



Adams Run HOA

P.O. Box 91003 Louisville, KY 40291

Website: <https://adamsrunhoa.com> E-mail: [board.adamsrunhoa@gmail.com](mailto:board.adamsrunhoa@gmail.com)

*Welcome to Adams Run ~*

One of the most prestigious and sought after communities in Fern Creek  
Developed in the mid-nineties, our 360+ homes offer a variety of floor plans.  
Showcasing elite fountains, beautifully landscaped center islands and common grounds,  
as well as sidewalks on both sides for walkers/joggers and dog walkers.

The requirement to pay Homeowners Association dues is part of the "deed restrictions"  
that accompany ownership of a home within Adams Run. Homeowners purchase property  
in Adam's Run with the agreement that they voluntarily give up certain rights for the benefit  
of the community.

The HOA Board is made up of Adams Run homeowners who volunteer their time to manage  
the Home Owner's Association of the community, enforces the Covenants, Conditions and  
Restrictions set forth in the applicable sections of these governing documents.

The Association oversees the maintenance, upkeep of the entrances, islands, fountains and  
common areas. The HOA assets cover the cost of street lights throughout the community,  
irrigation, landscaping, mowing, and seasonal decorations.  
A finance manager collects the annual assessments, and pays the bills incurred through the year.

Our Mission Statement is to maximize the property values over time and to provide efficient  
and effective administration of the HOA assets.  
We welcome prospective and new owners to Adams Run. We think your investment here  
will fit your style and equity growth over time.

The community is located off Beulah Church Road south of the Gene Snyder Freeway & Cedar Creek  
Road on the other side. There are 3 main entrances/exits and several courts off the main streets.  
There is convenient access to I-265 and I-65.

At Adams Run, we are dedicated to helping you make the most out of community living.  
Our website is designed to provide you with the latest information on community events, projects,  
and important association updates.

Whether you are a new resident or have lived here for years, we are here to help you.  
Thank you for choosing Adams Run as your home.

HOA Board Member Contact Information:

(No Phone # Available ~ Email Only)

To reach all the board members [board.adamsrunhoa@gmail.com](mailto:board.adamsrunhoa@gmail.com)

President – Jacqueline Smith – [grounds.adamsrunhoa@gmail.com](mailto:grounds.adamsrunhoa@gmail.com)

Vice President – Terry Campbell – [tcampbell@hauntednetwork.com](mailto:tcampbell@hauntednetwork.com)

Treasurer Tom Neukam – [tneukam.arhoa@gmail.com](mailto:tneukam.arhoa@gmail.com)

Secretary – [mgyates54@gmail.com](mailto:mgyates54@gmail.com)

Deeds Committee Chairperson - [mailto:deeds.adamsrun@gmail.com](mailto:mailto:deeds.adamsrun@gmail.com)

Grounds Committee Chairperson – [mailto:grounds.adamsrunhoa@gmail.com](mailto:mailto:grounds.adamsrunhoa@gmail.com)

Communications Chairperson – [mgyates54@gmail.com](mailto:mgyates54@gmail.com)

Members @ Large - Debbie Metcalfe, LaRhanda Trammel, Kellie Capo & Chris Pierce

Non-Board Positions:

Website – [mgyates54@gmail.com](mailto:mgyates54@gmail.com)

Non-Board Member that handles finances, and title/closing information

Finance Manager - Arden Hagele [mailto:finance.arhoa@gmail.com](mailto:mailto:finance.arhoa@gmail.com)

HOA Meetings with Homeowners:

HOA meetings are held about every 2-3 months at the Jefferson County

Central Govt Center 7201 Outer Loop 40228 @ 7 p.m. (Room A)

Until further notice, Virtual meetings will continue via Zoom

Dates of upcoming meetings:

- Jan 18th 2024 @ 7 p.m.
- March 14th 2024 @ 7 p.m.
- May 16th 2024 @ 7 p.m.
- July 18th 2024 @ 7 p.m.
- Sept 19th 2024 @ 7 p.m.
- Oct 17th 2024 @ 7 p.m. (Annual Meeting)

2024 Events

- Community Yard Sale ~ Saturday June (TBD for 2024)
- Republic Services Spring Junk Pick Up ~ Thursday after the community yard sale (TBD)
- Republic Services Fall Junk Day Pick Up ~ (TBD)

Trash Service ~ Yard Waste ~ Recycling Service:

Adams Run Home Owners Association is contracted with Republic Disposal for a discounted rate on services for residents of Adams Run.

