

Masterson Station Neighborhood Association, Inc.

Neighborhood News

DECEMBER 2004

Board of Directors & Management

President
Jeff Crabb
252-5497

Vice President
Roy Campbell
253-3996

Secretary
Greg Stanforth

Treasurer
Bernie Samuelson
381-0922

Directors
Steve Gahafer
Teresa Geyling
Donna McMahan

Property Manager
Edwin Gibson
263-7681

2004-2005 Association Calendar



December
Board Meeting 15th
Christmas Party 21st

February
Board Meeting 8th
Annual Meeting 15th

April
Board Meeting 12th
Association Meeting 19th



Possible Delay for New Elementary in Masterson

by Julie Partington

The Local Planning Committee recently recommended to the Fayette County School Board that Linlee Elementary's replacement in Masterson Station be delayed two years in order to build a replacement school for J.R. Ewan on Liberty Road. This means the school's construction will begin in 2008 rather than 2006. Given the limitations of the current Linlee building and the rapid growth of the Leestown Road and Georgetown Road corridors, this delay will significantly impact our students.

Linlee was built in 1911. The electrical system in the original building (currently 1/3 of the school) cannot handle the needs of today's technology. Our media specialist would like to have another computer in each classroom for student use, but the original classrooms have about 3 outlets per room. There is no way to add computers without creating a fire hazard. The electrical system in the original building is already at or beyond capacity - the circuits overload periodically leading to temporary power failures (twice so far this year). The heating and cooling system doesn't keep the temperature constant throughout the building, leaving some classrooms uncomfortably warm while other rooms are too cool.

From late May to August 2004, Linlee's enrollment increased from 373 to 426, a gain of 53 students. As of December 3, there are 442 students. This growth rate works out to about one new student every 4.5 days since the school year began. By the end of the school year, we will have added nearly 40 students at that rate. The growth in this area is not slowing down. It is increasing. Linlee will be over the school's capacity of 500 before the start of the next school year. This year two special education classrooms were combined in order to have sufficient classrooms. Currently, 7 of Linlee's 13 primary classrooms are at or above

the maximum class size set by the Kentucky Department of Education. Even if the school receives an additional teacher to reduce class size, there are no additional classrooms available for another class.

It is too late to be proactive in our area of Lexington. The corridor south of Leestown Road was redistricted to Meadowthorpe last fall to ease crowding at Linlee. Now Meadowthorpe is crowded & Linlee is rapidly approaching overcrowding. Redistricting is not a feasible option for Linlee students due to our isolation from other populated areas. The cost of busing Linlee students to a different school could be considerable. If you look at a map showing school locations, you'll see that there are few schools in the northwest sector of Fayette County.

I am not saying that the building is a danger to students; nor am I in any way disparaging the staff at Linlee. Linlee has wonderful faculty and staff. The staff and students at Linlee have made great strides in the past several years. Our school had the largest CATS score increase in Fayette County last year—almost 15 points. However, the school's continuing success will be hampered by the lack of adequate space and facilities. It is unreasonable to expect students to continue to perform to high expectations when the classes have too many students and access to technology is restricted by building limitations. Please let the school board know that our children need a new school. The Board of Education will vote on the facilities priority list at their December 13th meeting.

Kathy Lousignont KLOUSIGN@fayette.k12.ky.us
Larry C. Conner lconner@kde.state.ky.us
John Price jprice@fayette.k12.ky.us
Steve Hyndman SHYNDMAN@fayette.k12.ky.us
Becky Sagan BSAGAN@fayette.k12.ky.us
Stu Silberman, Superintendent SSILBERMAN@fayette.k12.ky.us

Masterson Station Park Policies

and How They Affect You

by Donna McMahan

In my previous article I promised to get back to you on the problems we are having with Parks and Recreation policies for Masterson Station Park. In case you did not catch the article, here is some background information.

