

Around the Bend

THE MONTHLY NEWSLETTER OF WOODSON BEND RESORT

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

Website: www.woodsonbendresort.com

APRIL 2019

MANAGER'S REPORT

by Mark Sloan

I started to issue this newsletter with mandatory rafts and life jackets due to the recent lake levels! WOW, is all we can say! By now, everyone knows that the epic rains have resulted in all time high lake levels for Lake Cumberland! It's not been a fun time for us to deal with due to what the high levels meant for trying to manage all of our water related property, like the dock and wave break. The Maintenance Team did an incredible job of staying on top of these things and we managed to get through it much better than expected. The rains have made doing routine things outside on the grounds difficult as well, however, we are committed to carrying on and doing our very best to get things shaped up for the coming season!

Mulligans Restaurant will be opening on Friday, April 19th. Chef Michael & Chef Ed and their crew are really excited and looking forward to their fourth season! As a reminder, Mulligan's will once again be operating the Pro Shop Grill in 2019! Your restaurant coupons will be able to be used in the Grill as well as the Restaurant! Grill hours will be flexible and will be expanding as we get deeper into the season. So be on the lookout in the weekend handout or upcoming Around The Bend for expected hours of operation for the Grill.

Speaking of the Pro Shop Grill..... we've recently experienced a water line leak that will result in some fairly extensive repair and replacement work to be taking place to get everything back in order. We expect the project to last about a month. The Pro Shop will still be open, unless there are unforeseen issues. However, the operation of the Pro Shop Grill will be effected during these repairs. So please check in advance before making any plans. We will try to make things go as smooth as possible during this time.

I would like to remind everyone that the Garden Club will be having their 9th Annual 5K "Garden Club Run/Walk &

Bake Sale "on Saturday, May 25th, starting at 8:30am at the Clubhouse. This fundraiser is a great way to show support to the Garden Club while engaging in a healthy activity & taking home some yummy baked goodies! Please look for sign up information and details within this newsletter.

This year's Derby Party will be taking place at the Clubhouse on Saturday, May 4th. We will continue the tradition of the party being free to attend. You are welcome to bring your own party snacks and beverages. However, please note, that Programs must be ordered in advance and paid for by the requesting party. We will be happy to bill your account for this but you must notify Lindsay in Admin by no later than Friday, April 26th for us to be able to get your Program in time for the party. You can reach Lindsay at 606-561-5311 or via email at administration@woodsonbendresort.com for information and pricing on the Programs.

As the season approaches, let me remind you that if you wish to use the Pavilion you will need to contact Security at 606-561-5313 to make a reservation for the date you want to use it.

I would like to encourage anyone that is thinking about any kind of remodeling for your condo to give Nick Jones a call at 606-561-5314 or email him at remodeling@woodsonbendresort.com. Remodeling demand is very high right now and remarkable improvements to units are being made all over the resort. Nick would love to discuss any plans you have for your condo! I would also like to remind you that we have approved policy restricting who may do work pertaining to any electrical or plumbing projects that require permits or inspections. In addition, restrictions apply to who can do work that involves drywall or internal stud walls. If you have any questions, give Maintenance a call for more info.

Would you like to pick up some additional money? Give Jamma a call in our Rental Department at 1-800-872-9825 or email her at rentals@woodsonbendresort.com. She would love to enroll

your unit into our Rental Program! Placing your unit in the Rental Program is an effective way to pick up some additional cash to help offset the cost of owning. In addition, please be aware that all profits from the Rental Department go back into the general fund to help offset annual maintenance fees. Supporting the Rental Program is a great way to support the entire Resort. Many people are unaware that you can make your condo available for renting as much or as little as you like. We do not place restrictions on the amount of days you make available to rent your unit. If you would like to know more, Jamma would be happy to give you all the details you need!!!

Lastly, mark your calendars for Saturday, July 6th, as we conduct our RED, WHITE and **BOOM** celebration with our annual fireworks show!