We encourage residents to take advantage of the service although it's NOT a requirement.

A "one time" fee of \$52 is due in advance which covers the first quarter of service plus a setup fee/administrative fee on new accounts. [www.republicservices.com](http://www.republicservices.com)

Information is as follows:

Type of Service	Cost Per Quarter	Pick Up Day
Residential Trash Pickup	\$36.75 with 2 cans	Monday
Yard Waste Pickup	\$47.02 per season	Tuesday (April - Dec)
Recycling Pickup	\$13.57 with 95 gal can	Every Other Wednesday

#### Homeowner Resources:

A list of "commonly asked questions" regarding pools, sheds, fences, etc. can be found at <https://adamsrunhoa.com/fag>

An explanation of the documents and deeds committee can be found at <https://adamsrunhoa.com/deeds>

To download a property improvement form and email back to the deeds dept. <https://adamsrunhoa.com/deeds>

Have a complaint? Download, print and email form to [deeds@adamsrunhoa.com](mailto:deeds@adamsrunhoa.com)  
<https://adamsrunhoa.com/deeds>

#### CC&Rs:

Need a copy of the rules and regulations for your section?

They can be downloaded, viewed, or printed from the website at <https://adamsrunhoa.com/ccr>

A link to the sections and lot numbers on following page. You can find your section and lot # on your closing info or at [www.pvalouky.org](http://www.pvalouky.org) by searching for your address

Adams Run is divided into 10 sections. Eight sections from Beulah Church Rd to Cedar Creek Rd and the remaining two sections across Cedar Creek Rd.

A map of the front of the neighborhood lists the streets and the respective sections.

[Map-west-cedarcreek.jpg](#)

Section 1-A Lots 1-5, 55-59 [Section 1](#)

Section 1-B Lots 6-54 [Section 1-B](#)

Section 2 Lots 60-101 [Section 2](#)

Section 3 Lots 102 & 103, 132-164 [Section 3](#)

Section 3-B Lots 104-131 [Section 3-B](#)

Section 4 Lots 165-214 [Section 4](#)

Section 5 Lots 215-257 [Section 5](#)

Section 6 Lots 258-291, 293 [Section 6](#)

A separate map lists the streets across Cedar Creek Rd from Long Rifle and the respective sections.

[Section Map-East Sections](#)

Section 7 Lots 294-309 [Section 7](#)

Section 8 Lots 310-368 [Section 8](#)

#### Newsletters & Dues Assessments

The annual [newsletter](#) is sent out in September with the dues invoice and "homeowner information contact form" to be returned with dues payment by Oct 15th of the current year.

We hope you enjoy your home in Adams Run! Please [contact](#) a board member for your HOA needs.

Adams Run Homeowners Association  
P.O. Box 91003 Louisville, KY 40291  
Email: [finance.arhoa@gmail.com](mailto:finance.arhoa@gmail.com) Website: <https://adamsrunhoa.com>

**Home Owner Information Update:**

Please complete the Homeowner Information Form and return with your annual dues payment. Your information is confidential and will be used for the sole purpose of contacting the homeowner in case of an emergency or HOA correspondence.

Home Owner's Name:

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Property Address:

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Home Owner's Mailing Address, if different from property address:

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Phone #:

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Email:

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Emergency contact person, if different from homeowner:

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If you rent your property, please list tenant's name: \_\_\_\_\_

If using a property management company, please list name, phone # and/or email address of your contact person:

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