elect four officers from within. These officers are president, vice president, secretary, and treasurer.

If you have the interest and time to be involved in the nominating committee or leadership of your association, please contact any current board member.

(Continued from page 2)

on:

- Learning rather than delivering a message
- Understanding rather than blaming
- Joint problem solving rather than who is at fault

If you use these approaches, the conversation will usually go better than you think. Neighbors are often not aware that their actions are negatively affecting others. Usually, people are willing to make changes if you approach them respectfully.

Don't assume you know your neighbors' intentions. If your neighbor does something that irritates you, don't assume that it was done on purpose. Presume the neighbor doesn't know about the annoyance. Giving them the benefit of the doubt will make it easier for you to talk about the situation.

Don't wait to talk about things that bother you. If your neighbor does something that bothers you, let them know. By communicating early and calmly, you take a big step forward toward resolving the problem. Don't wait until a minor irritation becomes a major issue and makes it difficult to discuss.

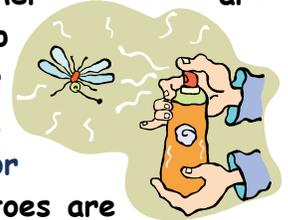
Separate the person from the problem. Conflict can happen whenever two or more people interact with one another. It occurs because we are all unique individuals with different perspectives, values, and needs. Focusing on *the issue*, not *the person* will allow you to take care of the problem while maintaining or improving your relationship with your neighbor.

Be respectful. Talk directly with the neighbor involved with the problem. Don't gossip or

(Continued on page 5)

Mosquito Spraying Schedule

To help control mosquitoes in Lexington neighborhoods, the Lexington-Fayette County Health Department will conduct mosquito spraying activities throughout the summer. In Masterson Station and other areas with the 40511 zip code, spraying will occur generally on Tuesdays in the early morning and/or evening hours when mosquitoes are most active. The weather conditions for mosquito spraying must be within the following parameters: wind speed of less than 10 mph, temperature of greater than 55° F, and no rain or dense fog. Click [here](#) to view the health department's spraying schedule.



Neighborhood E-mail List

Join our neighborhood e-mail list by e-mailing webmaster@mastersonstation.org. You will receive a reply, requesting your name and street address. This is a restricted list open only to our neighbors. The e-mail list enables notification of meetings and quicker distribution of news and other area events.

Neighborhood Yard Sale

The annual spring yard sale was held on Saturday, May 31st. Judging from the amount of traffic generated, the sale was a great success. The board has chosen September 20th as the date for the annual fall sale. If you have any suggestions on how to make the fall sale better, please let us know.

Pet Peeves

The association has received several complaints regarding animal nuisances including dogs running loose and barking at passersby and at all hours, and foul odors emanating from yards. [See LFUCG Code of Ordinances, Sec. 4-12.2 and 4-19.](#)



Pets are an emotional topic for many people but please be respectful of your neighbor's peace of mind and safety.

Newsletter e-mail Delivery

If you are interested in getting your newsletter delivered via e-mail, send an email to msna_news-subscribe@yahoogroups.com.

Street Light Repair

Kentucky Utilities services street lights for the Masterson Station area. To report non-working lights call their automated phone system at 800-981-0600 and provide the nearest street address for the light.

811 Call before you dig!

Prior to digging that hole for your new shrubs, trees, fence post, etc., call to have the underground utilities within your yard marked. You must call at least 2 business days before you start to dig. This is a free service. More information can be found at www.kentucky811.org and www.call811.com.



Hosting a Party?

Need a place to host a birthday, wedding, anniversary or graduation party? Rent the Masterson Station Clubhouse. All association member's in good standing are eligible.

Rental rates are provided in six hour blocks ranging from 10am to 4pm or 5pm to 11pm. Weekday rates (Monday thru Thursday) are \$60 for either time block. Weekend rates (Friday thru Sunday) vary depending on the time block, 10am to 4pm is \$75 and 5pm to 11pm is \$150. Additional time on Fri and Sat nights, up to 1am, is available at a rate of \$50 per hour. Security deposits are required for all rentals.

Four 8 foot and two 6 foot tables and 40+ folding chairs are provided for each rental.

Use our online [calendar](#) to see if your event date is available. For an [application form](#) visit us at www.mastersonstation.org. If you have any questions, call 859-246-0911 or email clubhouserentals@mastersonstation.org.

Visit us on the Web

The neighborhood association has a wide variety of information available online at www.mastersonstation.org. There you'll find contact info, answers to frequently asked questions, news, past newsletters, copies of the Deeds of Restrictions, clubhouse rental and pool membership info, fence and home improvement applications, a map of the neighborhood, classified ads, and links to other useful websites.



Pool Memberships

Pool memberships are still available. 2008 pool rates for Masterson Station Neighborhood Association (MSNA) members are: single \$150, couple \$225, family \$275. If you would like to join, print an application from our website and bring the completed application and a check or money order to the clubhouse to have your pool pass photo ID made. The clubhouse office is open Mon-Thurs 9am to 3pm. Pool rules and hours are also available on our website.



(Continued from page 3)

spread rumors with other neighbors. Gossip damages relationships and can hurt other people. Problem solving is only possible when we treat each other with respect.

Be calm. If a neighbor approaches you accusingly about a difficulty, listen carefully and thank them for telling you how they feel. You don't have to agree or justify your behavior. If you can listen and not react defensively, then their anger will subside, the lines of communication will remain open, and there is a good chance of working things out.

Listen well. When you discuss a problem, try to understand how your neighbor feels about an issue and why. Understanding is not the same as agreeing, but will increase the likelihood of a solution that works for you both. Summarize what you hear and ask questions to clarify your understanding of their view of the problem.

If things get heated, take a break. If you need to, take a break to calm down and think about what you and your neighbor have discussed. Arrange a time to finish the conversation later, and then do so. It's hard to problem solve when you are having a heated discussion.

Constructive communication can resolve conflict, and talking things over directly is the best way to handle problems, and avoid enforcement or the courts.

From the City of Beaverton Oregon Dispute Resolution Center.

MEADOWTHORPE PRESBYTERIAN CHURCH PC(USA)

Located in the Meadowthorpe Subdivision at the end of Boiling Springs Drive off Leestown Road.

Sunday Worship Service is at 11:00 AM.



VACATION BIBLE SCHOOL

Sunday, June 15th through Thursday June 19th

Classes from 6:00 to 8:30 PM

Ages Preschool through 6th Grade

A Kickoff Cookout will be held on Sunday, June 15th, beginning at 5:00 PM for the children and their parents.

Please contact the church and leave your name and # attending if you plan to attend the cookout.

859.255.1273 or mpchurch@insightbb.com



For more information on city services dial LexCall at 311 or 425-2255, Mon - Fri 7am to 8pm or visit www.lexcall.lfucg.com