9th ANNUAL AROUND THE BEND 5K MEMORIAL RUN/WALK & BAKE SALE

May 25th, 2019-9:00 a.m.-Clubhouse

Join us for the 9th Annual Run/Walk & Bake Sale that benefits the WB Garden Club. 1st, 2nd & 3rd place for women / men (14 & up). 1st & 2nd for Senior women / men, 1st for Super Senior, 1st & 2nd for 9-13 (boys / girls) & 1st & 2nd for 8 & Under division (boys / girls).

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 8 & under will begin 5 minutes before the adult race.

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!

Golf, Social, & WB Events 2019

03/30	One Man Scramble	1:00pm
04/01	1st Ladies 9-Hole League	10:00am
04/04	1st Ladies 18 Hole League	9:00am
04/05	1st Friday Scramble	5:00pm
04/06	Memorial for Bill McGuffey @ CH	3:00pm
04/08	1st Men's Night	5:30pm
04/23	AIM Golf Outing	1:00pm
05/01	Men's Spring Classic	1:00pm
05/04	Derby Party	tba
05/08	Ladies Spring Classic	1:00pm
05/25	Annual 5K Run/Walk	9:00am
05/25	Drive-In Movie	tba (weather permitting)
05/26	18 Hole Memorial Scramble	1:30pm
05/26	Lightning Rod & The Thunderbolts	8:00 pm
05/27	9 Hole Memorial Scramble	1:00pm
06/01	Monkey's Uncle Golf Scramble	1:00pm
06/08	Steve Fulton @ pool	8:00pm
06/09	Double Couple Golf Scramble	1:00pm
06/15	Travis Taylor @ pool	8:00pm
06/17	Pool Aerobics (Every Tues & Fri)	10:00am
06/22	Magic Show @ Pool(weather permitting)	1:00pm
06/22	Sean Meadows @ pool	8:00pm
06/28	Steve Taylor @ pool	8:00pm
06/29	The Marlinaires @ Pool	8:00pm
07/1-3	Junior Golf Camp	tba
07/04	18 Hole 4th of July Scramble	1:00pm
07/06	Red, White & BOOM! & Golf Cart Parade	
07/06	Balloon Animals	12-3
07/13	Travis Taylor @ pool	8:00pm
07/13	WB Raft Up (every 2nd weekend)	tba
07/20	Bubbles!!!!Clubhouse Prkg Lot	1:00pm
07/20	Sean Meadows @ pool	8:00pm
07/22	MATT JONES TOURNAMENT	
07/27	Wheat Alder @ pool	8:00pm
08/03	Travis Taylor @ pool	8:00pm
08/10	Steve Taylor @ pool	8:00pm
08/10	Margarita Golf	tba
08/17-18	Woodson Bend Club Championship	
08/27-28	Ladies Bluebird Invitational	
08/31	The Brownstones @ pavilion	8:00pm
08/31	Cart Wash & Bake Sale	
09/01	Labor Day 18 Hole Scramble	
09/02	Labor Day 9 Hole Couples	
09/21	Annual Community Cookout	5:00pm
09/26	William Shearer Golf Outing	
09/28	Annual Board Meeting	
10/05	Buck & Doe Invitational	
10/07	Hal Rogers Golf Outing	
10/18	Euchre	6:00pm
12/07	Christmas Breakfast	
12/07	Christmas Party	
12/31	New Year's Eve Party	

PRO SHOP NEWS

The Golf Shop is now OPEN every day (weather permitting) If you plan to bring groups down this Spring, please call us asap as Spring is booking up fast!!!

2019 HANDICAPS

Handicap cost is \$30, same as last year. If you had or want a handicap or just do not have one, please let me know at thdgolf@gmail.com

3/30	Saturday Opening Day 2-person Scramble	1:00pm
4/1	Ladies 9 Hole Opening Day Scramble	\$5 Members / \$15 Non-Members
4/4	Ladies 18 Hole	\$5 Members / \$20 Non-Members
4/5	1st Friday Scramble	\$ No charge for Members / \$15 Non-Members
4/8	Men's Night	5.30pm \$5 Members / \$15 Non-Members

As you can see; Lots of stuff going on!

