

Copperfield Neighborhood Association Board Monthly Meeting Minutes

Date: Tuesday, June 11, 2019
Location: 1336 Copper Run Blvd., Lexington, KY
Start: 7:02 PM EST
End: 8:26 PM EST

Role Call:

Rick Davies, President
Josh Greeman, Treasurer
Tim Geertz, Facilities
Clifton Daugherty, Secretary
Jeff Luoma, At-Large
Jason Heck, At-Large

Call to Order

Rick Davies called the meeting to order at 7:02 p.m. Mr. Davies welcomed everyone to the meeting.

1. Unpaid CNA Dues

Mr. Davies stated the home located at 1300 Copper Run was recently sold at the Master Commissioners sale. Mr. Davies inquired about the CNA receiving payment for unpaid liens and was told the home was sold without a CNA lien filed. Mr. Davies stated he will contact CNA legal counsel and provide an update at a later time. Mr. Greeman provided an update on the two remaining unpaid liens.

2. Pool/grounds

Mr. Geertz provided tentative budget for the Copperfield Swim Club (attached). Mr. Geertz requested approval to purchase a new hut/container to store the newly purchase pool cover. Mr. Geertz also requested approval to purchase an additional gazebo for the pool deck. The Board voted unanimously to approve both purchases.

Mr. Geertz stated the water leak in the clubhouse basement has been repaired. A discussion was held about who controls the administration rights to both Copperfield Facebook accounts. Mr. Greeman stated he would attempt to get passwords reset. A discussion was held about replacing the damaged tennis court fence as well as the fence wraps. The board voted unanimously to repair/replace the fence and fence wraps.

The Board discussed the possibility of having a stone entry placed on Copperfield Drive signifying entry into Copperfield. Mr. Geertz stated he would obtain quotes for the project and potentially present at the annual board meeting

3. Financial

Mr. Greeman provided commentary on the updated financials (attached).

4. Q&A:

No questions were presented.

