



The Copperfield Courier



COMMUNITY NEWSLETTER

P.O. Box 43147 • Louisville, KY 40253

www.Copperfieldky.com

Hotline@CopperfieldKY.com

Hotline 502-254-2113

A monthly publication for the residents of Copperfield

SEPTEMBER 2016

BOARD ELECTION

It's time for the annual electoral process in Copperfield. This year, residents will be electing two Directors to fill the positions currently held by Ron Bekebrede and Jeremy Rydberg. Candidate introductions/resumes can be found later in this newsletter. As a reminder, the election policy for Copperfield requires the following (to view the policy in its entirety, please visit the "Downloads" page of copperfieldky.com):

- There will be ONLY ONE ballot accepted per household.
- The household must be classified as being "In Good Standing" with the CHA and "Current" on all dues & assessments.
- Households can vote for either one or two of the candidates running for office.
- Any ballot with more candidates selected than open positions will be considered a "spoiled" ballot and cannot be counted.
- Any ballot that is deemed unreadable by those tallying the ballots will not be counted.
- The ballot must include the household's family name, address or lot number, and a signature.
- Ballots without signatures are considered invalid and will not be counted, unless submitted via email.

Ballots may be acquired in several ways. A ballot has been mailed to every household in Copperfield. You may also print a ballot from the "Documents" section of NextDoor, or from the "Downloads" page of the copperfieldky.com website. These printed, signed ballots may be submitted to the locked ballot box at the Copperfield Clubhouse, or mailed to: Copperfield Homeowners Association, PO Box 43147, Louisville, KY 40253. Alternatively, residents may email their selections to hotline@copperfieldky.com with "BOARD ELECTION" as the subject line. (Remember, emailed ballots must still include the household family name, household address or lot number, and the name(s) of the 1 or 2 candidates for whom you are voting.) Regardless of submission method, ballots received after 7:00 pm on October 10, 2016 will not be counted.

Thank you for your participation in this process, and helping elect the Director(s) you believe will best represent your interests on the Board.



FOOD TRUCK SUNDAY

**Sunday, September 18th
5pm-7pm**

Join your neighbors for a night of delicious food and fun! The Celtic Pig BBQ Truck and Arctic Scoop Ice Cream will be in the Copperfield Clubhouse parking lot on Sunday, September 18th from 5-7pm. This community event should be a great time!

The Celtic Pig BBQ will serve a Kentucky twist on Celtic favorites like tatties and neeps, haggis, and savory meat pies. They will also sell authentic Kentucky BBQ standards like pulled pork, brisket, and ribs; and traditional sides like mac and cheese, green beans, and baked beans. The Arctic Scoop will make ice cream for our residents using liquid nitrogen, as a freezing agent, and will custom make your ice cream right in front of your eyes! As they chill your cream, a cold cloud will form and they will mix your cream into the freshest ice cream available. This should amaze kids of all ages!

Residents will enjoy a corn hole tournament that Bungalow Joe's is sponsoring, prizes will be awarded. Also there will be volleyball to play as you eat and socialize. Of course, residents will need to pay for their food. Please bring a comfortable chair or picnic blanket, drinks if you like and let's start enjoying Fall!

Important Upcoming Events

You won't want to miss all of the exciting events taking place in Copperfield! Mark your calendars for the upcoming festivities!

Food Truck Sunday..... September 18th, 5-7 PM
Election Deadline..... October 10th, 7 PM
Fall Festival.....October 29th
Bourbon Tasting Party..... November, TBA
Family Holiday Event TBA

Please join us to get to know your neighbors and be involved in your community!

UPCOMING BOARD MEETINGS

*Monday, September 12th @ 7:00
Monday, October 10th @ 7:00*

COPPERFIELD FALL FESTIVAL

Join us the evening of October 29th for the Copperfield Fall Festival.