ANNUAL FEES: GOLF MEMBERSHIPS

Memberships	OWNER	NON-OWNER
Annual Trail Fee	\$227.90	\$450.50
Annual Green Fee, Single	\$869.20	\$1,313.34
Annual Green Fee, Couple	\$1,048.34	\$1,685.40
Annual Green Fee, Family	\$1,187.20	\$1,950.40

Annual Members Fee includes unlimited use of driving range

Annual Fee for WB Golf Carts is \$530.00 Couple or \$425.00 Single

ANNUAL TRAIL FEE FOR GOLF NON-MEMBERS IS \$254.40

Effective 7/1/18 the state of KY requires sales tax be collected for all golf fees. The above rates include the 6% sales tax.

You will notice that there has been an increase in the 2019 membership rate. However, your membership now has built in exclusive benefits that non-members won't have, see below for more details. There has never been a better time to join than NOW!!!

The value of a Golf Membership in 2019 has never been greater! Look at all of the included perks of being an annual golf member in 2019!

- * 2 week advance tee-times
- * Range balls included
- *No entry fees for Friday Night Scrambles
- *No entry fee for Memorial Day 18 Hole Scramble
- *No entry fee for 4th of July 18 Hole Scramble
- *No entry fee for Labor Day 18 Hole Scramble
- *No entry fee for Woodson Bend Club Championship
- *Members Only 20% off anything in the Golf Shop

So, as you can see, 2019 is the perfect time to join. Give Tim a call & tell him that you're ready to join! He can have your account billed directly...how easy is that!? Call today! 606-561-5316.

Mulligans Restaurant
Opening Day
April 19th!

DERBY PARTY!

MAY 4th - CLUBHOUSE

Doors open at 11:00

Bring Drinks & Snacks Dress your Derby Best!

If you want a Program or Racing Form, contact Lindsay at 606-561-5311 to order - \$10 each.

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



9th Annual "Around The Bend" 5K Memorial Run/Walk
May 25, 2019 - 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 8 & 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 & 3rd place for women / men (14 & up). 1st & 2nd for Senior women / men, 1st for Super Senior, 1st & 2nd for 9-13(boys / girls) & 1st & 2nd for 8 & Under division(boys / girls).
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

Name Age M/F t-shirt size

Name Age M/F t-shirt size

Name Age M/F t-shirt size

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 24, 2019 (please register early so we can order t-shirts)**

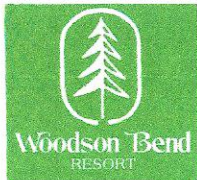
Waiver (Every participant must sign)

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)

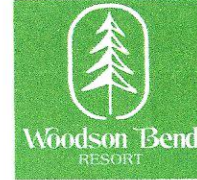
Date

Guardians signature if under 18 yr age



THE BEND AD-VISOR

APRIL 2019



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

COBALT 233 FOR SALE

23 feet, Merc 7.4 engine, new Bravo3 outdrive, stainless prop, rare closed bow, v-berth. In excellent condition, tandem trailer, black/white, 1998 with only 380 total hours, speed up to 60 mph. Always kept in storage or on hydro hoist.

\$14,900 Call Joe Koester 859-468-3267

LOWER LEVEL UNIT FOR SALE

Unit # 30-4

2 Bedroom & 2 Bath with enclosed parking garage & so much more!

Call Mr. Albanese for more info @ 513-871-3040

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 !!!

FOR SALE-1/3 ownership in condo 98-4.

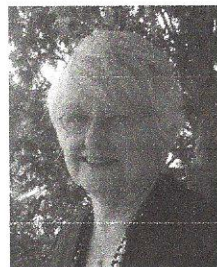
Enjoy the Bend at 1/3 the cost of full ownership. 2BR/2BA lower level unit. Golf cart storage, laundry room, all new appliances and TV. New carpet in LR and Hall. Includes golf cart and private concrete patio. \$49,900. Contact Bill Girton at (513) 609-6029

IT'S NEVER TOO EARLY. I'm on the hunt for a boat slip, preferably with a hydro hoist, to sublease for the 2019 boating season. If you're interested please call **John at 513.310.9004.**

Thank you!