5. Adjournment: There being no further business, the meeting was adjourned

Copperfield Neighborhood Association
May-19

	Jan-19	Feb-19	Mar-19	Apr-19	May-19	Jun-19	Jul-19	Aug-19	Sep-19	Oct-19	Nov-19	Dec-19	YTD	Monthly Average	2019 Annual Budget	Remaining Variance
INCOME																
CNA 2019 DUES	\$ 47,259	\$ 46,168	\$ 13,610	\$ 4,502	\$ 767								\$ 112,306	\$ 22,461	\$ 108,000	\$ 4,306
CLUBHOUSE RENTAL	\$ 1,350	\$ 500	\$ 500	\$ 1,675	\$ 1,059								\$ 5,084	\$ 1,017	\$ 8,000	\$ (2,916)
INTEREST	\$ 14	\$ 19	\$ 27	\$ 25	\$ 22								\$ 108	\$ 22	\$ -	\$ -
Other Income	\$ -	\$ -	\$ -	\$ -	\$ -								\$ -	\$ -	\$ -	\$ -
TOTAL INCOME	\$ 48,623	\$ 46,687	\$ 14,138	\$ 6,202	\$ 1,804								\$ 117,499	\$ 23,500	\$ 116,000	\$ 1,499
Expenses																
MORTGAGE (P&I)	\$ -	\$ -	\$ -	\$ -	\$ -								\$ -	\$ -	\$ -	\$ -
PROPERTY TAXES	\$ -	\$ -	\$ -	\$ -	\$ -								\$ -	\$ -	\$ 1,000	\$ (1,000)
PROPERTY & LIABILITY INSURANCE	\$ -	\$ -	\$ -	\$ -	\$ 3,992								\$ 3,992	\$ 798	\$ 5,000	\$ (1,008)
UTILITIES													\$ -	\$ -	\$ -	\$ -
Electricity	\$ 405	\$ 308	\$ 325	\$ 257	\$ 247								\$ 1,542	\$ 308	\$ 8,000	\$ (6,458)
Gas	\$ 167	\$ 190	\$ 159	\$ 98	\$ 82								\$ 696	\$ 139	\$ 1,400	\$ (704)
Sewer	\$ -	\$ -	\$ 318	\$ 212	\$ 193								\$ 724	\$ 145	\$ 10,000	\$ (9,276)
Television / Internet / Phon	\$ -	\$ 294	\$ -	\$ 205	\$ 276								\$ 775	\$ 155	\$ 2,300	\$ (1,525)
Water	\$ 465	\$ 8	\$ 240	\$ 236	\$ 225								\$ 1,174	\$ 235	\$ 8,000	\$ (6,826)
GENERAL REPAIRS	\$ 8,517	\$ 10,547	\$ 4,625	\$ 19,325	\$ 4,558								\$ 47,573	\$ 9,515	\$ 38,000	\$ 9,573
LANDSCAPING/MOWING	\$ 1,720	\$ -	\$ 2,982	\$ 836	\$ 1,036								\$ 6,574	\$ 1,315	\$ 12,000	\$ (5,426)
CLUBHOUSE MANAGEMENT	\$ 440	\$ 440	\$ 658	\$ 648	\$ 500								\$ 2,687	\$ 537	\$ 7,000	\$ (4,313)
ASSOCIATION MANAGEMENT	\$ 647	\$ 85	\$ 500	\$ 2,571	\$ 61								\$ 3,863	\$ 773	\$ 5,000	\$ (1,137)
Transfer To Savings	\$ -	\$ -	\$ -	\$ -	\$ -								\$ -	\$ -	\$ 10,000	\$ (10,000)
SOCIAL EVENTS	\$ -	\$ -	\$ -	\$ -	\$ -								\$ -	\$ -	\$ 600	\$ (600)
TOTAL EXPENSES	\$ 12,360	\$ 11,872	\$ 9,808	\$ 24,388	\$ 11,170								\$ 69,599	\$ 13,920	\$ 108,300	\$ (38,701)
Profit or Loss	\$ 36,263	\$ 34,815	\$ 4,330	\$ (18,186)	\$ (9,366)								\$ 47,899			

Budget Total \$108,300

copperfield



Copperfield Swim Club

PROPOSED BUDGET: 2019

ACTUAL BUDGET: 2019

<i>INCOME</i>		<i>INCOME</i>	
Guest Fees	\$900.00	Guest Fees	\$70.00
Interest	\$30.00	Interest	\$21.06
Membership: Copperfield	\$45,000.00	Membership: Copperfield/Outside	\$90,315
Membership: Outside	\$45,000.00	Swim Team	\$
TOTAL INCOME	\$90,930.00	TOTAL INCOME	\$90,406.06
<i>EXPENSES</i>		<i>EXPENSES</i>	
Entertainment	\$1,500.00	Entertainment	\$
Inspection Fees	\$384.00	Inspection Fees	\$384.00
Office Supplies	\$200.00	Office Supplies	\$
Pool Equipment	\$2,500.00	Pool Equipment	\$2,916.05
Pool Management	\$49,351.00	Pool Management	\$10,870.20
Pool Repairs	\$10,000.00	Pool Repairs	\$1,799.00
Pool Chemicals	\$200.00	Pool Chemicals/Supplies	\$
Winter Maintenance	\$1,000.00	Winter Maintenance	\$1,250.00
Postage	\$200.00	Postage	\$
Utilities	\$7,000.00	Utilities	\$
Sales Tax	\$150.00	Sales Tax	\$
Concrete Work	\$4,400.00	Concrete Work	\$
Baby Pool Concrete ??	\$6,0000.00	Baby Pool Concrete	\$
TOTAL EXPENSES	\$82,855.00	TOTAL EXPENSES	\$17,219.25
NET TOTAL	\$8,075.00	NET TOTAL	\$73,186.81

Copperfield Swim Club Account Balance: \$85,010.89 (as of June 11, 2019)