

NEIGHBORLY CHAT

FOUR SEASONS NEIGHBORHOOD ASSOCIATION NEWS

www.fourseasonslouisville.com

Summer 2014 Issue 3

10 cheap fixes to boost your home value

Whether you're selling your home or just want to improve it for your own enjoyment, here are several strategies to consider that can add thousands to your home's value.

- 1. The kitchen is the heart of any home.** Make sure your kitchen looks organized and updated. Replace the faucet, change the handles on the cabinet doors and update old lighting fixtures. If your budget allows, reface the cabinets, refinish the cabinet boxes, then add brand-new doors and drawers. Then just add a fresh coat of paint.
- 2. Make your appliances look as though they match.** Order new doors or face panels for your appliances. Many dishwasher panels are white on one side and black on the other, so flip it to the other side to give your kitchen a cohesive look.
- 3. Spruce up the bath.** By adding a new toilet seat, a pedestal sink, new vanity, or updating old lighting fixtures, you can make a big difference in the look of your bath. Replace old, discolored bathroom flooring with easy-to-apply vinyl tiles. Re-grout the tile and replace any chipped tiles or have a one-piece, prefabricated tub and shower unit installed.
- 4. Customize your storage.** If your home has little closet space, add do-it-yourself wire and laminate closet systems to bedrooms, pantries and entry closets.
- 5. 4BR is better than 3BR.** If you have a three-bedroom house with a den, as long as the den has a window, just add a closet and it may be considered a bedroom. A four-bedroom house adds a lot of value.
- 6. Fix up the little things.** Hire an electrician and plumber for a couple of hours to look over your electrical services, wrap or fix loose wires, fix any faulty outlets, and check for and fix any water leaks.
- 7. Flooring detail.** Professionally clean your carpet. If your carpet is showing serious wear, cover it with inexpensive, strategically placed area rugs.
- 8. Lighting choices.** Replace outdated lights in your living or dining room with an eye-catching chandelier. Check out yard sales for great bargains. If you have a ceiling fan and light, buy replacement fan blades to update the fixture's look.
- 9. Main entrance.** Change out your main entry door for a substantial-looking handle-and-lock set. Another suggestion is to paint or faux-finish a basic steel front door for more eye appeal.
- 10. Consider curb appeal.** Mow the lawn, add shrubs and edge the walkway to make a great first impression. Perhaps add new sod, plant a few evergreen shrubs and give your front yard a good cleanup. These easy changes can instantly change a person's first impression of your home, consequently increasing its value. And hey, your neighbors will love you for it, too.



ELECTIONS

Elections are in November, so please consider volunteering as an "At-large" member. There are 6 areas in Four Seasons, each area has about 100 homes. We need two people for each area. The "At-large" members are responsible for delivering newsletters, with about 3 deliveries per year. These members also need to keep us informed of new people moving in their area. Volunteer for your area! Some of our "At-large" members are very faithful and have been with us since we began. We also need to fill the Vice-President and Secretary positions.

Four Seasons Neighborhood Meeting

Thursday, August 21 • 7 – 8 p.m.

Hunsinger Ln. Baptist Church
3400 Summerfield Drive

Please bring nonperishable food items

Block Watch - www.nextdoor.com

At our General Meeting, Thursday August 21, we will focus on Block Watch. Major LaVita Chavous, Division Commander for the Sixth Division of Metro Louisville Police will discuss the benefits of having a Block Watch and our next steps. The Nextdoor.com web site will communicate neighborhood information quickly and will be emailed to you. If you don't have access to the web, we can put you on a call list. If you have not subscribed to Nextdoor.com, please do.

President's

Corner

Thank you to all of you who paid their dues; your support is greatly appreciated. Our membership numbers are about the same as last year.

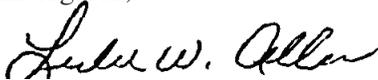
We usually have a few dues come in late in the year, I am hoping we exceed last years numbers; we were just under 60%. Four Seasons is a great neighborhood, thank you to those of you who keep the grass cut, trimmed, and street cleaned up in front of their homes. There are some common areas that don't belong to anyone, or are easements. Thank you all who work to keep them looking good.

As you may have heard on the news the person responsible for starting the fires in our neighborhood as well as other nearby ones has been caught and arrested. We must always be vigilant, watch for anything suspicious, and report it.

All residents are welcome to come to our meetings, we want to hear your thoughts and ideas. Another reminder that the August meeting will include a spokesperson for the Louisville Metro Police discussing crime issues and getting our Neighborhood Watch fully implemented. This includes using the website NEXTDOOR.COM as our means of communication. Currently we have 63 residents who are getting notifications on it now. It's simple and easy, just visit the site and request to join.

Your help is greatly needed with small projects. There are a handful of us who are trying to do everything and it is getting very tiresome, we could use a few more hands. We could use help with small projects from helping with the labeling, stamping and dues letters, volunteer to help deliver newsletters in an area when the "at large" member is sick or unable to do it, write a small article of interest to be put in our newsletter, etc. If you are willing to help, please let me know, this neighborhood belongs to all of us.

Kind regards,



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Four Seasons Neighborhood Association
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Did you know?

- **Litter** - Litter is an ongoing problem, especially on Summerfield and Raintree. Some residents on Summerfield pick up trash daily. Raintree is picked up when the area is mowed, but doesn't take long to accumulate again. Please consider spending 10-15 minutes picking up trash on Raintree. It doesn't take long and the rewards are beautiful.
- **Yard Sale** - Our yard sale was a success. Several neighbors participated in the sale and said there was a good turn out. Thanks to our sponsors: realtors David Lynch of Simmon Realtors and Glen and Karen Bond, the Bond Team of Keller and Williams Real Estate who paid for the yard sale flyers, newspaper ad, and signage.
- **Resurfacing and sidewalks** - Councilman Kramer attended our last board meeting and notified us that our collective voice as a neighborhood association has resulted in getting funding in 2014-2015 for resurfacing of both Raintree Drive and Chimney Rock Lane. Funding for some sidewalk repairs has also been allocated, we have many sidewalks in our neighborhood in need of repair. We have canvassed the neighborhood and turned in all locations where sidewalks are in need of repair. Each will be surveyed by Metro but only those classified as a 4 or 5 will be funded for repair. Others will remain on file with Metro for future consideration. Councilman Kramer said our associations efforts made these projects possible.
- **Street Signage** - We have requested that the "YIELD" signs on both sides of Sunbury at Petty Jay be replaced with "STOP" signs; Metro Government has agreed to upgrade these signs. We are also working with them to replace many of our ageing street signs, and straighten their poles. Many have been completed, others are in the process.
- **Address** - Many mailboxes are missing numbers or are so badly faded they are unreadable. Please consider replacing them or making them larger.
- **Last newsletter** - We apologize for the late delivery of our last newsletter. We were trying to time it to go out with the yard sale flyer. By the time the "At-Large" volunteers got it, there was just not enough time to get them out prior to the meeting. We like to get the newsletter out no later than the weekend before the General Meeting. Most of you did not get your newsletter until after the meeting. We sincerely apologize and will try to do better in the future. Some houses we have trouble putting the newsletter in, or on the mail box. We try to put them in a newspaper box but often there is not one there. If you would like your newsletter delivered, simply log onto our website, www.fourseasonslouisville.com, add your email address to the block in the upper right hand corner. As soon as the newsletter or anything else is posted on the website, it will be delivered to your inbox.
- **Thanks!** - We appreciate the neighbors that spend hours cutting and trimming the common areas.

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Call Joni, your FS neighbor.

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