

# **Countryside Homeowners Association**

## **Board Meeting Minutes**

### **Tuesday, June 5, 2018**

---

#### **Call to Order:**

The Bi-Monthly meeting for June was called to order at 7:02 p.m. It was held at the Harrods Creek Fire Department with a quorum present.

#### **Attendees:**

Eric Welenken, Carol Shuffett, Rebecca Miller, Nathaniel Blair, Linda Probus, Chuck Culp, Michael Schafer, Ashley Burch, Michele McKinney, Anita Link.

**Absent:** Joan Campbell, Renee Flannery,

**Minutes:** April Meeting Minutes changed to March were reviewed and accepted with one correction. Time of Summer Picnic will be 3-5 not 3-4. Correction made and then a motion to accept by Eric and Anita seconded. The vote was unanimous.

**President's Comments:** Rebecca said the Summer General Meeting Picnic is coming and will be held on July 14<sup>th</sup>. She will create a digital only Bulletin to the neighborhood with details.

**Treasurer's Report/Accounts Payable:** Eric went over the Treasurer's Report for 5/31/18. Carol made a motion to accept the Report as presented, Anita seconded. Vote was unanimous.

#### **Committee Reports:**

**Arch Control/Land Use Restrictions:** Rebecca introduced Randy Block, address 4211 Hayfield Way. He is requesting permission to build a 7' Fence on his property at Highway 329 and Hayfield which is partially constructed. He said he needs it for safety for his children, and to cut down the noise from traffic on 329.

He was reminded that the By Laws clearly state 5 ½ feet in height and not to extend beyond the front line of the house. Randy Block said he would discuss with his Fence Builder possibilities for adjustments to adhere to the By Laws

This issue was postponed for now. Michelle is going to draft a letter to Mr. Block stating what needs to be done.

**Audit** – Eric said, Audit will be complete soon and he will present at the General Meeting Picnic.

**Bylaws**- Nathaniel said nothing new to report at this time.

**Countryside Focus** – Rebecca, Bulletin will soon be out inviting everyone to the Picnic, Digital Only.

**Garbage/Recycling** – Carol No Report

**Landscape/Beautification**- Linda reported that she had received estimates from Hebel Irrigation for repairs to the irrigation system to the Median at 329, damage done by contractor for MDS. To replace entire system at 329 \$3,718.00. To replace Backflow at 329 Entrance \$527.91. He also presented a invoice to repair pipe and valve at Hwy 42 entrance \$131.90. She will send the invoices for repairs to 329 median to Flynn Contractor for their approval.

**Membership/Publicity** – Joan out, Ashley said a house sold on Tattersall and the house on Larkspur was back on the market.

**Neighborhood Directory and Technical Support** – Nathaniel, No report.

# Countryside Homeowners Association

## Board Meeting Minutes

### Tuesday, June 5, 2018

---

**Roads, Maintenance/Drainage:** Michelle reported information about the State Project for Widening US 42. The small median closest to US 42 will be gone. Access to the Service Road for the Homes facing US 42 will be behind our Stone Entrance sign. The Trees and plants we have planted will be removed. She reported that because Countryside had made improvements to property not belonging to us, the State will not reimburse us anything. Still no Time Frame for this work.

New Street Signs up, Thank you to Eric for all his work. Eric suggested we add a Street sign for US 42. He is going to get a price.

**Social Committee** – Anita reported General Meeting Picnic will be July 14<sup>th</sup> at her house from 3-5. She will set up a Meeting with Volunteers to plan the details. She reported we had a lot of food left over last year and will be cutting back on the quantities. Anita requested a Budget be established. A Motion was made by Linda for a \$300 Budget for Picnic Food and expenses and seconded by Nathaniel.

**Social Media-** Anita said she had seen complaints on Social Media about vehicles being parked on Hayfield. Mike advised per Officer Cromwell it is illegal to park more than 24 hours.

**Traffic/Safety** – Chuck no Report

**Unfinished Business:** Renee is out, no new information on additional Lighting on Side Streets.

Eric suggested we repair the Small Stone Wall located at the Top of Median on 329 Side. Eric knows a Handyman that can do this type of work. Chuck made a motion to allot \$100 to those repairs and Anita seconded. Motion past.

