



Around the Bend

THE MONTHLY NEWSLETTER OF WOODSON BEND RESORT

14 Woodson Bend Resort • Bronston, Kentucky 42518 • (606) 561-5311

Web Site: www.woodsonbendresort.com

SEPTEMBER, 2015

Managers Report

by Mark Sloan

Another summer is coming to a close and it's been a hot and wet one for sure! We hope everyone has enjoyed their summer here at the Bend, but it's not over yet! Don't forget to plan a trip down on Labor Day weekend; it's always a great time around here with plenty of activities and people to have an exciting weekend. We look forward to seeing you.

Our 3rd Annual Woodson Bend Community Cookout that will be taking place at 5pm on Saturday, September 26th. The hope is to cook all day long, enjoy fellowship with one another and eat around 5pm. There will be no charge for anyone eating at this cookout. We provide the paper products and the meats. We are looking for volunteers to help provide side dishes If you are planning on attending please let Marcia in Admin know so we can plan accordingly. Let her know also if you plan to bring a side dish! Email her at administration@woodsonbendresort.com or give her a call at 606-561-5311. Bring your own drinks of choice and an appetite! Don't miss out on this really great event.

Mark your calendars for Saturday, September 19th; our Annual Owner's Meeting will be at 3:30pm in the clubhouse. Please note that this is the 3rd Saturday of the month instead of the 4th. We have 2 sitting Board members who were gracious enough to run again for the 2 open spots. There are no other candidates for this election. However, we still need your vote. We must achieve a quorum for the election and Annual meeting to be official, so please take the time to cast your vote and return your ballot to us. This will ensure that we have an official election and avoid any issues that would come

from not achieving a quorum. We're counting on you to help us out!

During the Annual meeting you will be given an opportunity to fill out forms letting us know if you are interested in serving on any Committees. This is a wonderful way to participate in the happenings around the Resort and make contributions.

Sign up at the Pro Shop for our upcoming Club Championship! Please note that the Club Championship is open to ANY Woodson Bend owner. The tournament is flighted based on handicap so everyone should come on out and participate this year! This tournament truly benefits from good participation, so come on out; I promise you will have fun!!!! This year's Championship will take place on August 22nd-23rd. Give Tim in the Pro Shop a call at 606-561-5316 if you would like to participate.

Employee Appreciation Day is coming up on October 9th. If you are interested in making a donation you can contact Marcia in Administration at 606-561-5311 or via email at administration@woodsonbendresort.com. Any donation you wish to make can be billed to your account. We need and appreciate your support.

By the time you receive this, I am hopeful that Friends of Woodson Bend Pool Pergola Project will have been completed or at least underway. Once completed, this will be a tremendous improvement to our pool complex. The Friends are still looking for donations to help complete the funding for this improvement. If you wish to participate then let us know in the Admin office at 606-561-5311 or at the email address above for Marcia.

Lastly, I would like to encourage all owners to contact our Remodel-

ing Department for your condo upgrade needs. Our folks do jobs as small as adding a garbage disposal all the way up to building new side porches....No job is too small or big!!! If you have plans to do some work this winter, let me encourage you to contact us soon...we are busy, customers are very happy with our pricing and quality...as a result, we are experiencing some lead time for future work. So call now and get scheduled ASAP. We would love to help you enhance your condo! Give Kenny a call in maintenance at 606-561-5314 or email him at maintenancewb@woodsonbendresort.com.

GOD'S FOOD PANTRY

God's Food Pantry has been serving Pulaski Co. for 35 years. Volunteer staff gives 300 hours weekly. They served over 25,000 people in 2014 and are currently serving 900 families per month plus 288 senior households.

How Can YOU Help...

A donation barrel is now located in the foyer between the Rental Office and the Mouse Pad. If you would like to contribute, they are in need of any non-perishable foods, especially: canned vegetables, fruits, soups, tuna, beans, rice, instant potatoes, noodles, mac & cheese, peanut butter, jelly, oil, flour, hamburger helper, boxed baking mixes. They also need personal care items, such as shampoo, toothpaste/brushes, soap.

