



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

APRIL, 2017

Manager's Report

By: Mark Sloan

Winter looks to be over as I write this article. The real good news is that this winter has been very mild compared to recent years. This has been a very welcome change for us here at the Bend. We are working hard to get the Resort ready for spring. The maintenance team is putting the finishing touches on leaf removal and should have it done by the time you get this newsletter. In addition, we will be bringing back some of our part time staff to help begin cleaning the sticks and debris from your yards. If anyone wants to help, simply pile up any sticks or debris you collect and lay it adjacent to the road and let maintenance know what you have done. They will schedule a pickup ASAP.

Mulligan's Restaurant will be opening up for the season on Friday April 14th. Chefs Michael & Ed are excited for 2017 and are looking forward to starting a new era for our restaurant operation. Your 2017 restaurant coupon/billing will be included this month. We encourage everyone to please make plans to help support our new operators! I also want to draw attention to your "coupon" change coming. Mulligan's is planning on changing the coupon out for a Mulligan's card. This change should increase the speed and efficiency of your checkout process! We also feel that the card will be more convenient to keep up with and carry with you.

This is also the time of year that you will be billed for your 2017 trail fees. Don't forget that the process of bringing your golf cart up to Security for tire inspection before getting your 2017 sticker is still in place. We remain committed to ensuring that the Woodson Bend golf cart tire policy is followed for the

benefit of the entire Resort. We appreciate your cooperation in advance on this process.

As the spring & summer approaches we will be furiously working to prepare for the upcoming season! Painting and roofing for 2017 will be starting back up as weather permits in late March/early April. We will work to get these projects completed as quickly as possible. We are very excited about many of the improvements being made and can't wait to make your visits during 2017 as enjoyable as possible. As always, we will be communicating in advance with those of you who are scheduled for a new roof or painting job to allow you to plan around that work being done at your building.

We are very excited and proud to announce the completion of the new wave attenuator at our dock! This was a much-needed improvement to our marine facilities and should provide a great deal of protection to our dock and your boats for years to come. It is also a tremendous aesthetic improvement to our facilities as well. Be sure and check it out the next time you come down.

We look forward to seeing everyone this spring and summer! I want to close with another reminder that our 4th of July celebration will be taking place on Saturday, July 1st !!! So mark that date on your calendar!

NEED YOUR CONDO SPRING CLEANED?



rentals@woodsonbendresort.com

Call
Jamma at
606-561-5300
or email her at

7th ANNUAL AROUND THE BEND



May 27th, 2017 – 9:00 a.m.

Clubhouse

Join us for the **7th Annual Run/Walk** that benefits the WB Garden Club. 1st and 2nd place trophies will be awarded in 4 categories: Ladies (ages 12-69), Men (ages 12-69), Senior Ladies (70-over) and Senior Men (70-over). There will also be a 1st place trophy in the 11 – under category; they will have an optional 1 mile race around the "small loop" which will begin 5 minutes before the main race.

The race will be timed & will begin at the clubhouse parking lot, go down Star Trek, around the loop and back up by the pool. Entry form is included.

WE NEED SPONSORS!!

Sponsor's names will be on the tee-shirts. Sponsor fee is \$50. Deadline for sponsorship is May 10th.

Send your check to:
Carmella Waller/WB Garden Club
c/o Woodson Bend Resort
14 Woodson Bend
Bronston, KY 42518
OR, have it billed to your account
by calling 606-561-5311

Bottled water and a snack will be provided. Register the whole family for an event that gets bigger and BIGGER every year!