**New Business:** No new business.

#### Accounts Payable:

Check #	Payee	Amount	Reason
3158	Matthew Cornell	\$128.00	Security
3159	Rebecca Miller	\$ 14.55	
3160	Eric Welenken	\$ 50.00	
3161	Best Stamp	\$2,226.00	New Street Signs
3162	Travelers	\$4,189.00	Insurance
3163	Grundy's	\$ 95.00	Lawn Care
3164	Ky State Treasurer	\$ 15.00	
3165	Matthew Cornell	\$ 128.00	Security
3166	Grundy's	\$2,328.00	
3167	Hebel	Void	
3168	Hebel Irrigation	\$131.90	Service Irrigation System
3169	Matthew Cornell	\$128.00	Security

The meeting was adjourned at 9:05 p.m. Motion by Carol to adjourn, seconded by Anita. Meeting Adjourned.

Respectfully submitted by Carol Shuffett.



# Hebel Irrigation & Landscape

P.O. Box 353

Prospect, KY. 40059

## Estimate

Date	Estimate #
5/24/2018	151

Name / Address
Countryside Subdivision P.O. Box 204 Prospect KY 40059

Terms
2% 10 Net 30

Item	Description	Qty	Total
Irrigation system	contractor proposes to replace irrigation system to landscape island at Hwy 329 entrance. Bid is for new pipe, 6 zones and nozzles for each zone. Existing controller and rain sensor to be re-used and new Back flow preventer to be used to existing water connection		3,718.00
		<b>Total</b>	<b>\$3,718.00</b>

Signature \_\_\_\_\_

Phone #
502-643-5141

Hebel Irrigation & Landscape LLC

P.O. Box 353

Prospect, KY. 40059

# Invoice

Date	Invoice #
5/24/2018	6055

Bill To
Countryside Subdivision P.O. Box 204 Prospect KY 40059

Terms	Due Date
2% 10 Net 30	6/23/2018

Item	Description	Rate	Qty	Amount
Irrigation system	contractor replaced backflow preventer from damage from installation of water line by LWC at Hwy 329 . work stopped after extensive control wire and pipe damage found. Bid to replace irrigation system found in estimate	0.00		0.00
Reduced pressure ...	Reduced pressure back flow preventer	375.99	1	375.99
1" pipe fittings	asst. 1" pipe fittings	4.78	14	66.92
labor charge	labor	85.00	1	85.00

**Total** \$527.91

**Balance Due** \$527.91

Phone #
502-643-5141

Hebel Irrigation & Landscape LLC

P.O. Box 353  
Prospect, KY. 40059

# Invoice

Date	Invoice #
5/24/2018	6054

<b>Bill To</b>
Countryside Subdivision P.O. Box 204 Prospect KY 40059

Terms	Due Date
2% 10 Net 30	6/23/2018

Item	Description	Rate	Qty	Amount
Irrigation system	contractor repaired damaged pipe and valve next to curb at Hwy 42 entrance	0.00		0.00
1" valve	Hunter 1" jar-top valve	32.45	2	64.90
Valve box	Econo box valve vault and cover	11.99	2	23.98
1" pipe fittings	asst. 1" pipe fittings	4.78	9	43.02
labor charge	per irrigation contract			0.00

<b>Total</b>	\$131.90
--------------	----------

<b>Balance Due</b>	\$131.90
--------------------	----------

<b>Phone #</b>
502-643-5141



June 6, 2018

## Countryside Subdivision

### Detail Report for Countryside Subdivision

During the month of May, there were two contracted details.

There were two citations issued during the month. One was for speeding and one was for stop sign violation.

There were three warnings issued during the month. Two were for speeding and one was for stop sign violation.

Four citizen contacts were made by officers during the contracted details.

As always, should you have any questions or comments regarding this information, please do not hesitate to contact me.

