

# 1009 Johnson Rd Neighborhood Meeting Minutes

Location: 1009 Johnson Rd Louisville, KY 40245

Date: 2/17/21

Start Time: 6:02 PM

Hosts Wayne Gallavin 502-664-1630 [wpgallavin@yahoo.com](mailto:wpgallavin@yahoo.com)  
Eric Feller 502-216-5447 [bnblouisvillellc@gmail.com](mailto:bnblouisvillellc@gmail.com)

Attendees: Joey Cooper, Tessa Johnson, Tricia Helget, Zak Helget

End Time: 6:25 PM

## Agenda items

1. Introduction: Mr. Gallavin introduced himself, including his business background, his history in airbnb the Highlands, his interest in the property as owner and host, and met the four neighbors in attendance.
2. Discussion ensued regarding zoning and CUPs. difference between CUP and regular/owner occupant registration.
3. asked about use of property and what numbers of residents could be expected. Mr. Gallavin explained the 2x number of bedrooms plus 6 that was permitted by ordinance, therefore maximum of 14 guests in this property as a 4-bedroom home.
4. Mr. Gallavin explained how House Rules are posted, as well as listing options that let potential guests know that no parties are allowed before they book, as well as notification of local noise ordinance.
5. General casual discussion took place among attendees regarding street, neighbors, former residents,
6. An inquiry was made about parking arrangements.
7. Neighbors agreed that they are goodwith short term rental on property as long as they have contact information of owner/host in case of any issues.

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## HOUSE RULES

*Welcome to our home. We hope you have a wonderful stay with us while you are here in Louisville. To ensure you have the best experience possible, please familiarize yourself with the following house rules and be sure your group understands what is expected from all of our guests.*

- Check-in is at 4pm, and check-out is by 11am. Maximum number of guests allowed at property is 14. Only registered guests will be allowed in property.
- Please treat our home with the same respect you would treat your own home. And be aware, our neighbors are very close so please keep the noise under control... especially in the evenings.
- Kindly practice good bathroom behavior and flush accordingly. If the toilet is clogged, use the provided plunger. And DO NOT flush tampons or wipes (sorry, but the alternative is much worse) use the trash can in the bathrooms.
- If you're coming to town to party you've picked a great city. Unfortunately, just not at our place. Though we're sure it won't come to it, serious complaints of unruly behavior or excessive noise will result in you being asked to leave. Not good for you or for us.
- To ensure we keep the floors and rugs as clean as possible for our guests' enjoyment, we request you PLEASE REMOVE YOUR SHOES while inside our home. We have provided shoe cubbies by the front door for your convenience.
- We understand that accidents happen. But we do ask that you please let us know when they do. Chances are we can fix them as effortlessly as possible which also means better chances of having your full security deposit returned too.
- Please respect our NO SMOKING policy. If you must smoke, please do it out front or back and dispose of all cigarette butts appropriately.
- When staying at our place we have a strict no drug use policy. This is just the law.
- To keep our costs down (and pass those savings on to our guests) we kindly ask that you switch off lights and raise/lower the A/C or heating when it's not in use or leaving the house. Mother nature thanks you too. Oh, and be sure to lock the door on the way out.
- Kindly respect our maximum guest occupancy. We have this in place instead of an additional guest charge in an attempt to keep costs down for you. In the event that you want additional guests to stay, please contact us to let us know.
- Funny as it may sound, we have a strict NO GLITTER policy. Glitter is one of the hardest things to clean. A house covered with glitter is one of the fastest ways to lose your security deposit.
- Prior to checking out, please take all trash out to bin outside, clean and put away any dishes or kitchenware, and put your dirty towels and sheets in a pile in bedroom. It helps us get through our cleaning process quicker and allows us to keep cleaning costs down for you and future guests.

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To: wpgallavin@yahoo.com

Date: Sunday, February 21, 2021, 04:12 PM EST



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