For RENT: Unit #54-2

Upstairs unit on cul-de-sac: on putting green. Furnished. Small 2br/1ba. Fireplace. Stack washer & dryer. Golf cart storage. 100 yards from the pool/Clubhouse. Pets;perhaps? Updated kitchen w/ dishwasher. Porch & small sundeck & concrete patio with gas grill. One year lease (possibly longer) \$875 mo Plus utilities or \$1000 mo No Utilities. Call Steve Winter @ 513-235-0535.



LAKE CUMBERLAND REALTY TEAM
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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: Unit #17-2 \$199,900

- *Completely updated 3BR/3 full BA.
 - *Open floor plan w/ granite counter tops, SS appliances, wide plank hardwood floors & beautiful ledge stone fireplace.
 - *Condo overlooks #5 green with views down the fairway from the large side porch as well as from inside the condo.
 - *Best condo at the Bend to view Red, White & Boom Fireworks.
 - *Vinyl sliders on back porch that provides extended heated and cooled living area.
 - *3 new large flat screen TV's plus TVs in every bedroom.
 - *Built in speakers in living room, kitchen & side porch w/ separate controls.
 - *Side by side washer & dryer
 - *Golf Cart storage under large side porch & includes one golf cart.
 - *Easy access to large attic for storage over core expansion.
- Call Karen @586-246-2061.

FOR SALE 27-3 core expanded \$149,000

- Upper level condo overlooking #7 fairway
- 2 BR, 2 Bath with Den as a 3rd BR option
- Updated kitchen with backsplash, new dishwasher ('16), refrigerator ('17)
- New HVAC system installed in 2018
- Carpet – 2 years old
- Gas Fireplace
- 60" flat screen TV over fireplace
- Crown molding
- Vinyl sliders with screened porch
- Side by side washer/dryer
- Large closets for storage
- Golf cart (stores 2 carts and includes additional refrigerator)

Call Tim @ 954 614-4271

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EVENTS

03/30	One Man Scramble	1:00pm
04/01	1 st Ladies 9-Hole League	10:00am
04/04	1 st Ladies 18 Hole League	9:00am
04/05	1 st Friday Scramble	5:00pm
04/08	1 st Men's Night	5:30pm
04/23	AIM Golf Outing	1:00pm



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Manitou

PONTOON BOATS

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Hilltopmarine.com

LAKE CUMBERLAND REALTY TEAM!



Nancy Bigelow
814 Colyer Road
Bronston, KY 42518
Office 606-561-5335
Cell 606-271-1005



Welcomes you to Woodson Bend Resort "The greatest vacation or retirement community on beautiful Lake Cumberland"

LET US GIVE YOU A TOUR OF THE DIFFERENT STYLES, PRICES AND SIZES NO SALES PRESSURE

If quiet, relaxed, and carefree resort living is on your "bucket list", let us show you our 2 and 3 bedroom units. Beautifully remodeled units, units with expansion possibilities, units with golf course views and units overlooking Lake Cumberland.

WE ALSO SELL RESIDENTIAL HOMES AND LAKE AREA PROPERTIES.

2 bedroom/2 bath TREMENDOUS DEALS

20-2, \$129,900 MLS33278 21-2, \$124,900 MLS18740
23-1, \$129,900 MLS31802 30-1, \$155,000 MLS32550
42-2, \$124,900 MLS32484 43-1, \$109,900 MLS30573
50-3, \$109,900 MLS32672

2bedroom/2bath EXPANDED REMODELED

29-3, \$124,900 MLS27119 **CORE** 64-2, \$124,900 MLS31304 **CORE**
65-3, \$114,900 MLS32740 **CORE**

3 BD Expanded-Remodeled

67-2, \$129,900 MLS18741 85-3, \$159,900 MLS22002

2 & 3 bedroom LAKEVIEW

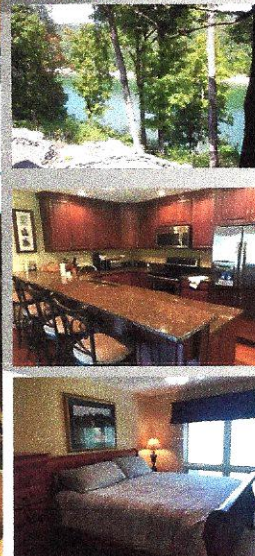
4-3, \$217,900 MLS32314 5-4, \$205,900 MLS31941
98-2, \$219,900 MLS31287 100-2, \$221,900 MLS31130
104-1, \$199,900 MLS31799 107-1, \$215,000 MLS30487
105-2, \$179,900 MLS22903 **SIDEPORCH**
122-3, \$265,000 MLS31839 108-4, \$239,000 MLS33579