Best regards,

Sergeant Matt Cornell  
Patrol Division

# Oldham County Police Department

1855 North Highway 393  
LaGrange, KY 40031

(502) 222-1300

Date Range Request from to

Detail Name	Officer's Name	Date	Beginning Time	Ending Time	Hours Worked	Reimbursement
Countryside	3044 Cornell, Matthew	5/13/2018	11:30	13:30	2.00	\$64.00
Countryside	3044 Cornell, Matthew	5/22/2018	17:30	19:30	2.00	\$64.00

Total Reimbursement Due To: 3044 Cornell, Matthew \$128.00

Please make CHECKS payable to EACH INDIVIDUAL OFFICER

The checks may be mailed to the Oldham County Police Department at the above address, ATTN: Major Greg Collett

Wednesday, June 06, 2018



# Oldham County Police Department

1855 North Highway 393  
LaGrange, KY 40031

(502) 222-1300

Date Range Request from 05/01/2018 to 05/31/2018

Date	Officer's Name	Detail Name	Time	Type of Report	Activity Location	Violation Description	
5/13/2018	3044 Cornell, Matt	Countryside	11:30	Patrol	MEADOWLAND DR		
			11:50	Citation	HAYFIELD WAY	SPEEDING	
			12:30	Patrol	SUNNYSLOPE WAY		
			12:40	Warning	HAYFIELD WAY	SPEEDING	
			12:40	Warning	HAYFIELD WAY	STOP SIGN VIOLATION	
			13:00	Patrol	TATTERSALL LN		
			13:30	Patrol	MEADOWLAND DR		
Start of Detail		End of Detail		Beginning Mileage		Ending Mileage	
11:30		13:30		91710		91713	
Reimbursement Due To:3044 Cornell, Matthew							\$64.00

Please make CHECKS payable to EACH INDIVIDUAL OFFICER

The checks may be mailed to the Oldham County Police Department at the above address, ATTN: Major Greg Collett

Wednesday, June 06, 2018



# Oldham County Police Department

1855 North Highway 393  
LaGrange, KY 40031

(502) 222-1300

Date Range Request from 05/01/2018 to 05/31/2018

Date	Officer's Name	Detail Name	Time	Type of Report	Activity Location	Violation Description	
5/22/2018	3044 Cornell, Matt	County-side	17:30	Patrol	TATTERSALL LN		
			18:00	Patrol	MEADOWLAND DR		
			18:30	Warning	HAYFIELD WAY	SPEEDING	
			18:47	Citation	HAYFIELD WAY / SUNNYSLOPE WA	STOP SIGN VIOLATION	
			19:30	Patrol	LARKSPUR LN		
Start of Detail		End of Detail		Beginning Mileage		Ending Mileage	
17:30		19:30		92303		92306	
Reimbursement Due To:3044 Cornell, Matthew							\$64.00

Please make CHECKS payable to EACH INDIVIDUAL OFFICER

The checks may be mailed to the Oldham County Police Department at the above address, ATTN: Major Greg Collett

Wednesday, June 06, 2018

7:39 AM  
06/05/18  
Cash Basis

**Countryside Homeowners Association**  
**Balance Sheet**  
**As of May 31, 2018**

	<u>May 31, 18</u>
<b>ASSETS</b>	
Current Assets	
Checking/Savings	
PNC BANK	26,692.51
Total Checking/Savings	<u>26,692.51</u>
Accounts Receivable	
Accounts Receivable	-364.81
Total Accounts Receivable	<u>-364.81</u>
Total Current Assets	<u>26,327.70</u>
<b>TOTAL ASSETS</b>	<u><u>26,327.70</u></u>
<b>LIABILITIES &amp; EQUITY</b>	
Equity	
Retained Earnings	17,970.75
Net Income	8,356.95
Total Equity	<u>26,327.70</u>
<b>TOTAL LIABILITIES &amp; EQUITY</b>	<u><u>26,327.70</u></u>

