

Woodland Hills Condominiums

THE COMMUNICATOR

Autumn, 2023

Board Matters

The Board met on Thursday September 28th, 2023 @ 6:00 pm at the clubhouse.

Board Meetings are usually held every fourth Thursday of the month at the clubhouse at 3.00pm. Evening meetings are held quarterly. If you have something, you would like to put on the agenda for the board meeting, email or drop it in the drop box at the clubhouse. The board welcomes your suggestions and concerns.

The concrete work for the year is now completed. The parking lots have been restriped as well to allow for easier parking, especially at night.

Financial Report for: August 2023

Income:	YTD	\$809,860.60
Expenses	YTD	\$849,959.03
Bank Balance Operating Account:		\$ 64,227.36
Reserve Account balance:		\$738,401.40

Year to date expenses that have been paid from the reserve account total \$402,914.14.

Welcome New Residents!

Please stop by the on-site office to fill out your update form and pick up your parking sticker. Parking stickers are required on your vehicle. We will also put your name on your mailbox for you.

Pools- The pools are closed for the year. We hope everyone had an enjoyable summer and was able to use the new amenities at Pool 1. Thanks for a great pool season.

Trunk or Treat- Our annual Trunk or Treat will be held on Saturday October 28th, 2023, from 11:30 AM-1:30 PM at the clubhouse parking lot. If you would like to bring candy to pass out, please be set up in the parking lot by 11:15 AM. Once again, there will be a pumpkin patch for pictures and pumpkins for the kids to take home. Lunch and refreshments will be served. Please RSVP by October 25th by phone at 859-441-0831 or email by woodlandhills41071@gmail.com

Fire Prevention- October is National Fire Prevention month. If you have battery operated smoke alarms, it's a good time to change them. If your unit has a fireplace, it is recommended to have it inspected and cleaned before the cold months arrive when it gets used more often.

School Bus Pickup- With the days getting shorter and the sun rising later, please be careful while driving, especially when entering and exiting the complex during the early morning hours. Please comply with the 15 MPH community wide speed limit.

Pets- Thank you to all responsible pet owners. Pets not being picked up after continues to be a major problem for the community. Not only is this unsanitary, it poses health risks for other dogs. Additionally, during landscaping season, it presents problems for the mowing crew, particularly in the swale areas. Pets must be curbed on the dumpster side and must be cleaned up after immediately. Cleaning up immediately after your pet is also a law in Southgate. Southgate's ordinance 91.08 states, "*Any person owning or having charge, control, care or custody of any dog or cat shall clean up any feces of the animal immediately and dispose of it in a sanitary manner.*" The Board approved nine additional pet stations in the community. Please utilize them. Anyone found not picking up after their pet will be fined \$60.00 for the first offense. Residents are encouraged to take photos and report violators to the office.

Security Doors- The door stopper is provided for residents' convenience; for unloading their cars, taking the trash out or moving in and out of the building. Please do not leave the door propped open and left unattended. A secure entry has been a selling point for those who have purchased here and leaving the door open defeats the purpose. Leaving the door open also leads to packages being stolen. It invites critters inside, and, with the season changing, cold air inside the building.

Christmas Decoration Contest- We will once again have a contest for the nicest decorated patio during the holiday season. Decorations are permitted from November 30th to January 15th. The winner will win a free clubhouse rental that can be redeemed in 2024. Decorations are permitted from November 30 to January 15th. Good luck to all!

Important Numbers

Towne Properties	Nancy Caywood	859-291-5858
24-hr emergency	Towne Properties	859-291-5858
On-Site Coordinator	Emily Bowcock	859-441-0831
President	Dave Basinger	
Vice President	Taylor Bisig	
Secretary	Victoria Plemmons	
Treasurer/ Finance	Donna Schultz	
Member -at- Large	Jim Kasper	
Clubhouse Coordinator	Ruth Cubert	859-442-7941
Police Dispatcher		859-292-3622 / 911
Southgate Police		859-441-7473
Fire Department/Ambulance		Call 911
Woodland Hills E-Mail		woodlandhills41071@gmail.com
Web-Site		woodlandhillscondoky.com