Pick up a brochure for a full listing of resort units and other property listings at our office, or visit us at

www.lakecumberlandrealty.com

WE RESIDE AT THE RESORT AND ARE AVAILABLE TO SHOW UNITS 7 DAYS A WEEK. 606-271-1005 606-271-1007

JUST LISTED by CENTURY 21



4-3 Woodson
Bend

\$217,900

FEATURES:

Great Lake View
Bedrooms: 3
Bathrooms: 2
Wideplank wood floors

CALL 606-561-5335 FOR A
SHOWING

Brad Bigelow- The Lake
Cumberland Realty Team



LOCATION, LOCATION, LOCATION

This home is right by the pool and tennis courts and restaurant so you can conveniently get to things easily. But, you really won't want to leave the lake view, perched up above watching the boats go by. It's so hypnotic AND the decorating is so nice. Granite countertops throughout. Wide-plank wood flooring.
MLS 32314



Vicki Burchfield
Realtor

606-305-1879



606 679-SOLD
vicki@turnerrealtygrp.com
www.LakeCumberlandHomeFinders.com



I am Vicki Burchfield, a full-time Owner since 1989. I have had the pleasure of representing Sellers & Buyers of our Resort for 15 years. If you, or someone you know, are in need of a realtor, please let me help!

7-2 Upper level with 2 bedrooms, and 1 bath. Recently remodeled and updated kitchen and bath. Located across the street from the clubhouse. MLS 30457 \$79,900

7-4 Lower level with 1 bedroom and 2 baths. Open floor plan with glassed screened porch for extra living space. Off street parking with NO STEPS!! MLS #31691 \$109,900.

16-4 LAKE VIEW! Lower level with 2 bedrooms and 1 bath. Condo has core space. A small portion is finished, but most is used for storage and off street parking. MLS 32682 \$139,000

18-1 LAKE VIEW! Lower level with 3 bedrooms, 2 baths, open living space, and laundry. Condo has 6 foot core space. Common area side porch and cart storage. MLS 33527 \$179,900.

21-3 Upper level with 2 bedrooms and 2 baths and open living area with glassed porch for additional space. Updated kitchen with large island. On #7 fairway. MLS 30429 \$139,500.

26-3 Upper level with 2 bedrooms, 2 baths, open living space, and laundry. Condo has 4 foot bedroom expansion. Located on #7 fairway. MLS 33554 \$124,900.

31-2 Upper level with 2 bedrooms, 2 baths, open living space, and laundry. Common area cart storage and off street parking. Newer HVAC! MLS 33469 \$99,900.

46-2- Upper level with 2 bedrooms and 1 bath. Screened porch with sliders. Condo located on a cul-de-sac with off street parking. MLS 32736 \$99,000

48-2 Upper level with 2 bedrooms, 2 baths, and laundry. Condo has 4 foot bedroom expansion. New flooring in living area and Newer HVAC! MLS 33474 \$79,900.

48-4 Lower level with 2 large bedrooms (4 and 8 ft. Extensions), 2 baths and open living space. Extra windows in living area and master bath. On #8 fairway. MLS 30164 \$119,500

61-1 Lower level with 2 bedrooms 2 baths, open living area with glassed porch for extra space. Common area side porch and cart storage and off street parking. MLS 30527 \$124,500

65-4 Lower level with 2 bedrooms, 2 baths, open living space, and laundry. Condo has the sore a 4 foot bedroom expansion. On #7 fairway with off street parking. MLS 33470 \$129,900.

69-3 Upper level with 2 bedrooms and 2 baths, 4 ft. Bedroom extension and core space also in screened porch. Common area cart storage and off street parking. MLS 30781 \$124,900

85-4 Lower level with 3 bedroom (1 being a bunk room), 2 baths. Condo has core and 4 foot bedroom expansion. Located on #8 green with off street parking. MLS 32000 \$138,000