Recently Added FRIENDS of WOODSON BEND

UNIT # NAME

020-4 Hurst, Tom & Toni
065-1 Hall, Patty & Bob
075-1 Snedeker, James & Dee
105-1 Macke, Fred & Kathryn
106-3 Gottmann, Dave & Missy
042-1 Forsythe, Ella
113-4 Dornbach, Dave & Stephany
044-2 Mitakides, Drew & Roz
006-1 Dressman, Jim & Barbara
078-4 Waddle, Marcia
008-4 Riesenbergs, Jeff & Lynne
043-3 Caudill, Shirley & Ray
068-1 Hogan, Tim & Jean
009-2 Mischell, Laurie & Jim
113-1 Joseph, George & Kim
023-3 Garver, Paul & Margaret
038-2 Johnson, Wallace
025-3 Mitchell, Brent
001-1 Aubrey, Tom & Barbara
038-4 Warner, Larry & Wilberta
001-2 Warriner, Doug & Sharon
030-3 Coverdale, Pat & Dave
086-3 Rohr, Butch & Marilynne
097-3 Holt, Roxanne & Dean

2015 GOLF & SOCIAL EVENTS

9/05
Labor Day Weekend
Entertainment
"Brownstones" Band
8-12 pm at the Pavilion

9/06 Labor Day 18-Hole Scramble
9/07 Labor Day 9-Hole Couples
10/3 1 Man Scramble
10/9 Last Fri. Night Scramble
10/12 Hal Rogers Golf Outing

PRO SHOP GRILL FALL HOURS

Mon. – Thurs.
10:30 – 2:30 for lunch
Fri. – Sun. 7 am-2:30
for breakfast & lunch

PRO SHOP FALL HOURS

Mon. – Thurs. 8am-6pm
Fri. – Sun. 7am-????

NIGHT GOLF
Sat., Sept. 19 at Dark
\$20 pp (includes ball)
Teams of 4
Call to sign up – 606-561-5316

PRO SHOP NEWS

8/26 Ladies Bluebird Inv. - *(not too late to sign up!)*

SEPTEMBER IS GOING TO BE A VERY BUSY MONTH.
BE SURE TO CALL FOR TEE TIMES!

9/11 Girls' State Tournament Practice Rounds
(course open but VERY busy)

9/12 Girls' State Tournament (course CLOSED all day)

**We are in need of golf carts for this event.*

If you have a cart we can use for a day, call the Pro Shop at 606-561-5316.

9/13 Rain Day for Tournament (if needed)

9/14-15 COURSE CLOSED BOTH DAYS FOR AERIFICATION

New fall outerwear will be in stock by Labor Day.



WE WORK HARD SO YOU DON'T HAVE TO

We have borrowed that slogan because that is what we employees do here at the Bend. We work hard so you can enjoy your time golfing, boating, or just relaxing.

October 9th is Employee Appreciation Day this year. For you new-er owners (and all owners) this is the one day set aside for you as owners to show your appreciation for all that we do to keep the resort running smoothly and looking terrific. We have a nice lunch prepared by owner volunteers, half day off, and a door prize for each employee. And that is where we ask for your help. Door prizes depend on your generosity. Please help us out and show your appreciation by sending a gift, gift card or cash (which can be billed to your account) to: ATTN: MARCIA @ 14 Woodson Bend Resort, Bronston, KY 42518. You can also call 606-561-5311 or email me at administration@woodsonbendresort.com to contribute. The day's success depends on our owners' participation, so please help make this happen!





THE *BEND* AD-Visor SEPTEMBER 2015



SALE by Owner – Condo 69-3 Price Reduced \$10K to \$129,000! Great setting in the trees on #7 fairway. 2BR, 2 full BA. , lots of closet space, screened in porch with vinyl sliders, golf cart storage under unit **includes golf cart**. Completely remodeled with full core expansion and fully furnished including washer & dryer. Call Lee @ 937-902-1144 or email rlwelsh@woh.rr.com

FOR SALE BY OWNER – UNIT 41-1 lower level, 2BR, 1½ BA very clean unit. New kitchen cabinets, new flooring, new paint & added moldings. 2 added LR windows. Sliders on screened porch. 2 side decks, storage closet, enclosed golf cart storage, W/D. Fully furnished, some furniture new. Move in ready! **\$114,900** Call local: Richard at 606-679-2260