# Countryside Homeowners Association

## Profit & Loss Prev Month Comparison

### May 2018

	May 18	May 17	\$ Change	% Change
Ordinary Income/Expense				
Income				
General Fund	729.23	380.00	349.23	91.9%
Land Use Assessment	60.77	30.00	30.77	102.6%
Total Income	790.00	410.00	380.00	92.7%
Total Income	790.00	410.00	380.00	92.7%
Expense				
CHA Expenses				
Administrative				
Bank Fee	0.00	2.00	-2.00	-100.0%
Commercial Insurance	1,187.00	0.00	1,187.00	100.0%
Incorporation Fee	15.00	0.00	15.00	100.0%
Postal	50.00	0.00	50.00	100.0%
Total Administrative	1,252.00	2.00	1,250.00	62,500.0%
Landscaping				
Mowing	95.00	2,293.00	-2,198.00	-95.9%
Sign Repair	2,226.00	0.00	2,226.00	100.0%
Total Landscaping	2,321.00	2,293.00	28.00	1.2%
Special Projects/Repairs/Misc				
Police Patrol	128.00	128.00	0.00	0.0%
Total Special Projects/Repairs/Misc	128.00	128.00	0.00	0.0%
Utilities				
Electricity	453.37	382.82	80.55	21.0%
Water	33.73	45.63	-11.90	-26.1%
Total Utilities	497.10	428.45	68.65	16.0%
Total CHA Expenses	4,198.10	2,851.45	1,346.65	47.2%
Total Expense	4,198.10	2,851.45	1,346.65	47.2%
Net Ordinary Income	-3,408.10	-2,441.45	-966.65	-39.6%
Net Income	-3,408.10	-2,441.45	-966.65	-39.6%



# Countryside Homeowners Association

## Profit & Loss Year Comparison

### January through May 2018

	Jan - May 18	Jan - May 17	\$ Change	% Change
Ordinary Income/Expense				
Income				
General Fund	14,713.84	14,493.85	219.99	1.5%
Land Use Assessment	1,296.16	1,266.15	30.01	2.4%
Income - Other	0.00	0.00	0.00	0.0%
Total Income	16,010.00	15,760.00	250.00	1.6%
Other Inc	20.00	15.00	5.00	33.3%
Total Income	16,030.00	15,775.00	255.00	1.6%
Expense				
CHA Expenses				
Administrative				
Bank Fee	8.00	14.00	-6.00	-42.9%
Commercial Insurance	1,187.00	1,187.00	0.00	0.0%
Copies	14.55	13.30	1.25	9.4%
Incorporation Fee	15.00	15.00	0.00	0.0%
Postal	99.00	0.00	99.00	100.0%
Administrative - Other	168.42	0.00	168.42	100.0%
Total Administrative	1,491.97	1,229.30	262.67	21.4%
Landscaping				
Mowing	720.00	2,909.00	-2,189.00	-75.3%
Shrub & Tree Trimming	0.00	300.00	-300.00	-100.0%
Sign Repair	2,226.00	0.00	2,226.00	100.0%
Sprinkler Maintenance	0.00	160.77	-160.77	-100.0%
Weed Control	0.00	76.75	-76.75	-100.0%
Total Landscaping	2,946.00	3,446.52	-500.52	-14.5%
Special Projects/Repairs/Misc				
Miscellaneous	0.00	107.64	-107.64	-100.0%
Police Patrol	896.00	640.00	256.00	40.0%
Total Special Projects/Repairs/Misc	896.00	747.64	148.36	19.8%
Utilities				
Electricity	2,157.53	1,942.83	214.70	11.1%
Water	181.55	170.69	10.86	6.4%
Total Utilities	2,339.08	2,113.52	225.56	10.7%
Total CHA Expenses	7,673.05	7,536.98	136.07	1.8%
Total Expense	7,673.05	7,536.98	136.07	1.8%
Net Ordinary Income	8,356.95	8,238.02	118.93	1.4%