In 1972 Masterson Station Park was transferred to Lexington under a federal government program to provide excess federal land to cities for parks. A deed was issued which required a specific plan for the park. The originating documents specified that the park be dedicated for passive recreational use by the general public and required that a sign be posted at the entrance specifying that the park was dedicated for use by the general public. Natural and historic areas were to be preserved.

The following passive recreational activities were cited in the official plan for the park: family and group picnicking; an open play area on the west side of the park adjacent to Leestown Road for baseball, softball, and football; tennis courts; a golf course; overnight and day hiking; horseback riding trails, dog training; wildlife and nature study areas, and scout camping. Initially several picnic areas and a horseback riding program were developed in the park for the general public. Since then most development of the park has been undertaken by private organizations mainly for their use and the use of their members. Conflicts between various groups using the park have occurred.

Masterson Station residents are also having problems for several reasons. First of all, conflict arose when the Lexington Youth Soccer Association (LYSA) recently expanded their soccer com-

plex adjacent to our subdivision. LYSA's contract with the city of Lexington contains a clause requiring a buffer area of 50 ft. to be maintained at the property line. It was not to be graded or fenced. Soccer fields and a soccer road were illegally developed in the buffer within 15 feet of the property line. Residents have complained



of excessive noise levels, trash and garbage, trespassing, and destruction of private property.

Also, residents have had problems in the area where the new upper soccer fields are now located. This area was accessible to our residents and the public for passive recreational use. The public is no longer allowed in this area. Families from our neighborhood who were engaged in passive recreational activities such as flying kites, children playing adjacent to the fields, etc. were informed this summer that they were trespassing and were required to vacate the soccer area. Occasional walkers cutting across the fields are being allowed to pass through. Masterson Station residents have been asked to keep their children within the confines of the buffer area. However, much of the 50 ft. buffer has been reduced to a few feet at the tree line due to the construction of the soccer fields and

the soccer road in the buffer. An alternative recreational site, an area in the bird sanctuary, was designated for our use by Parks and Recreation. Unfortunately, access to this area is limited and it is not maintained consistently.

I have attempted to get clarification on the trespassing issue. I have spoken with two lawyers for advice on the issue of trespassing in a public park. Hank Graddy, Attorney at Law, wrote that the essence of dedication (for use as a public park) is that it shall be for the use of the public at large and not for one person or a limited number of persons, or for the exclusive use of restricted groups of individuals. Mike Rose, Attorney at Law, advised that taxpayers have an investment in the park that also must be protected, and LYSA's rights are subject to and limited by the right of the public to use the park.

I have contacted the LFUCG Parks and Recreation Department, the LFUCG Law Department, and the National Park Service to ask under what specific statute or regulation can a citizen be charged with trespassing in a public park, what is the specific charge, and what is the penalty. No one was able to give me a definitive answer.

Another problem is now developing, again in the buffer area. The buffer is increasingly being used by Masterson Station residents and the public for walking, jogging, running and organized foot races, cycling, walking dogs, and horseback riding, in accordance with the new Masterson Station Park Plan. The plan specifies that the buffer be used for these purposes and enlarges the buffer to 100 ft. from the property line to provide sufficient space. However, an expansion

(Continued on page 5)

A Voice for Linlee

An editorial by Jennifer Perkins, Linlee Educator

After reading the October newsletter, I became overwhelmed with mixed emotions. I read the article written by Julie Wilson, and at first I was ecstatic. Finally, someone was taking up for Bryan Station. A former graduate of BSHS and current teacher at Linlee, I couldn't believe the behaviors of some of my neighbors. Maybe Bryan Station has the lowest test scores, but it doesn't mean that quality teachers aren't teaching there. There may be teachers at Bryan Station that have experience from Dunbar and there may be teachers at Dunbar that did their student teaching at Bryan Station. Does that make them any less qualified? The answer is NO! This is where I agree with Ms. Wilson. If the com-

plainers would gear their energy towards making BSHS scores better and stop out-districting their children to other schools, Bryan Station would flourish (with or without a new building).

