**Copperfield Neighborhood Association Board of Directors Meeting**

**Monthly Meeting Minutes**

**Monday, December 12, 2016**

**Call to Order**

The Copperfield Neighborhood Association Board of Directors Meeting was held at 1336 Copper Run Boulevard, Lexington, Kentucky on Monday, December 12, 2016. The meeting convened at 7:06pm.

**Persons In Attendance**

President C.A. Post, Facilities Manager Tim Geertz, Treasurer Josh Greeman, Secretary Jennifer Roe, At Large Karen Irving, At Large Robin Kelty, At Large Allison Haas.

**Others In Attendance**

Residents: James Wagers, Eddy Demarcus, Ed Kelty, George Wissman

**Business**

Ed Kelty, Facilities Treasurer, wanted to mention that the best way to get ahold of him is via email at ed.kelty@aol.com or through his wife, Robin Kelty. If you have questions or concerns regarding the pool application please contact him via that route. He suggested that we may need to hire out the membership cards project for 2017 as he is in busy season for taxes during that time. Tim and others volunteered to do the membership card project and mentioned it shouldn't be something that a Treasurer is in control of anyway. Also, Ed mentioned that if he gets incomplete or inaccurate applications for the 2017 pool season he will return them back to the applicant in the mail for corrections.

In response to the fence situation which has been brought up in prior meetings and still not closed out, the Board determined that there has been a historical precedence set where the neighborhood association funds have paid for fence repairs in the past. However, either the city or the property owner owns the fence - not the CNA. The Board would like to offer to pay them if they waive any claim to sue the Board. C.A. will speak to Jeff Darling about drawing up a document that will fulfill that waiver requirement. The reason we are offering the $1.50/linear foot is due to the historical precedence of the association funds paying for this fence repair in the past.

Per the business plan for the Facilities Committee, for anyone to be on the committee, he/she needs to be approved by the Board. Also, before the pool opens the Board needs to do an approval of whatever the pool membership rate increase may be, if any. Tim mentioned that the people who came to the facilities meeting in October (most were previous individuals that were on the Facilities Committee already) were interested in being on the Committee. Those are: Eddy Demarcus, Brad Pennington, Geoff Crouch, Dan Burch, Ed Kelty, Josh Fain, Andy Hellman, Dan Stone, and Jason Heck. A motion was made to approve the nine individuals by Karen and approved unanimously.

Tim has talked with about 15 companies and most will not do the pool recdeck apron work. The current bid is about $12,700 which includes the baby pool (which is not absolutely necessary yet). The main pool has to be redone before the next pool season per the health department. Also a new liner would be about $53,500 and has to be done in the next couple of years (the other option is to remove it and put in a tiled liner for $136,000). We've also received two bids on the deck drains, which are clogged, for $45,000-$54,000. The difference is we can get either a 1.75" or a 3". The $54,000 bid also includes new concrete because they would have to cut out the existing and the drains can be removed and cleaned after that. We've also received a pool cover bid for $12,500. Not a real necessity to do the pool cover this year, since it was not covered last year. If we do the recdeck though, we should have it covered. We have got enough in funds for the liner and the recdeck, and can do the drains next year. Motion to approve the recdeck bid for contract signature was made by Karen and then approved unanimously.

The Clubhouse back door needs to be repaired. Cost to be $1850 which includes blinds inside the door glass. Motion made by Karen to approve the replacement of the back doors with a budget of $2500 and it was approved unanimously.

Review of CNA financials till the end of the year: Facilities owes the CNA $6969 for the pool utilities during the summer months. Motion to approve the amount owed by Facilities made by Jennifer and approved unanimously.

Discussion regarding the survey for dues increases in the year 2017: a handout survey will not garner the responses needed so we decided to use Nextdoor to send out the survey and the remaining 92 homes in the neighborhood that do not have Nextdoor will get a paper handout on their door. We will also send an email out to notify of the survey. James suggested that we not wait until 2018 to propose the rate increase because neighbors are already expecting it. James said that he will do another open forum if need be once the survey goes out and before the actual vote. George suggested that if we go to a budget of $200,000 from $87,000 that we have an audit functionality for the peace of mind of the neighbors and due diligence.

**Adjournment**

The next regular meeting will be Monday, January 16, 2017 at 7:00pm at the Clubhouse. The December 12, 2016 meeting was adjourned at 9:09pm.

***Jennifer Roe***

***Secretary***