

CHA MINUTES OF BOARD MEETING  
NOVEMBER 13, 2017

PRESENT: Tammy Kessler, Brian Schmidt, Shawn Wilke, LeAnn Swanson

EXCUSED: Greg Guilford, Jeremy Rydberg

RESIDENT: Kay Dickinson

Meeting called to order at 7:04 PM.

OPEN FORUM:

Kay reported seeing frequent activity at 17002 Camberwell Court. LeAnn will contact Cyprex, the company responsible for managing the property, to ask if this activity is part of their cleanup process.

OLD BUSINESS:

1. October minutes were reviewed. Brian made a motion to accept the minutes and Tammy seconded the motion. The minutes were approved.

ACTIVITIES:

1. Breakfast with Santa has been renamed Cookies & Cocoa with Santa and will be held December 9 from 9:30-11am. Tammy is looking for a resident to play the role of Santa.
2. Tammy is hosting a Social Activities Committee meeting at the Clubhouse on Nov 30. Wine & cheese will be served. The event will recruit new volunteers to assist with Copperfield social events. Tammy will reach out to new residents of Copperfield (within the last 12 months) to invite them to attend in order to get involved in the community.
3. The annual Holiday Decorating contest judging will be December 13. Tammy has arranged for 3 employees of a local church to serve as judges.
4. A Copperfield Family Night, similar to those previously held at Fiesta Time Mexican Restaurant, is being considered for January at the newly renovated restaurant formerly known as Scotty's Bar-B-Que.
5. A charitable event is being considered for February, soliciting donations of socks or possibly coats.
6. The suggestion was given to contact a Boy Scout to properly dispose of the damaged decorative U.S. flags used to line the streets during the Fourth of July parade.

POOL:

1. A representative of Kentuckiana Pool Management is searching for the receipt for the pool cover pump that Copperfield purchased through them and is still under warranty.
2. Pine needles and leaves have been removed from the pool deck.

MAINTENANCE:

No report given due to Jeremy being out of town and unable to provide.

#### FINANCE:

1. The October P&L and current A/R Aging were reviewed. Clarification is needed from Thurman on collecting the past due amount owed by Clifford prior to foreclosure. A motion was made by Brian to approve the financial statements, and seconded by Tammy; the financial statements were approved.

#### CIVIC ACTION:

1. October 15 – responded to a request from a prospective buyer on deed restrictions on privacy wall/fence height.
2. October 17 – responded to an inquiry on deed restrictions regarding roofing materials.
3. 17002 Camberwell Court – contact was made with Cyprex and a list of violations was provided to them for resolution. Progress has been made on debris removal.
4. An open garage door at 501 Micawber Court was responded to upon the report of a concerned neighbor.
5. A violation letter was sent to 14415 Micawber Way and a dog run subsequently removed.
6. Violation letters were sent to 39 homeowners due to sidewalk encroachment issues. Shawn responded to all inquiries to identify specific tree limbs in violation of the 7-foot clearance requirement. All but five instances have been resolved. Second notices will be sent to the remaining five.
7. Shawn will be meeting with Over-A-Ton owner Steve Overton to discuss providing snow removal services again this year.
8. A dog run at 206 Wickfield Dr. was grandfathered in but must be removed if the property is sold. The property is currently for sale.
9. The deadline for the removal of Christmas lights & decorations was discussed. Research of past minutes or newsletters is needed to determine what has been stated in the past.

#### NEW BUSINESS:

No new business.

Meeting adjourned at 7:37 PM.

The next meeting will be held on Monday, December 11 at 7:00 PM in the Clubhouse.

Respectfully submitted by: LeAnn Swanson