

RED BRIDGE HOMEOWNERS ASSOCIATION

2013 AUTUMN NEWSLETTER



*****'SAVE THE DATE' – Saturday, NOVEMBER 16, 2013*****

ANNUAL RED BRIDGE HOMEOWNERS MEETING

9:00AM – Whitfield Center Conference Room

at AVILA UNIVERSITY – 11901 Wornall Road

Whitfield is on the south side of the campus across from the Mabee Fieldhouse

Lunch TICKETS will be provided for the Avila Subway

We're looking for volunteers with a strong interest in the neighborhood

to replace two retiring board members and we meet

six times a year ... please join us!



NEXTDOR RED BRIDGE

Neighbor-to-Neighbor Online Private Network

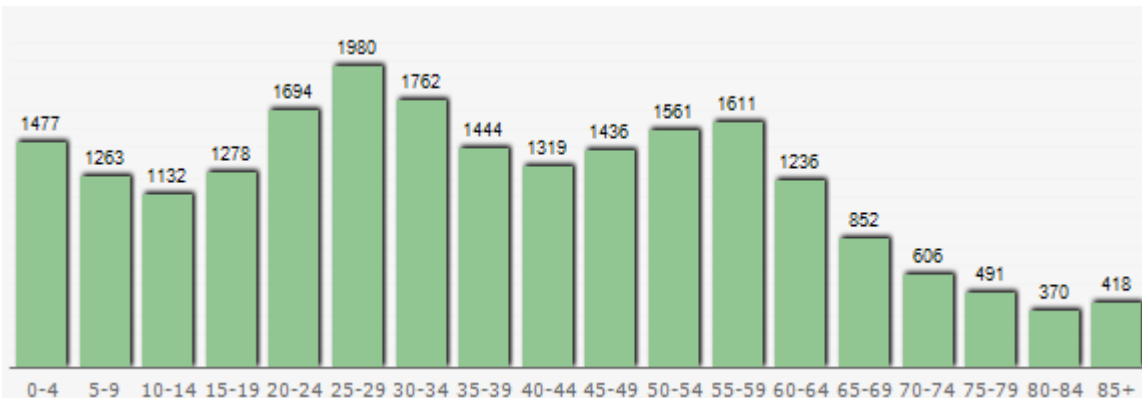


When we last notified you of this new communication service, we had 42 residents on line. Drum roll please...we now have 178 residents enrolled in the neighborhood electronic system.

We have received and shared community information on events at Avila University, events with our City Councilman, John Sharp, and with our Missouri State Representative, Kevin McManus. We have also shared information regarding the city's Trash Amnesty Week and many City projects as well as conducted a survey.

REMEMBER: IT'S SAFE & SECURE, AS WELL AS FREE AND PRIVATE & YOU LEARN THE MOST RECENT DAY-TO-DAY HAPPENINGS IN OUR COMMUNITY. Also, a nearby neighborhood (New Santa Fe) has started their NextDoor.com e-alerts and has been including us in their announcements...so you may see duplicate announcements at times.

OUR RED BRIDGE AREA POPULATION DEMOGRAPHICS BY AGE:



RED BRIDGE SHOPPING CENTER

A meeting was held on August 29, 2013 between representatives of the Red Bridge and surrounding homes associations, City Council Members John Sharp and Scott Taylor, the past chairman of the South KC Chamber of Commerce, the President of the South KC Alliance, and Mr. Gilchrist, an owner of the Red Bridge Shopping Center. Spearheaded by Rick Chambers of the Glen Arbor Estates Homes Association, the purpose was to brainstorm revitalizing the shopping center. Mr. Gilchrist made it clear that he is ready and willing to work with the community and was encouraged by the ideas and interest in making the center a thriving place to gather and shop. He already has plans in place for a physical “facelift” in 2014!

What can you do? If you haven’t already, please take a quick online survey about the type of businesses you would like to have at the center. The link to the survey is <https://www.surveymonkey.com/s/NSS6QVT>. Spread the buzz and participate when community input is requested. Most importantly, patronize the current businesses whenever possible and let them know that you are there because you live nearby!

THE “MITEY” PIN OAKS

After two years’ respite from our normal Autumnal acorn drop, the Oak trees appear to be gearing-up for a banner season! And in addition to the return of full-sized acorns, we may also have to deal with the oak leaf itch mites that made their debut in Red Bridge around 2004. With an itchy bite like that of a chigger, but occurring on open, exposed skin rather than the tight areas chiggers prefer, it is well worth taking the precaution of wearing long sleeves and gloves while raking-up the Oak leaves this Fall! For more information, go to http://www.ksre.k-state.edu/news/sty/2005/itch_mites101805.htm.

TRANSFORMING YOUR HOME INTO YOUR DREAMHOUSE *(Credit - Commerce Bank)*

Building a “To-Do” List is a good way to prioritize remodeling projects into stages to make them easier and more affordable. Start by looking at your house from the outside in, as a guest would.

1. **THE YARD:** Keeping your yard tidy and neat will show your pride in ownership. Perennial or annual flowers, shrubs and evergreens can enliven and add a splash of color around your home. Fall is the best time to purchase and plant shrubs and evergreens as long as they are watered well into December, and through any other winter dry spells.
2. **YOUR HOME’S EXTERIOR:** Small changes to the outside can help update its appearance and add value; consider new shutters or exterior light fixtures for a fresh look at minimal cost, or give your home a facelift with a coat of paint or new siding. Installation of new storm doors and windows could mean a 72% return, if selling your home, not to mention the energy savings.
3. **THE FOYER OR ENTRYWAY:** To add a new foyer to your home, plan to spend \$20 to \$80 a square foot on materials and installation. Don’t skimp on extras. A ceramic tile floor, wallpaper or elegant light fixture may initially cost more, but will make a great impression.
4. **WINDOW TREATMENTS AND FLOORING:** Guests tend to look at new blinds, curtains or carpeting before noticing other features of your home. Spend more on well-used or visible areas, such as family rooms or kitchens. Spend less on tucked-away bedrooms and hallways. Light or neutral colors give a spacious feeling.