2017 GOLF, SOCIAL, Garden Club SCHEDULE

- 04/01 Euchre Tournament @ restaurant 6:30**
04/01 Couples Tournament – 18 Holes - 12:30
04/02 1 Man Scramble 1:00
04/03 1st Ladies 9-Hole League 10am
04 9-Hole Men's League on Monday nights
04/07 1st Friday Scramble 5pm
04/26 AIM golf outing (course closed at 1pm)
05/05 Pre-Derby Party
05/06 Derby Party
05/03 Mens' Spring Classic 1pm
05/10 Ladies Spring Classic 1:00
05/12 Consolidated Pipe golf (course closed until 2pm)
05/19 Ducks Unlimited golf outing 8am (course closed till 2pm)
05/27 7th Annual 5K Run/Walk
05/27 Brownstones (band) pavilion 8-midnight (Classic Rock)
05/28 18-Hole Memorial Day Scramble 1pm & Steak Dinner after
05/29 9-Hole Couples Golf 1pm
06/03 Night Golf
06/10 Double Couples Scramble 1pm
06/10 Sean Meadows poolside 7-10pm (R&B/Pop/Rock/70's to present)
06/14 Men's Senior 2-Man Shamble 1pm
06/17 Travis Cook poolside 7-10pm (Rock/Traditional Country)
06/23 FAMILY FUN WEEKEND:
Cart Karaoke for Kids poolside 7:30-10pm
06/24 Scavenger Hunt @ Pavilion 3pm
(adults to drive carts if under 16 or no license)
After Hunt, HAYRIDE & roasting hotdogs
07/01 Cart Parade, DJ & Fireworks
07/04 18-Hole Scramble 1pm
7/5-7 Junior Golf Camp
07/07 WB 1st RAFT-UP (details later)
07/08 Travis Cook poolside 7-10pm (Classic Rock/Traditional Country)
07/15 Margarita Golf
07/15 Jimmy Buffet night @ Pro Shop 8pm (music by Ella)
07/22 Sean Meadows poolside 7-10pm (R&B/Pop/Rock/70's to present)
08/07 Ladies 9-Hole Member/Guest 9am
08/12 Hillbilly Golf
08/12 Travis Cook poolside 7-10pm (Classic Rock/Traditional Country)
8/19-20 WB Club Championship
08/26 Lightnin' Rod & the Thunderbolts
@ pavilion 8-11:30pm (Classic Rock/Oldies)
08/30 Ladies Bluebird Invitational
09/02 Cart Wash & Bake Sale 8:30-1:30
09/02 Brownstones (band) @ Pavilion 8-midnight (Classic Rock)
09/03 Labor Day 18-Hole Scramble 1pm
09/04 Couples Golf 1pm
9/8-9 Girls High School State Championship
09/16 5th Annual WB Community Cookout
09/28 William Shearer Memorial golf
10/07 Buck & Doe
10/09 Hal Rogers golf outing
10/20 Euchre Tourney 6:30 in the restaurant
10/21 Poker Run and Chili Cookoff
10/27 Last Friday Scramble
10/28 18-Hole Closing Scramble
12/02 Pot Luck at CH
12/16 WB Country Christmas Breakfast
12/31 New Year's Eve party



TEE-TIMES

We will be taking tee times the 1st week-end in April. If you have a group coming down to play this spring please call and get tee times. It is going to be a VERY busy spring!

The Pro Shop is fully stocked with all new merchandise for the year. Vineyard Vines is 25% off to WB owners.

Saturday, April 1st:

To kick-off the golf year we are having a **COUPLE'S TOURNAMENT –18 HOLES** beginning at 12:30.

Call the Pro Shop for details.

Monday, April 3rd – 10:00 am
LADIES FIRST 9-HOLE LEAGUE

Friday – April 7th – 5:00 pm
FIRST FRIDAY SCRAMBLE

Starting in April on Monday nights.

We're planning to have a **9-HOLE MEN'S LEAGUE**
Call Pro Shop for more information.

GOLF LESSONS AT THE PRO SHOP

to work on your game:
30 minute lesson \$ 25
Series of 5 lessons \$100

HANDICAPS

Call the Pro Shop to get a 2017 handicap.
Cost is \$30.00

Watch emails and Facebook for upcoming events. Call the Pro Shop at 606-561-5316 or email us at thdgolf@gmail.com.

DERBY PARTY!

MAY 6th - CLUBHOUSE

*Doors open at 11:00
Bring drinks & snacks
Dress your Derby Best!*



If you want a Program or Racing Form contact
Marcia at 606.561.5311 to order - \$10 each.

Will be delivered to Security by 8 am on Derby Day for pick-up.



THE **BEND** AD-Visor

APRIL 2017



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 68-3 Unfurnished 2BR, 2BA. Core expanded, remodeled kitchen & baths. Covered side porch. Screened balcony. Sliders. Ample off-street parking. Private & quiet. **\$129,900** Call Tim Hogan at 513-677-5606

FOR SALE BY OWNER – Unit 69-3 \$129,000
Great setting in the trees on #7 fairway. 2BR, 2 full BA, lots of closet space, screened porch w/vinyl sliders, cart storage under unit **includes golf cart.** Completely remodeled w/full core expansion & fully furnished including washer/dryer. Call Lee @ 937-902-1144 or email rlwelsh@woh.rr.com

For Rent at Woodson Bend : Condo 7-3
Extremely large luxury condo 1BR, 1BA Sleeps 6
Contact Tony Marcum@859 512 8018 or email tmarcumrentals@yahoo.com . View on line at www.tmarcumrentals.com or contact Jamma Underwood Director of Rentals @ Woodson Bend 606 561 5300. This condo is available for long or short term or just for the weekends at the Bend !!!