Speaking of new buildings, Linlee (not Lindlee) is scheduled to get a new building. It may be "old" and by opinion "aesthetically unpleasing", but how many of you have ventured through its doors? How many of you have seen the proficient teaching going on there? Ms. Wilson seems to think that the school is overcrowded, that it can't possibly hold all of our children, and that its age has something to do with learning. The truth is that Linlee is 100 students below capacity. Central Office is aware of the

growth in Masterson Station. A plot of land is being held for the new school, however, other school districts are already overcrowded and they need to be dealt with first.

As for poor buildings causing poor learning habits, I would venture to disagree. Has anyone been to the Kentucky Department of Education website lately? Linlee, despite its growth and "aesthetically unpleasing" building, improved test scores the most among all of Fayette County's elementary schools in 2004. In fact, our Reading scores are ranked among the top five (scoring 99). Our Science scores are in the top seven (scoring 90). Buildings don't make test scores, quality teachers and supportive parents do!

Good Neighbor Award

by Teresa Geyling

Congratulations this month go to Barbara Conley of 2713 Ella Rae. Over the summer her neighbor was unable to do her yard work due to illness, and Barbara out of the kindness of her heart mowed the lawn all summer. Thank you, Barbara, for going above and beyond the call of duty as a neighbor. It is kindness like this that reminds us why Masterson Station is such an awesome place to live. Her neighbor, Melicent Cooper, nominated Barbara for this award, and Barbara will be

recognized with an award and certificate at the Neighborhood Christmas party.

Do you know someone who has given a little extra in the neighborhood? Mowing the lawn regularly for someone else, continually helping with housework, babysitting for free, taking an extra effort to welcome new neighbors? Please submit your nominations to Teresa Geyling at t_derojas@yahoo.com or 859-225-0986.



Again, congrats to Bob Butch for winning the October Good Neighbor award! He was presented with a unique Certificate and a Home Depot Gift Card.

SHEDS IN THE NEIGHBORHOOD

Among the various complaints that we hear from our neighbors, the biggest has to do with out-buildings (sheds) throughout our neighborhood. Sheds that were put up without prior written permission from either the developer or the Board are in violation of the Deed of Restrictions. The Board, or our property manager, needs to have a copy of this written permission on file. The method of enforcement for these violations calls for us to first ask the homeowner to remove a shed that is in violation via letters and then, as a last resort, take the violators to court. We don't like taking anyone to court over Deed of Restriction violations, but we will when we have to. With the support of recent case law to support our stance on this particular Deed of Restriction violation, we are confident we will be able to resolve our shed problem. Over the next couple of months the Board, with the assistance of our property manager, will start compiling a list of residents who are in violation. Once we have this list, we will start another round of letters to these residents. If the letters are unable to convince the residents that their sheds need to be removed, we will then file lawsuits. For those of you who have sheds without permission, you may consider this an informal notice.

Check us out on the Web



Your neighborhood association is on the web at www.mastersonstation.org. There is a wide variety of information available on the site. You will find contact information, frequently asked questions, news, past newsletters, copies of the Deed of Restrictions, a map of the neighborhood and classifieds. You can also sign-up on the neighborhood e-mail list. Our e-mail list is only open to members of the association. The list enables notification of meetings, quicker distribution of news and a place for neighbors to converse.

HOLIDAY WASTE

COLLECTION SCHEDULE

Garbage or yard waste collection makeup collection days: Christmas Eve, Friday, Dec. 24
Wednesday, Dec. 22 Tues., Dec. 28
New Year's Eve, Dec. 31
Wednesday, Dec. 29 Tues., Jan. 4, 2005.
MLK's Birthday observed Wednesday, Jan. 19
Thurs., Jan. 20 Monday, Jan. 17.

As of January 31st, waste collection will be cut to once a week. Our pickup day will be Thursday.

Masterson Station Park Policies

(Continued from page 2)

sion of the buffer area to accommodate these activities is not possible due to the close proximity of the soccer complex. The location of the soccer road is also a concern. It lies directly in the pathway of the trail and is a safety hazard to the public.

