

COPPERFIELD HOMEOWNERS ASSOCIATION MINUTES OF BOARD MEETING

November 14, 2016

PRESENT: Shawn Wilkie, Amy Duck, Sissy Breunig, Jeremy Rydberg, and Greg Guilford. Brian Schmidt was an excused absence.

Residents: Rocky and Margie Lindsey, Leah Guilford and Adam Highley

Meeting called to order at 7:02 pm.

OPEN FORUM:

1. Leah Guilford and Adam Highley attended the meeting to represent the Copperfield Swim Team. They requested that the board support the team by paying for the liability insurance, as has been done in past years. Leah presented the proposed budget for 2017, as well as the actual final budget for 2016. Adam spoke about upcoming season.
2. Sissy asked Leah for a copy of the 1099's that were filed for each swim coach. Leah will give those to Sissy.
3. Margie spoke about one house that continues to have grass impeding the sidewalk. She is thankful that everyone else has cut back their trees and bushes.

OLD BUSINESS:

October 10, 2016 minutes were motioned to be approved by Jeremy, and Brian seconded the motion. Minutes were approved with a revision to item number two. Shawn will make the revision before posting minutes to the website.

ACTIVITIES:

1. Fall Festival was a huge success. Over 100 residents were in attendance.
2. Breakfast with Santa will be December 10. Paula Billiter will assist with food and drinks.
3. Bourbon tasting has been rescheduled because of lower than expected turnout.

POOL:

1. Brian did not leave any notes to discuss.

MAINTENANCE:

1. Jeremy reported that dead trees have been removed.
2. He is having a difficult time finding someone to fix the lights in the front landscaping.
3. The basketball hoop is in terrible shape. The cost to replace is \$1100.00. The Board approved \$900.00. It needs to be done immediately due to safety hazard.
4. We have three bids for the neighborhood landscaping.
5. Shawn had a resident post on Nextdoor that the street signs are difficult to read. Jeremy will investigate the problem.

6. Jeremy will contact the Christmas lighting company to get date set for decorating.

FINANCE:

1. Greg reported that several residents had liens released. The following were released this month:
 - a. Jennifer Miller/Dible at 14115 Glendower Dr
 - b. Michael Wallace at 14711 Oxford Hill Ct
 - c. Anthony Gauntner 109 Wickfield Dr
2. Letters were sent to six homeowners with past due balances of a year or less, warning them that liens will be filed against their properties if payment in full is not received by Nov. 14. The Board approved filing liens against the following residents:
 - a. William & Shana Cooper (407 Wickfield Dr)
 - b. James & Gloria Jelf (14704 Oxford Hill Ct)
 - c. Michele Marcotte-Ramsey (302 Wickfield Dr)
 - d. Daniel & Karen Reed (14102 Langland Pl)
 - e. Rondal Tuttle (14104 Glendower Dr)
3. John & Sherri Hollinsworth (15001 Glendower Dr) have agreed to pay off their outstanding balance by making three monthly payments.
4. Greg reported that Cassandra Clifford (17002 Camberwell Ct) had an agreement in place for making payments. She requested to change the agreement. Greg is working with Thurman Senn, who is recommending that we stick to the original agreement that was created. The Board agrees with Thurman that it should stick to original agreement.
5. Greg presented the Monthly Cash Analysis, Profit and Loss Budget Performance and A/R Aging Budgets. Shawn made a motion to approve and Jeremy seconded the motion. The statements were approved.

CIVIC ACTION:

1. Shawn spoke to 102 Wickfield Drive about a plastic storage shed. The shed is still there. A letter will be sent.
2. He also spoke to 606 Wickfield Drive about parking on the street. He has been back again to speak to them about the matter and the car is continuing to be parked on street. He would like to follow through with a letter. A lengthy discussion was held about communication policy and content of the letters. Shawn will send the letter by email to Board members to approve. We will publish the policy in the newsletter and on Nextdoor to make residents aware.
3. Amy will republish the pets on leashes article in the December newsletter.
4. Andrew Frey at 14213 Glendower Drive asked that a privacy fence be approved for his backyard. Shawn will speak to the home owner about the property line to make sure that is in compliance with the deed restrictions.
5. Rocky spoke about the Landis Lakes sign on the corner of Shelbyville Rd and Beckley Station Rd. The Board will look into this concern.
6. Shawn spoke about 7 speed humps that are proposed for Wickfield Drive. He has a small committee that will work to gather signatures from 50 or more of the 71 affected properties.

7. Shawn reported that we need to hire a replacement for the Copperfield General Manager for now that Sissy is resigning. Shawn brought up that we need to agree on whether a resident or non-resident may hold the position. The Board agreed that it should be a non-resident.

The next Board meeting will be held on December 12 at 7:00pm in the clubhouse.

Respectfully submitted by:

Amy Duck

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