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Pick up brochure at Lake Cumberland Realty office just outside the gate!

We live on the resort and will show units anytime,so please call!



FOR SALE: HOME ENTERTAINMENT CENTER
(above) 106" long, 74" high, 61" x 45" opening (TV not included!) **\$500** Call Carmella Waller at 615-405-1540 or 606-561-7775.

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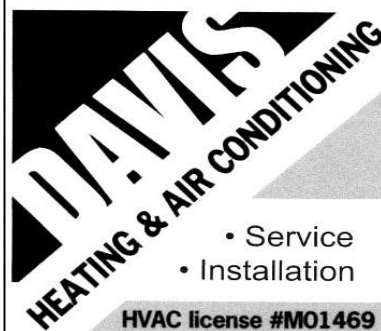
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Woodson Bend owner and full-time resident since 1989!

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

(606) 305-1879 CELL

(606) 678-4663 OFFICE

(606) 678-0885 FAX

vicki.burchfield@coldwellbanker.com

www.coldwellbanker.com



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2-1 Million Dollar Lake View!! Lower level with 1 BR & 1BA. Screened back porch w/electric fireplace and sliders. Front deck, off street parking. GREAT lake view. MLS #23182 **\$124,900**

7-4 Renovated lower level condo with 1BR, 2 BA. Porch glassed in for additional living space. 3 electric FP, Pella windows & doors w/plantation shutters. Near pool & clubhouse. MLS #23180 **\$109,900**

8-4 Lake View! Lower level w/2BR, 2BA Large updated kitchen w/island. Larger deck & off-street parking. MLS #23806 **\$129,900**

9-3 Upper level, 3BR, 2BA. Has core 4' & 8' expansions. Large side porch overlooking #6 green & off street parking. Near Clubhouse. **\$135,000**

11-3 Upper lever, 3BR (one is a bunk room), 2BA. Core expanded, located on #6 fairway, off street parking. MLS#24735 **\$129,900**

12-2 Lake View! Upper level w/2BR, 3BA, open floor plan, updated kitchen & separate laundry. Condo has core w/ 4' BR expansion. Off-street parking, near Clubhouse & pool. MLS 23784 **\$154,900**

15-3 Upper level unit w/ 2 BD, 2BA. Renovated kitchen. Off street parking. On golf course, overlooks #5 green MLS #23414 **\$109,900**

19-1 Lower level w/ 3BR, 2BA. Newly renovated kitchen & stainless steel appliances. Core space & off street parking.. View of #6 green. Screened porch to watch golfers. MLS#22622 **\$129,900**

24-4 Lower level with 2BR, 2BA, newer Kitchen, HVAC to porch plus sliders. W/D and handicapped assessable. A good buy with furniture, appliances and golf cart included! MLS #11343 **\$89,500**

36-4 Lower level. 2BR, 2BA. Common area side deck & cart storage. Overlooks #2 & #3. Off street parking. MLS#23298 **\$109,900**

44-3 Upper level w/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. MLS#21401 **\$137,500**

61-1 Lower level 3BR, 2BA. Open floor plan, extra windows in LR. Glassed screened porch. Common area side porch, cart storage & off street parking. MLS #23744 **REDUCED! \$129,900**

67-4 Lower level w 2BR, 2BA. Open floor plan w/beautiful updated kitchen & glassed screened porch. Great common area cart storage & work shop! MLS 25200 **\$156,900**

85-2 Upper level, 2BR, 2½BA, open floor plan with updated kitchen. Core expanded, laundry room & extra storage. Overlooks #8 green & has off-street parking. MLS 25254 **\$125,000**



Lake Cumberland Realty

Nancy 606-271-1005

Bill 606-271-1007

Brad 606-271-1896

Nancy, Bill & Brad Bigelow

Available 7 days a week

nancybigelow@lakecumberlandrealty.com

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(just outside gate). To get more details on units and a map
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ALL UNITS FURNISHED !!

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

72-3, \$81,900, newer HVAC, Kitchen & Bath

78-2 \$103,900 Newer Kitchen

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

Great Starter Units 59-3 \$94,900 31-3, \$99,900 priced reduced \$5000

15-1 \$113,500 41-4, \$114,500 All Really Nice

56-4, 43-1, \$109,900 Really Nice

21-2 \$114,900 86-4 \$123,900

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

65-3 \$114,900 84-4 \$119,000

64-1 \$139,000 Have a cup of coffee while watching the golfers

64-2 \$149,900 white and beige beautiful remodeled

66-1 \$154,900 Large 12X50 side porch

GOLF COURSE CORE EXPANDED-3 – 4 BR

13-2 189,900 3bed/ 3bath

60-1 \$139,900 67-1 \$109,000 52-3 \$109,000

48-3 \$134,900 Open kitchen design

52-2 \$149,900 core space for 3rd Bath. Really Nice!!