**Events will include:
Kid and Adult Costume Contest
Trunk or Treat
Chili Cook-off Contest
Dessert Cook-off Contest
Fun and Games**

More details will follow in next month's newsletter!

EASEMENTS *and* THE DUTY TO MAINTAIN ONE'S PROPERTY

Recently the Board received several complaints about the lack of visibility while exiting the neighborhood from Glendower onto Beckley Station Road. The responsibility to trim back the shrubs and/or remove the weeds rests with the lot owner.

Affected lot owners please read the following article published in the March 2016 newsletter. All lots in Copperfield have an easement or easements tied to the land. An example of an easement is one that allows the utilities, such as the electricity and water lines, to run underground on your lot. Another example of an easement is a "right of way." In all cases the lot owner is responsible to maintain the entire lot as specified in deed restriction # 12. By means of this article, the Board wishes to address the residents adjacent to South Beckley Station Road. The responsibility to maintain the lot is the same for those owners whose front yard faces the road as it is for those owners who back up to said road, and it includes the "right of way" between the sidewalk and the street. Over the years, some owners have fenced in their back yards and "forgotten" about the remaining part of their property; however, that "barrier" in your back yard is still your responsibility.

The Board would like to thank our fellow residents who during the final months of 2015 cleaned up honey suckle and poison ivy from their respective lots adjacent to the sidewalk running from Shelbyville Road to the tennis courts. However, Spring is around the corner and vegetation will start to grow again soon. Please keep the weeds/shrubs etc. at least 3 feet away from the sidewalk and the grass mowed. Trees should be limbed up to 7 feet above ground level. Keep this in mind for trees planted adjacent to your fence, but with limbs overhanging the sidewalk. Thank you

For the Board
Ron Bekebrede
Treasurer

MESSAGE FROM THE PRESIDENT – SHAWN WILKIE

I recently returned from a business trip to California. While I enjoyed my time there—I got to surf for the first time, and the weather was certainly less humid than Louisville—I was really grateful when the trip was over and I was able to return to my family, my own bed...and my neighborhood.

I know that sounds a little ridiculous. (And slightly maudlin, I suppose.) But it's true. Being away for that week made me appreciate Copperfield so much, and the sense of place I get from living here. No, this neighborhood isn't always perfect. And we all get frustrated with one another from time to time about things that seem like a really big deal in the moment. But I can't tell you how grateful I am to live in a place where I know the people who live in the houses around me, and I take the time to stop to visit with them whenever I'm on the way in or out of my home. I love the fact that my neighbors so generously include my kids in carpools, and help transport them safely to allow them an extra 30 minutes of sleep in the morning. I love that I can help my neighbors out by taking care of their pets when they're away...and that they're willing to do the same for me. I've borrowed eggs, sugar, even a tomato—because this neighborhood is full of generous, giving people. I've personally witnessed residents who volunteered their time to help another neighbor with his lawn maintenance, or with much-needed repairs on a home.

That's the type of community I'm blessed to be able to live in. And that's what I try to remind myself about whenever I'm in a situation where I might disagree with something one of my neighbors has done. I find that if I remain calm and find a way to speak with my neighbor without escalating the situation, inevitably it ends up being a productive conversation. We typically both walk away from it feeling better about having had the discussion, and nine times out of ten we find a way to resolve whatever it was that had me worked up in the first place.

I hope your experience with the people who live around you has been similar. If it hasn't, I hope you'll be willing to take the first step to try to make your experiences more positive. We live in a wonderful neighborhood, but it's wonderful only because of the marvelous people who have also chosen to live here. Thinking about how your actions and responsibilities affect those around you is part of our social contract with one another, and it's what makes Copperfield a place where we continue to want to live.

Your neighbor, Shawn



Winter Check List

Autumn is near. Pumpkins will glow in golden fields.

Shorter days and crisp mornings signal winter's approach.

Can the holidays be far behind? Use this simple checklist to prepare your home for winter.