THE VALUE OF INTERIOR TOUCH-UPS TO HOME - RETURN ON INVESTMENT:

Kitchen - 90 to 140%

Bath - 90 to 110%

Family Room - 60 to 90%

Bedroom - 50 to 90%

PARKING, STREET SIGNS & SPEED LIMITS

Please be advised that any modifications to current street signage and regulations can only be made directly with the City of Kansas City and usually require the consent of a majority of the homeowners on the affected portion of the street. The staff at our city council members’ offices can guide those interested in how to make any changes and can be contacted as follows: Lisa Sturgeon for Scott Taylor (At-Large) 816-513-6523 and Araceili Gallegos for John Sharp 816-513-6525.

Words of Wisdom from the HAKC:

BEING A GOOD NEIGHBOR

The Homes Associations of Kansas City, Inc. (HAKC) suggests that every homeowner observe the following:

- * **Keep your property neat and clean. Mow the grass regularly and keep shrubbery and trees trimmed and healthy.**
- * **Store tools and equipment out of sight when not in use. Don't allow accumulations of yard waste or other materials in your yard, even if it's behind a screen or fence. The debris that's out of sight from you windows may be an eyesore for neighbors.**
- * **Keep your garage doors closed.**
- * **Don't set out trash, yard waste or recycling bins until the evening (after 4 pm), before pick-up. Retrieve bins and barrels quickly after pick-up.**
- * **When you leave town, inform your neighbors and arrange for someone to look after your house and yard.**
- * **Park in your driveway or preferably, in your garage. On-street parking interferes with neighbors' access and obstructs emergency and snow removal vehicles. Also be sure to garage all trucks, campers or boats.**
- * **Keep your curb, gutter and sidewalk clean and in good repair. Trim any branches that overhang the sidewalk. Do not park in your driveway so that your vehicle obstructs the sidewalk.**
- * **Keep your dog fenced in your yard or on a leash. Clean up after your pets when you walk them and be sure to keep noisy animals in the house when you're away.**
- * **Light the exterior of your property and consider installing dusk-to dawn timers on outside lights.**
- * **If you have a fence, keep it painted and well-maintained ~ on both sides. If you're planning to build a fence, contact the HAKC office to ensure that your plans comply with your association's restrictions and local regulations.**
- * **Be sure that your house numbers are legible, lit and clearly visible at all times. In an emergency, this is essential information for fire and police.**
- * **If you have a home security system, have it serviced regularly to prevent disturbing ~~ and in some neighborhoods, costly – false alarms.**
- * **Get to know your neighbors and be sure they have your phone number and know how to reach you during the day. Remember, watchful neighbors are, without a doubt, the best security system.**
- * **Attend the annual meeting of your homeowners association and support the work of your neighborhood volunteers.**

NEIGHBORHOOD BEAUTIFICATION

The HAKC reports that its neighborhoods are nationally known and admired for their distinctive entryways, statuary and landscaping. These islands and ornaments were created by the developers of each neighborhood and are now the responsibility of the individual homes associations. In our neighborhood, the Red Bridge Homes Association manages the mowing, planting, tree-trimming and maintenance contracts for these public spaces. When necessary, the association repairs or replaces ornaments damaged by age, weather, automobiles or vandalism.

The RBHA would also like to be able to work with the City of Kansas City to assist our homeowners in their obligation to improve, and/or replace the sidewalks adjacent to their property in Red Bridge over the next few years. Most likely, this will be done in stages and the cooperation of each neighbor sharing the sidewalk on each block will be an important and significant factor in the cost to each homeowner for this project. Please contact board member, John Keiser, or Heather O'Malley if you are interested in assisting with this goal.

INFORMATION---NICE TO KNOW:

- **If you lose power**---Report it at kcpl.com/reportoutage.html or call 1-888-LIGHTKC (1-888-544-4852). This automated line gets your information to the KCPL crews the FASTEST.
- **Cut the odds of a home invasion**---Get serious about locking doors and windows. Train the kids to do it, too. According to the National Crime Prevention Council, more than 60% of break-ins show no sign of forced entry. **Trust your Instincts**---If you think someone could be in your house, get out and dial 911. If it's just the cat, you can call back.

ITEMS OF INTEREST:

- **RED BRIDGE SOCIAL CLUB "GUEST DAY"** – Monday, October 21st at Cinzetti's - 11:30-Social w/Lunch following at 12:00 noon. \$13.25 includes beverage, tax & tip. Topic: **Thomas Hart Benton: His Home & His Art** presented by Steve Sitton, Administrator of the Thomas Hart Benton Home and Studio State Historic Site. Luncheon checks due by Oct. 16th; contact Toni Zuck 816-943-0056 for more information.
- GARAGE SALE.....Several people have advised that our Garage Sale on June 7th and 8th for the Area was very successful for them.....definitely for once, the weather agreed with us and made it great for shopping.
- JOB SEEKER ASSISTANCE---Satellite Full Employment Council Office at LINC at Center Elementary (8401 Euclid, KCMO), 816/349-3469...call for appointment.

THE RED BRIDGE BOARD OF DIRECTORS

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**** Director / At Large ****

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Homes Associations of Kansas City (HAKC): The primary purpose of the HAKC is to provide accounting and administrative support for neighborhood associations. **Please call the HAKC directly** for administrative needs i.e. information on liens and homeowner's dues, at **913-385-2440**.