# Countryside Homeowners Association

## A/R Aging Summary

As of June 5, 2018

	Current	1 - 30	31 - 60	61 - 90	> 90	TOTAL
091-F BERRY	0.00	0.00	0.00	0.00	1,188.00	1,188.00
109-F-Brown	0.00	0.00	0.00	0.00	453.00	453.00
023-FR-Decena	0.00	0.00	0.00	0.00	260.00	260.00
003-F-Hashim	0.00	0.00	0.00	0.00	130.00	130.00
024-F-Bradley	0.00	0.00	0.00	0.00	130.00	130.00
032-F-MURPHY	0.00	0.00	0.00	0.00	130.00	130.00
035-F-Harkins	0.00	0.00	0.00	0.00	-5.00	-5.00
048-FR-Gerth	0.00	0.00	0.00	0.00	130.00	130.00
049-F-Petitjean	0.00	0.00	0.00	0.00	655.00	655.00
050-LUA-Auberry	0.00	0.00	0.00	0.00	165.00	165.00
065-F-RIEHL	0.00	0.00	0.00	0.00	45.00	45.00
072-F-Stevens	0.00	0.00	0.00	0.00	525.00	525.00
079-F-Wilson	0.00	0.00	0.00	0.00	130.00	130.00
082-F-Coleman	0.00	0.00	0.00	0.00	785.00	785.00
085-F-Scialli	0.00	0.00	0.00	0.00	-2.00	-2.00
091-TERMF-Hamati	0.00	0.00	0.00	0.00	94.00	94.00
097-FR-Burch	0.00	0.00	0.00	0.00	130.00	130.00
106-F-EDELEN	0.00	0.00	0.00	0.00	655.00	655.00
107-Corbin	0.00	0.00	0.00	0.00	0.00	0.00
111-F-Kern	0.00	0.00	0.00	0.00	60.00	60.00
112-F-Dickson	0.00	0.00	0.00	0.00	130.00	130.00
120-F-Jamison	0.00	0.00	0.00	0.00	130.00	130.00
121-F-Sutton	0.00	0.00	0.00	0.00	130.00	130.00
125-F-Tichenor	0.00	0.00	0.00	0.00	0.00	0.00
128-F-Adabel	0.00	0.00	0.00	0.00	260.00	260.00
133-F-Davies	0.00	0.00	0.00	0.00	-30.00	-30.00
134-F-Ford	0.00	0.00	0.00	0.00	130.00	130.00
137-F-Will	0.00	0.00	0.00	0.00	0.00	0.00
140-F-Capsel	0.00	0.00	0.00	0.00	535.00	535.00
143-FR-Lashley	0.00	0.00	0.00	0.00	130.00	130.00
150-F-Schaad	0.00	0.00	0.00	0.00	360.00	360.00
155-FR-Samuelson	0.00	0.00	0.00	0.00	0.00	0.00
159-F-Ford	0.00	0.00	0.00	0.00	863.00	863.00
<b>TOTAL</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>8,296.00</b>	<b>8,296.00</b>

# **Countryside Homeowners Association**

## **Agenda**

**June 5th, 2018**

Call to Order

Minutes

President's Comments

Treasurer's Report

Committee Reports

- 1) Arch. Control/Land Use Restrictions – Nathaniel  
Discuss Fence Being constructed at 329 Entrance – Randy Block (Owner) will  
Be at meeting
- 2) Audit – Eric
- 3) By-Laws – Nathaniel
- 4) Countryside Focus – Rebecca
- 5) Garbage/Recycling – Carol
- 6) Landscape – Linda and Ashley,  
Discuss Damage to Irrigation System at 329
- 7) Welcome/Membership – Joan
- 8) Neighborhood Directory & Technical Support - Nathaniel
- 9) Roads, Maintenance/Drainage – Anita
- 10) Social – Anita, Discuss Summer Picnic and Budget
- 11) Social Media – Nathaniel/Anita
- 12) Traffic & Safety – Chuck Discuss appointing someone to contact police when  
vehicle is parked too long on street.

Unfinished Business – a) New Street Signs, Discuss purchase of additional Street Sign and  
pole at Service Road at 42 entrance.

b) Additional LG&E Lighting

New Business – a) Discuss Home Owners not cutting Grass

b) Discuss Repair to Small Stone Wall at Top of 329 Median

Adjourn