1. Trim and prune trees. Be sure to follow Copperfield Deed Restrictions.
2. Check exterior paint and touch up as needed.
3. Paint or replace broken and worn looking shutters/doors.
4. Clean your gutters.
5. Remove leaves from your yard.
6. Clean with a pressure washer.
7. Inspect your deck/patio. Replace wood/stain/paint.
8. Clean your grill and patio furniture.

Use Autumn's brisk and breezy days to conquer chores for an attractive and cozy winter home, and help Copperfield look it's best.

BOOKCLUB SEPTEMBER



Book: "The Dovekeeper"
By: Alice Hoffman
Where: Tazikis
13317 Shelbyville Rd., Middletown
Time: 6:30 Dinner / 7:30 Book Discussion
Date: Thursday, September 22nd

*We meet on the fourth Thursday of the month.
Please call Linda Ferreira at 245-1335 with any
questions.*

Welcome New Residents

Cheryl Fugate
15009 Glendower Dr.
Lot #396



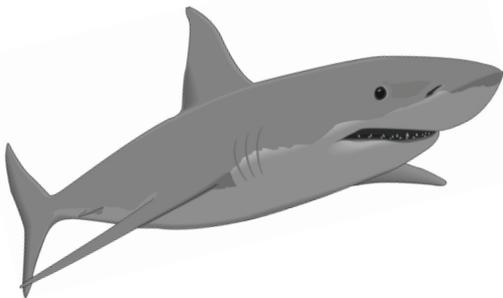
*Place your ad in the
Copperfield Newsletter*

(See Information on Page 10)

Copperfield is
a great place
to LIVE!