67-2 139,900 Great Sunrise view

85-3 \$159,500 2 Window Walls, Great view. Must See!!

GOLF VIEW UNITS SOLD 28-4 29-1, 31-2, 31-4, 57-4, 53-2, 44-4, 19-4, 54-3,

63-3, 37-1, 49-3, 56-1, 74-4, 36-4

LAKEVIEW 2 BR 1BA Core Expanded

10-1, \$110,000 2nd bath can be added

LAKEVIEW 2 BR, 2BA Core Expanded

2 BR – 8-2, Recently Updated \$132,000

8-3, \$134,900 BOTH WANT OFFERS NOW!!

14-3 \$239,900 WOW! Tastefully Decorated

104-1 \$179,900 Glassed in Porch

105-2 \$188,900 Glassed in porch Open floor

LAKE SOLD 114-1, 116-2, 119-2, 94-4, 108-3, 5-3, 96-3, 3-4, 105-4

Sold Patio Home 204-1, Listed \$320,000

11 units under \$115,000

72-3, 56-4, 31-3, 43-1, 21-2, 86-3, 15-1, 59-3, 41-4, 56-4, 65-3

Be ready for next summer!

All units would be great rentals if you want to rent.



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74 Shaw Ln.

Bronston, KY 42518

Hours of Operation

M-F 8:00-5:00

Sat. 9:00-1:00

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Woodson Bend Resort
14 Woodson Bend - Bronston, KY 42518
Phone: (606)-561-5314 - Fax: (606)-561-5315
WoodsonBendResort.com

March 20, 2017

Dear Woodson Bend Owner:

These three pictures are some simple examples of the types of tread patterns that would be considered OK for use within the resort and keep you in compliance with the WB golf cart tire policy. Your tires can have different tread patterns as long as they are not “knobby tires”. We have included these pictures strictly as a reference to help you better understand the policy of what we allow. If you have any questions about your tires prior to the inspection you may contact me or Security at your convenience.

Thanks,

Mark Sloan

Mark Sloan
General Manager
msloan@woodsonbendresort.com



Woodson Bend Golf Cart Policy

Implemented September 2006 by WB Board of Directors

All Woodson Bend licensed Golf Carts must adhere to the following specifications:

- All carts used for golf must have **sand bottle(s)** attached in order to fill divots.
- All carts **used for golf** must have **golf bag straps** and associated hardware attached.
- All carts must have turf style tires, **no off road or knobby tires allowed** on carts at any time on Woodson Bend property.
- Utility style carts, even though they have a golf cart body will **not** be allowed on premise, except for Woodson Bend maintenance or security departments use.
- You **must** be 16 years of age and possess a valid driver's license to operate a golf cart.

Any deviation of this policy must be approved and documented by the General Manager of the resort.

March 3, 2017

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PLEASE NOTE...

The knobby tires provision is effective immediately!

A MESSAGE FROM MULLIGANS' CHEFS

My name is Chef Ed Nazario and along with my partner Chef Michael Wells, we operate **Mulligans** at Woodson Bend. Looks like you guys are going to be seeing a lot more of us at your beautiful resort. Thanks to Woodson Bend management and owners we were offered a three year contract to operate Mulligans. We are thankful and excited for this opportunity to expand our business ventures and to serve you guys for the next three seasons (at least). Since you will be seeing us on a regular basis, I wanted the opportunity to introduce ourselves and tell you a little bit about us.

Chef Michael and I are culinary arts instructors for Somerset Community College here in town. We enjoy our jobs there, teaching and molding young culinarians for their adventure in the food world. We employ some former and current students at the restaurant, plus we offer students to do their co-op class (internship) at Mulligans throughout the summer. This has provided them with a great opportunity to further their education and gain valuable experience in the culinary field. So we thank you guys for helping to provide this opportunity for our students. That being said, a lot of our students and employees have limited experience in the culinary field so there is a lot of training involved at Mulligans. We try to train them in as many of the aspects of the restaurant as we can, along with this come opportunities to make mistakes. Those mistakes will be made by them and us at times, nobody is perfect but we do strive for perfection every time we open those doors. I just ask you to keep in mind that our people are doing the best they can to better themselves and their lives; you will all be a part of that. Ultimately we just want to provide the best dining experience that we can for our guests.

