



Country Club Homes Association

CCHA Boundaries

The Country Club Homes Association is made up of 289 homes located within the following boundaries: Wornall Road on the east; Summit St. on the west; 57th St. on the north; and 61st St. on the south.

Three Candidates Seek CCHA Board Seats

Three candidates are on this year's ballot for the three seats up for election to the CCHA Board of Directors.

Assuming voters don't elect a write-in candidate, two of the candidates, Poston Pritchett and Benita Webber, will be new members on the Board. Benita, however, has attended most of the Board meetings for the past year in her role as Block Captain Coordinator. Candidate Tom Grimaldi has agreed to serve one more two-year term after first being elected in 2020.

Current Board members Kathleen Forsyth and Rachel Denton are leaving the Board after serving for several years. Rachel, the long-time CCHA Treasurer, and Kathleen, a retired Probate Judge on the Jackson County Circuit Court, are owed our thanks and praise for their service to the neighborhood.

Curbside Glass Recycling Plan Leads Fall Ballot Measures

Country Club Homes Association homeowners are being asked to approve a Special Assessment that will add \$15 to all members' 2023 CCHA Annual Dues to help pay for curbside glass recycling through next year. This is one of three items CCHA homeowners are being asked to vote on with the ballot being mailed out with this Newsletter.

The curbside glass recycling proposal would continue a service CCHA residents have enjoyed under a pilot program that was first rolled out in January. Under this pilot program, CCHA paid all the costs of the service — \$30 per home per year, or \$2.50 per home per month — out of surplus funds in its bank account.

The service has been very successful, according to Jason Jantz, owner of Crush Glass of KC, the vendor providing the service. His drivers are averaging a little more than one ton of glass collected on each of their 26 biweekly pickups from CCHA members, and they are on pace to collect 30 tons of glass for the full year. In addition, Jantz said the participation rate in the CCHA is the highest of the nearly 20 HOAs he picks up glass for. Jantz has agreed to continue providing the service for CCHA members through 2023 at the same price as 2022.

If a majority of voters approve this plan, CCHA members would pay half the costs for the program in 2023, which will add \$15 to every member's Annual Dues. (This Special Assessment would not continue beyond 2023 unless CCHA members approve another assessment in a future election.) This \$15 Special Assessment amounts to only \$1.25 per home per month, or 57.7 cents per home for each of the 26 biweekly curbside pickups. The remaining costs owed to Crush Glass for the program will be paid out of surplus funds in CCHA's bank account.

Other Ballot Measures

The ballot also asks homeowners to vote for three Board members (see separate story), as well as to approve a Special Assessment of \$5 annually to provide snow clearance services for the association.

CCHA members last approved a Special Assessment for snow removal in 2019, and the funds collected from that assessment have paid for snow clearance services since then. The association is holding \$2,167.50 that has been allocated for snow removal services, but the Board is concerned these funds could be depleted this winter if we get several storms that involve the application of salt in addition to plowing the CCHA streets. If this snow clearance ballot measure is approved by a majority of the voters casting votes on this item, all CCHA members will see a \$5 increase to their Annual Dues in 2023. This Special Assessment would not continue past 2023 without another authorizing vote.

Large Crowd Enjoys Fall Rendezvous

An estimated crowd of 150 enjoyed a beautiful late summer afternoon at CCHA's annual Fall Rendezvous on September 17. A nice breeze and expansive shade trees along Pennsylvania Ave. between 59th and 59th Terrace created a perfect setting for the CCHA members and families in attendance. British invasion rock-'n-roll cover band 3rd Degree of Kansas City entertained the crowd with a lively mix of late 60s and early 70s tunes. Special thanks to Cosentino's Market for donating water, ice and soda pop; Mike's Liquor for donating ice and for discounting the beer; and the Brookside merchants who donated gift cards that were used as prizes for the Scavenger Hunt participants.



CCHA Approaching its 100th Anniversary

The Country Club Homes Association came into existence on April 28, 1924 with the signing of an Agreement that combined the Country Club Ridge Subdivision, the Country Club Heights Subdivision, and the Country Club District Subdivision, each of which was owned by the J.C. Nichols Realty Company and the J.C. Nichols Land Company. The Board of the CCHA has formed a Centennial Committee, chaired by Board member Matt Watson, that has begun planning for the 100th anniversary of the association in 2024. If you are interested in serving on this Centennial Committee, please contact Matt via email at WatsonCCHA@gmail.com.

Board Responding to Member Survey

The Board of the Country Club Homes Association has already started taking steps to implement some of the ideas suggested by members who responded to a survey distributed by the association.

The short survey was sent to CCHA members in August by email, or via home delivery if the association did not have a resident's email address. The Board received 62 responses to the survey, many of which contained project ideas members thought the CCHA should tackle.

The survey results were a key factor in the Board's decision to propose a Special Assessment of \$15 to be added to members' 2023 Annual Dues to help pay for the continuation of curbside glass recycling, and a separate Special Assessment of \$5 to help pay for snow removal services. A majority of survey responses supported continuing both programs.

Based on a suggestion from several respondents, the CCHA has also begun plans to rent a large trash dumpster or two from the city for a weekend next spring. The city makes dumpsters available for a fee from May to October, but it doesn't begin processing requests for dumpsters until March 1.

While the Board hoped the survey would generate more responses than it did, it felt the effort was worthwhile enough that it plans to conduct another survey next year.

Here Come the Runners

The 2022 edition of the KC Marathon will once again traverse our neighborhood. The race is **Saturday morning, October 15**, and Mile 16 takes runners up Huntington Road from Brookside to Ward Parkway. Other area roads will also be affected, so check the Course Maps at this website: <https://www.sportkc.org/marathon/course-maps>.