FOR SALE: Unit 10-3 Uniqueness! 100 yds. from the Clubhouse & Pool. Fabulous **LAKE VIEW!** 2BR, 2BA, walk-thru large closet, fully furnished. **Price Reduced ~~\$149,000~~ Now \$139,900 and negotiable** Call Charlie at 513-678-4155

FOR SALE BY OWNER – Unit 10-1 2BR, 1BA, open remodeled kitchen, ceramic & hardwood throughout, close to pool. Excellent rental history! Lowest price lake view: **\$93,000** Call or text 513 377-5098 anytime or email: mark_gates@yahoo.com. Will send photos & website.

FOR SALE BY OWNERS: Unit 54-3 \$69,500 1 BR, 1BA, **GREAT** view, fully furnished, completely remodeled this spring. Screened porch. Near pool, playground, restaurant. Contact Larry at 513-519-2526 or Doug at 606-627-4330



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Nancy, Bill & Brad Bigelow

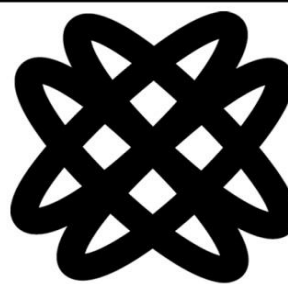
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2011 EX-GO RXV gas golf cart w/13.5hp Kawasaki engine, EZ-Go head and tail light kits, new rear facing black seat that folds down to diamond plate bed, new black front seats. Runs & looks excellent . **\$4200.00**
Call 859-250-9560

FOR SALE: 2011 Yamaha Drive Golf Carts –
2- seater **electric** (48 volt) starting at **\$2550** each.
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I'm Vicki Burchfield a **Woodson Bend owner**
and full-time resident since 1989!

If you, or someone you know, are in need of a realtor, please
contact me at (606)305-1879 or email
vicki.burchfield@coldwellbanker.com

Thank you so much!



VICKI BURCHFIELD

REALTOR®/Sales Associate

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7-3 Upper level with 1 BR, 1BA, nice kitchen & glassed in porch. Floor plan could be modified to 2BR. Located across from Clubhouse. MLS #21274 **REDUCED! \$79,900**

21-4 Lower level condo with 2 BR and 1.5 BA. Updated Kitchen. Common area side porch and golf cart storage. Overlooks #7 tee and fairway. MLS #1303422 **\$102,900**

24-4 Lower level with 2BR, 2BA, newer Kitchen, HVAC to porch plus sliders. W/D and handicapped assessable. A good buy **REDUCED!! \$99,500** with furniture, appliances and golf cart included! MLS \$11343

27-1 Lower level w/2BR, 2BA, glassed porch, open living space, updated kitchen & baths, large laundry. Condo has core & 4' BR expansion. On #7 fairway. Common area golf cart storage. MLS #21104 **\$129,900**

31-2 Upper level condo 2 BR, 2BA, open living space, updated kitchen, full-size W/D. Screened porch w/sliders, common area golf cart storage & located on wooded lot w/off street parking. MLS # 20190 **\$110,900**

41-4 Lower level with 2BR, 2BA, updated kitchen, open living area, Screened porch w/sliders. Common area side porch & golf cart storage. On cul-de-sac w/ off street parking. MLS 18580 **\$119,500 REDUCED!**

44-3 Upper level condo 3BR, 3BA, open living space, separate laundry. Screened porch. Core, 4 & 8' expansions. Complete new interior in 2007. On cul-de-sac w/off street parking. Wooded lot. MLS#214021 **\$149,900**

53-3 Upper level condo with 2BR, 3BA, open floor plan & renovated kitchen. Has core plus 4' & 8' BR extensions. Screened porch w/sliders, separate heat & air, used as den. Across the street from Clubhouse. Enjoy the property behind for your outside activities. MLS 20988 **\$149,900**

56-1 Nice lower level condo w/ 2 BR, 2BA and open floor plan! Hall BA has entrance from BR. Screened porch with sliders. Common area golf cart storage with extra large entrance. Located on cul-de-sac near putting green and social hub! **NO STEPS! MLS #19822 REDUCED! \$104,900**