Copperfield Sharks

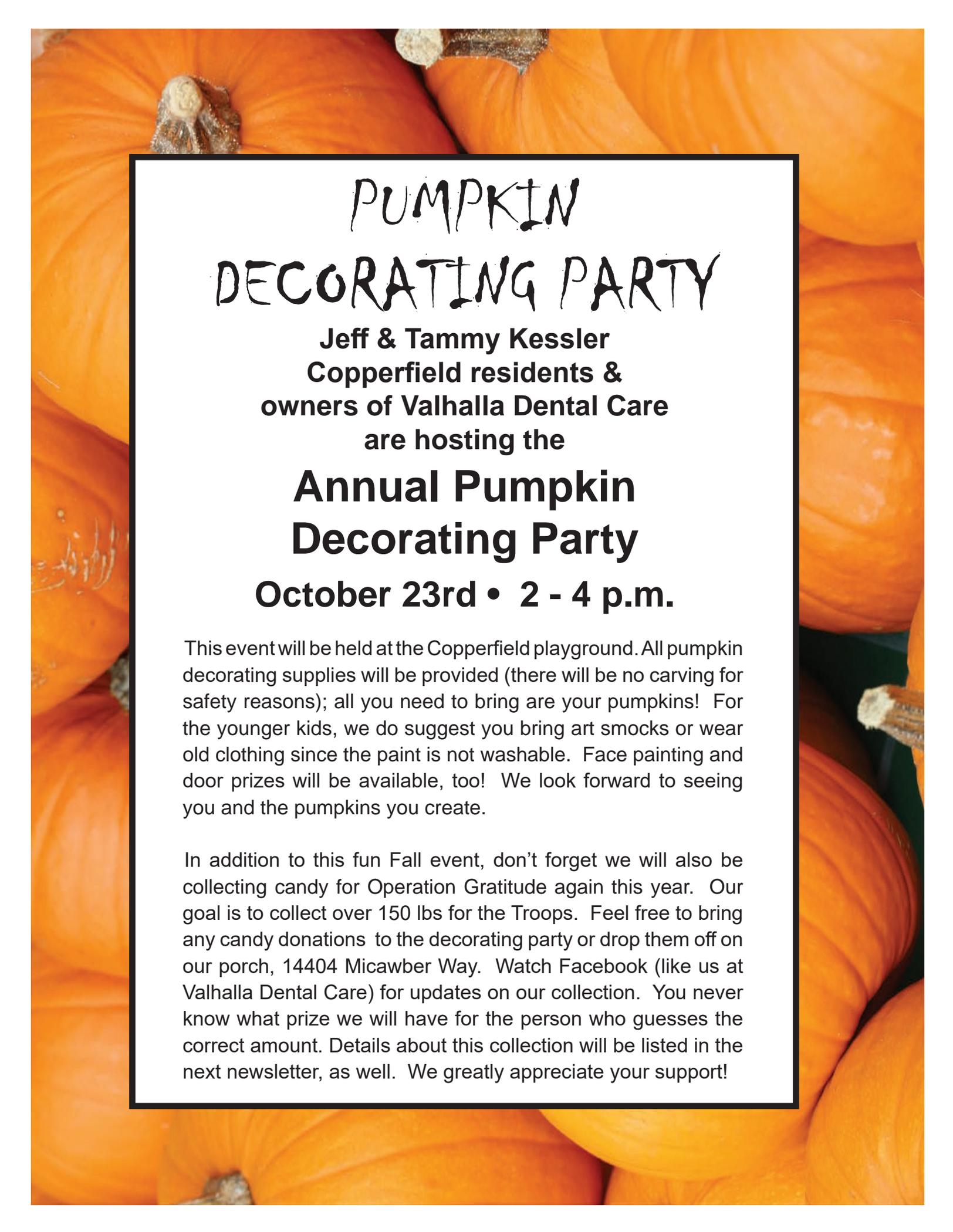
Thank You Copperfield



The Copperfield Sharks Swim Team would like to thank our swim team parents, our sponsors, our Homeowners Association, and all residents for your support this 2016 swim season!

We appreciate your support and are grateful for such a great community!

We'd love to see you swimming with the COPPERFIELD SHARKS!



PUMPKIN DECORATING PARTY

**Jeff & Tammy Kessler
Copperfield residents &
owners of Valhalla Dental Care
are hosting the**

Annual Pumpkin Decorating Party

October 23rd • 2 - 4 p.m.

This event will be held at the Copperfield playground. All pumpkin decorating supplies will be provided (there will be no carving for safety reasons); all you need to bring are your pumpkins! For the younger kids, we do suggest you bring art smocks or wear old clothing since the paint is not washable. Face painting and door prizes will be available, too! We look forward to seeing you and the pumpkins you create.

In addition to this fun Fall event, don't forget we will also be collecting candy for Operation Gratitude again this year. Our goal is to collect over 150 lbs for the Troops. Feel free to bring any candy donations to the decorating party or drop them off on our porch, 14404 Micawber Way. Watch Facebook (like us at Valhalla Dental Care) for updates on our collection. You never know what prize we will have for the person who guesses the correct amount. Details about this collection will be listed in the next newsletter, as well. We greatly appreciate your support!

Copperfield Candidates

Ron Bekebrede – 107 Wickfield Drive.

My wife and I moved into Copperfield 29 years ago. We have 2 grown children who were born and raised in Copperfield. As a family we have enjoyed all the wonderful opportunities offered by this community. I currently serve on The Copperfield Homeowners Association (CHA) Board of Directors and have done so since 1996. In my 20 years as Treasurer the neighborhood has not seen a financial crisis, nor a special assessment. Our books have successfully passed all audits. Funds were properly accrued for the replacement of our larger community assets such as the pool. In 2001 I successfully appealed the property tax classification of our club property resulting in savings which to date have reached \$70,000. In addition to my financial duties I use my engineering experience to assist with various maintenance tasks such as the preparation of the main pool pump and water lines at the bathhouse for winter.