We also consider ourselves business men. That's part of a chef's job, to run a business. We strive to provide the best food and service possible to you guys. It is important for us to provide this for owners and renters alike. We want to make your stay at Woodson Bend even more enjoyable than it already is by providing high quality food and service at the restaurant. We also have the capability to cater private events for those of you that might be interested at any point. Chef Michael has a wealth of experience in catering events and banquets that he looks forward to passing on to our employees, and we are happy to be able to offer that thru Mulligans. Also, as chefs, we always look to grow and offer different items on the menu. So you will see some changes on the menu when we start back up in April. We do this so we can be creative and also we can expose our employees to different items and techniques. Hopefully, this keeps things fresh for you guys so that every season you have some new delicious items to look forward to and enjoy. Some of the items will remain the same because they are some of your favorites or ours, and they do well.

We are looking forward to the coming season. We enjoyed the last year and it provided us with the opportunity to serve great food and share our expertise. I want to thank everyone at Woodson Bend for the opportunity to run your restaurant. We have already met many wonderful people here, from owners and guests to management to maintenance crew to staff and security personnel. We look forward to meeting more of you and providing the best dining experience that we can. Thank you for supporting us and we hope that this season will be a great one for everyone!

MAXIMIZE YOUR INVESTMENT!

(and put some extra cash in your pocket!)

Owners, you have invested in your little piece of Paradise here at Woodson Bend. You spend all the time you can spare at the condo and you share with friends and family.



BUT....it's not used all the time so why not **maximize your investment** by participating in the *official* Woodson Bend Rental Program?



Join with us, let us rent it for you and we'll assume all the work! We provide the linens and towels, clean thoroughly after each WB rental and you can simply sit back and collect your 55%! All profits from Woodson Bend's 45% goes to help keep your monthly maintenance fees lower!



You can still use your unit...simply block off the time you or family will be there. Any time the condo is not rented, just call Jamma to confirm she hasn't rented it last-minute and come on down!

Call Jamma at 606-561-5300 or email her at www.rentals@woodsonbendresort.com for more details.

Let us **maximize your investment** and **put cash in your pocket!!!**



7th Annual "Around The Bend" 5K Memorial Run/Walk

May 27, 2017 - 9:00AM

Location: Run/Walk will start at the Clubhouse Parking Area and will proceed down Star Trek and continue around the big loop. It will end at the Clubhouse/Tennis Court Parking. The race will start at 9:00 am and will be completed by 10:30 am (for those who choose to walk) . **OPTION:** 1 mile "Around the Small Loop" for 11 & under will begin 5 minutes before the adult race.

Cause: This run/walk will benefit the **Woodson Bend Garden Club.**

Registration: Entry fees: Individual \$ 20 or Family (3 or more) \$17.50
Pets are welcome.

Awards: Trophies will be given for 1st & 2nd place except 1st place only in 1 mile race.
Each contestant will receive an "Around the Bend" t-shirt. Every entry will be timed.

First Name:_____Last Name:_____participation #_____

Age_____Male_____Female_____ T-Shirt Size(s)_____ (available Adult S,M,L,XL, XXL)

Additional Family Members_____

Name	Age	M/F	t-shirt size
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Name	Age	M/F	t-shirt size
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Name	Age	M/F	t-shirt size
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Name	Age	M/F	t-shirt size
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Address_____City_____Zip_____

Telephone_____email_____

Make checks payable to: **Woodson Bend Garden Club**
Mail to: **Woodson Bend Resort**
14 Woodson Bend
Bronston, KY 42518 or email: administration@woodsonbendresort.com

Registration Deadline will be: **May 25, 2017 (please register early so we can order t-shirts)**

Waiver (Every participant must sign)

In consideration of your acceptance of this entry, I for myself, my heirs, devisees, executors, administrators, and assigns hereby waive, release and discharge any and all claim against the officials or the sponsors of the 'Around the Bend' 5k Memorial Day Run/Walk for all damages or injuries I may suffer.

Signature of entrant(s)

Date

Guardians signature if under 18 yr age

WOODSON BEND RESORT 1 DAY COUPLES TOURNAMENT

12:30 SHOTGUN START

DATES: **SAT. APRIL 1st**

PRE-FLIGHTED BY HANDICAP

ENTRY FEE: **\$40 COUPLE**

\$30 WB Members

PRIZES: NET SCORES

FORMAT: 2 person couples scramble (1 Man/1 Woman)
(*with a twist*)

INCLUDES: Tournament Fees, Cart Fees, Prize
And 2 Mulligans



NAME _____ NAME _____

ADDRESS: _____

CITY: _____ HANDICAP ____/____

SEND ENTRIES TO:

TIM DUDLEY
14 Woodson Bend Resort
Bronston, KY 42518
606-561-5316
thdgolf@gmail.com