68-3 Upper level w/2BR, 2BA, open living space w/beautiful fireplace, renovated kitchen, dining area & baths. Condo has core and screened porch w/sliders to enjoy the view. Great outdoor space for everyone to play. MLS #21092 **\$139,900**

82-4 Lower level condo with 3BR (1 is a bunk room), 2BA, open floor plan & separate laundry room. Condo has core & 4' BR extension. Screened porch w/sliders. Located on #8 fairway. Sit on your back porch and watch the golfers & deer! MLS 20831 **REDUCED! \$129,000**

86-3 Upper level w/2BR, 2BA, open living space w/nice kitchen. Screened porch w/ sliders currently used as family room. Condo has 4' BR expansion and laundry. Limited area golf cart storage; located across the street from the lake with a view. MLS#21117 **\$114,900**

I would like to express my sincere appreciation to all my sellers and buyers for placing your trust and confidence in me. I am so pleased to have had 11 Woodson Bend closings in the past year. I also have buyers with 2 sale-pending contracts. Thank you again for selecting me as your realtor!



Lake Cumberland Realty

Nancy 606-271-1005

Bill 606-271-1007

Brad 606-271-1896

Nancy, Bill & Brad Bigelow

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GOLF UNITS – 2BR/1BA 2nd bath can be added

72-3, \$84,900, newer HVAC, Kitchen & Bath

48-2, \$89,900, 31-4 89,900

GOLF UNITS 2BR – 2BA Remodeled kitchens and bathrooms All Good units

47-3, \$89,900 Great Starter Units

21-2, 59-3 \$114,900 Really Nice

56-4, 15-1, 43-1, 50-3, \$119,900 Really Nice

86-4 129,900

GOLF COURSE CORE EXPANDED-2 BR/2BA Great Buys

65-3 \$114,900 65-4 \$134,900 NEW HVAC, 84-4 \$119,900 37-1 \$139,900

28-4 \$159,900 Highly upgraded. Beautiful, Easy access.

74-4 169,900 **NEW LISTING**

GOLF COURSE 2BR/2BA with Major Remodeling Without Core

66-2 \$169,900 not core expanded but has large side porch overlooking golf course. Must See!

67-4 \$169,900 **Glassed in Porch**, Huge cart storage, **Outstanding Unit**

GOLF COURSE CORE EXPANDED-3 – 4 BR

60-1, 60-3, 67-2 \$149,900 **Very Nice**

57-1 \$145,000 4 Bedroom reduced \$36,000 **PENDING**

9-3 \$139,900, 57-4 \$158,900 **Both have big side PORCHES**

52-2 \$154,900 core space for 3rd Bath and larger kitchen

19-1 \$147,900 remodeled Great kitchen **Reduced \$30,000**

53-2 \$125,500 **NEW LISTING** GLASSED IN PORCH

GOLF VIEW UNITS SOLD 22-3, 22-4, 47-1, 53-4, 58-2, 17-4, 84-3, 61-2

LAKEVIEW UNITS – 2 BR, 2 BA – GREAT PRICE

10-4 \$134,900 nicely inside! Ready for a great summer!

97-1 \$116,500 2BD/1BA 2nd can be added

LAKEVIEW 3 BR, 2BA

94-4 Priced to sell, 3 bedroom, Golf cart storage \$159,900

Kitchen can be opened up for larger living area, no steps

LAKEVIEW Core expanded or larger units– 2 or 3 BR

2 BR – 8-2, Has new laminant floorings, take another look \$134,900

8-3, \$139,900 **BOTH WANT OFFERS NOW!!**

3 BR – 114-1, \$165,900 basement, 119-2 \$189,900 loft

118-2 \$199,900 5-2 \$199,900 **SPECTACULAR**

4-3 \$205,000 **MAJOR REMODELING**: Top of line decorating

NEW LISTING LAKEVIEW 4BR, 2BA Totally Remodeled

5-2 Large Open kitchen, Golf Cart Storage and Close to Pool **\$199,500**

LAKE SOLD 1-4, 2-2, 2-4, 12-4, 79-1, 79-3, 89-2, 93-1, 94-2, 96-2, 103-4, 104-4 105-3, 106-1, 106-2, 113-4, 114-1, 105-4, 117-3

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