A good Director must represent all residents of Copperfield, have a clear understanding of the strengths and weaknesses of the association, its history and what is to be accomplished. I understand how the CHA operates within the confines of the documents which created the subdivision as well as various local and state laws. I would like to continue serving Copperfield and believe that my experience as a small business owner and engineer can continue to benefit our neighborhood. Please give me your vote in the upcoming election.

Thank you.

Greg Guilford

Hello, my name is Greg Guilford and I would like to serve you as a member of the Copperfield Homeowners Association Board of Directors.

As a 17-year resident, this neighborhood has given me and my family so much, lifelong friends, memories of swim meets and holiday parties and impromptu neighbor gatherings; now I would like to give back by serving as a member of our Board.

As a CPA with over 25 years' experience as a financial professional, I have worked with companies ranging from local \$20M operations to \$5B foreign multi-nationals, doing and overseeing various financial functions such as budgets, forecasts, internal controls, auditing, tax work, and general fiduciary oversight. During this time, I have worked with many different groups with many different purposes but my mission is always to work for the common good, safeguard assets and provide real-time actionable data.

Copperfield has many exciting and ambitious projects in process, not the least of which is the club house renovation, and I would like to put my financial and business experience to use to ensure our funds are used in the most fiscally prudent manner possible, both on this project and always.

Finally, I am the very proud father of two wonderful kids, Avery is a freshman at Christian Academy while Carson is just starting middle school; they have been members for the past 8 years of the Copperfield swim team so I have had the blessings of being involved in many roles with the swim team and community. Additionally, I am supported and made whole by my wonderful wife of 22 years, Stacey, who is also an avid and involved community member.

So I ask for your vote for in the upcoming Board elections.

Thank you,

Greg Guilford

Copperfield Candidates Cont.

Jeremy Rydberg

Hello friends and neighbors,

My family and I are Copperfield residents of 6 years and absolutely love this neighborhood. My wife Danielle volunteers to support many of the Copperfield social activities, my son is a committed swim team participant and I have been fortunate to serve on the Copperfield board for just shy of 2 years. During the last election cycle I assumed the maintenance position which I thoroughly enjoy. My goal is to shift our maintenance efforts from reactive to proactive and begin using preventative measures to fix issues before they become problems. I look forward to serving the neighborhood and working on the following items:

- Negotiating our 2017-2018 landscaping contract to include better weed control, a grass rejuvenation program and better island maintenance.
- Improving the reliability of our landscaping lights and possibly reducing energy costs through the use of LED and commercial grade solar lighting.
- Improving the annual Christmas lighting reliability, installation quality, and overall appeal.
- Looking for a lower cost/lower maintenance options for street lighting.
- Supporting the clubhouse renovation project to create a larger and updated space while maintaining our annual budget surplus.
- Create a long term maintenance plan that includes scheduled upkeep and improvements to Copperfield assets including the clubhouse, tennis courts, playgrounds, lighting and landscaping.
- Create standard maintenance procedures to help the next maintenance manager to easily continue upkeep and regular improvements.

Thank you for vote to the Copperfield HOA board, I look forward to continuing to serve the neighborhood.

Jeremy Rydberg

Residents...Please Vote!

Thank you for your participation in this process,
and helping elect the Director(s) you believe will
best represent your interests on the Board.

Call Christi
“Right Here In Copperfield”
for **all** of your real estate needs.

- *Service*
- *Communication*
- *Easily Accessible*
- *Working For You*
- *Listening To Your Needs*
- *Free Comparative Market Analysis*
- *Copperfield Resident Since 1994*

Christi Dennison
992-4140 Direct

E-mail: cdennison@homesinlouisville.com.
Web-site: www.ChristiDennison.com
or HomesInLouisville.com



RE/MAX Properties East 10525 Timberwood Circle Louisville, KY 40223 (502) 425-6000



DAY'S PAINTING

Where quality and affordability meet.