The Masterson Station Neighborhood Association Board of Directors met with a representative from LFUCG Parks and Recreation to discuss these issues. We requested that they begin making the necessary changes in the park to comply with their contract and the new Masterson Station Park plan. To date we have not heard from them nor has anything has been done to begin removing the soccer fields and the soccer road from the buffer area. To address this problem the MSNA board is drafting a letter to the National Park Service asking for funds to pay for the relocation of the soccer road and fields. We will continue to keep you informed on this issue as information becomes available.

If you would like to speak to someone about these issues, you can contact the National Park Service: Bill Huie, Federal Lands to Parks Manager, National Park Service, Atlanta Federal Center, 1924 Building, 100 Alabama St. S.W., Atlanta, Georgia 30303, 404-562-3175, email: bill_huie@nps.gov (be sure to put an underline between bill and huie). You can also contact our 2nd district council member, Jacques Wigginton, jacques_wigginton@yahoo.com (underline between jacques and wigginton), as well as Chuck Ellinger and David Stevens, at-large council members. They are located at 200 E. Main St., Lexington, KY 40507, telephone 258-3200.

Masterson Station Neighborhood Association, Inc.

P.O. Box 54330
Lexington KY 40555-4330

Business Office: 859-263-7681
Business Fax: 859-264-1112
Business Email: edwingibson@qx.net

Presorted Standard
US Postage Paid
Lexington KY
Permit 539

Current Resident or
Mailing Address Line 1
Mailing Address Line 2
Mailing Address Line 3
Mailing Address Line 4

Advertising:

On the website or in the newsletter,
contact Jeff @ 252-5497
or webmaster@mastersonstation.org

Couples Card Group

Are you interested in helping form or join a Couples Card Group? If you want to play a friendly game of Euchre, Bridge, Pinochle, or Dominoes with neighbors without having to leave Masterson Station than call Fran Samuelson at 381-0922 so that she can compile a list of interested neighbors and what their preferences are.

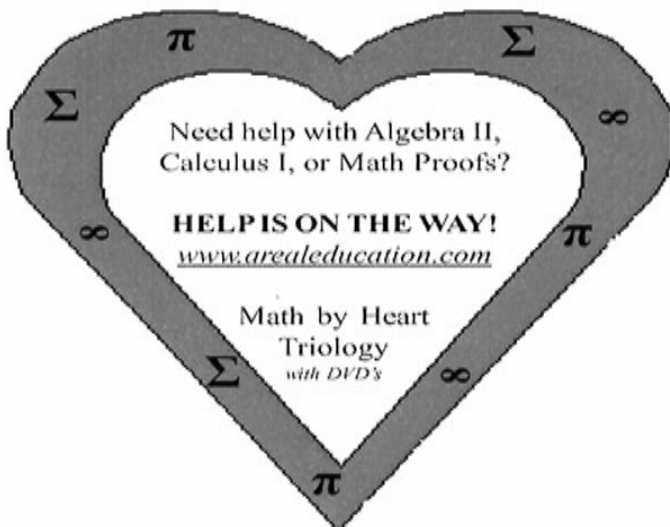
US 421 Bridge to be Replaced in 2005

It's a little early, but something everyone needs to be aware of. The bridge on Leestown Road between Clyde Street and Price Road will be replaced next year. From late March 2005 until no later than November 1, 2005 the road will be closed to thru traffic. For more information check out www.us421.ky.gov.

Classifieds

Childcare provided: contact Michelle at 338-7626

For Sale: 1995 Honda Civic LX. Blue, four door sedan, with sun roof. 107,000 miles. \$2,500. To learn more, contact Dan at 288-7555



Woods Group Real Estate
(Always There for You)

I live in Masterson Station and I'm dedicated to knowing and meeting the real estate need of our community. Let me show you how to take advantage of opportunities in today's market conditions. Call or e-mail me today!

Dianne Locker
Licensed Real Estate Professional
3151 Beaumont Centre
859-619-4283
dianne.locker@era.com



Each office is independently owned and operated