- Serving the Louisville area for over 20 years
- Fully licensed and insured
- Free estimates

Chris Day
President, Owner and Copperfield Resident
502-376-2418



ALL AMERICAN PAINTING

502/724-1262

Interior/Exterior
Free Estimates
Fully Insured
20 years in business

CHECK OUT THESE *FREE* CONCERTS!

Spring & Summer Concerts In The Park

This year our concerts will begin May 15 and end October 9th.

All concerts are held in the Wetherby Park, 11803 Old Shelbyville Road
on Sunday afternoon beginning at 5:30 pm.

Free food, courtesy of the city, is served by our loyal Lions Club and Leos.

Bring a chair or blanket for seating.

Remember this is an alcohol free event.

Everyone is welcome.

September 18, 2016 – 5:30 pm

Doo Wop All Stars – A true crowd pleaser

October 9, 2016 – 4:30 pm – (NOTE TIME)

Local churches and the Master's Men in mini concert





DENTAL CARE FOR THE WHOLE FAMILY

Two Locations to Serve You:

Lake Forest

14045 Shelbyville Road

502-245-9343

*(corner of Beckley Station &
Shelbyville Road, next to Papa John's)*

Norton Commons

10515 Meeting Street, #104

502-420-2480

*(across from Johnny Brusco's
in Norton Commons)*

Jeff Kessler, DMD
(Copperfield Resident)

Copperfield Homeowners Association, Inc.

Monthly Expenditure Report • Period 07/21/16 - 08/08/16

L G & E	\$3,522.33
A T & T	109.82
Time Warner Cable.....	85.90
ID Card Solutions - Pool Cards	63.30
Aquatics Construction - 2 New LED Lights for the pool with installation	1,500.00
Gate Guard Expenses	450.00
Valley Crest -purchase & installation of playground mulch for Playground	1,700.00
Valley Crest - Improvements to second center island at Shelbyville Rd entrance.....	2,059.16
Welcome Baskets	25.00
Accounting/Administation Contract Services.....	1,350.00
Waste Management Services.....	3,547.10
Total Expenditures	\$14,412.61

Submitted by Sissy Breunig

NEWSLETTER DEADLINE

Please submit any articles or ads to Sissy Breunig by the 21st of every month for the following month's publications. Articles can be mailed to Copperfield, P.O. Box 43147, Louisville, KY 40253 or e-mailed to Hotline@CopperfieldKY.com, telephone 254-2113 (please place "newsletter article or ad" in the subject area of your e-mail).

NEWSLETTER AD RATES	1/4 Page	1/2 Page	Full Page
Copperfield Residents	\$12.50	\$25.00	\$50.00
Non-Profit Organizations	\$12.50	\$25.00	\$50.00
Non-Residents	\$25.00	\$50.00	\$100.00

2016 COPPERFIELD HOMEOWNERS ASSOCIATION BOARD OF DIRECTORS

PRESIDENT	Shawn Wilkie
VICE PRESIDENT	Jeremy Rydberg
VICE PRESIDENT	Brian Schmidt
TREASURER	Ron Bekebrede
SECRETARY	Amy Duck
GENERAL MANAGER	Sissy Breunig

If you have a concern or comment you can reach any member at 254-2113 or by email Hotline@CopperfieldKY.com



Copperfield Calendar



September 2016

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
				1	2	3
4 LATE NIGHT SWIM	5 POOL CLOSES	6	7	8	9	10
11	12 BOARD MEETING 7:00 P.M.	13	14	15	16	17
18	19	20	21	22 BOOKCLUB 7:00 P.M.	23	24
25	26	27	28	29	30	31

October 2016

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
						1
2	3	4	5	6	7	8
9	10 ELECTION DEADLINE & BOARD MEETING 7:00 P.M.	11	12	13	14	15
16	17	18	19	20	21	22
23 PUMPKIN DECORATING PARTY Clubhouse 2-4	24	25	26	27 BOOKCLUB 7:30 P.M.	28	29 FALL FESTIVAL
					30	31 HALLOWEEN