

CountrySide Homes Association Board of Directors Meeting Minutes

Tuesday, May 10, 2016, 7 PM

Plaza Library

The meeting was called to order at 7:10 PM. Those in attendance: Jason Pryor, Kathy Arthur, Jill McGee, Katy Martin, Mitch Burgess, Jim Kraus, Evan Stange.

Social - reusable event sign inventory consists of 10 Annual Picnic signs, 10 Easter Egg Hunt signs, 5 Street Closed signs (18 cones) 1 Block Winner Holiday Lighting, 1 House Winner Holiday Lighting, 4 Garage Sale signs. 2 Easter Egg Hunt, 4 Yard Sale and 4 Annual Meeting banners will be retained. Although they specify dates, it may be possible to modify them. Katy Martin and Whitney Arthur will arrange for design and purchase of 10 July 4th Parade signs. It was decided that signs will not be utilized to promote Dumpster Days. The Annual Picnic is scheduled for Saturday, September 17, 2016. Fall Dumpster Day is scheduled for Saturday, October 1, 2016.

Communications - Jason Pryor and Evan Stange will collaborate on the June newsletter which will be distributed electronically.

Finance - Evan Stange presented the proposed annual budget and after discussion it was approved unanimously. Delinquent accounts were reviewed. All delinquent accounts are at least two years past due. HAKC will be instructed to issue a final reminder to neighbors with past due accounts. A May 31st payment deadline was established after which liens will be placed on all properties still in arrears.

Safety - Kathy Arthur noted two recent burglaries. One early Saturday morning 5/7 in the 0-100 block of W 53rd Terrace. Tools and equipment stolen from an unsecured garage. No suspects. Daytime burglary on 5/10 at 5433 Wornall. A neighbor reported to KCPD that he had seen someone enter the vacant house. Police responded and found items piled near the front door but the suspect was not seen. The detailed suspect description was forwarded to Sgt. Kevin Kilkenny at Metro Property Crimes and to Det. Brent Parsons, CountrySide off duty patrol. Loose Park and Brookside Park are both presenting problems for CountrySide residents. Drug use and drug dealing have been reported at Brookside Park. Drug and alcohol use have been observed at Loose Park. Parking by Loose park patrons intrudes upon neighborhood streets. Det. Parsons will be requested to remind patrolling officers to ticket parking violations. Residents are encouraged to continue to report to KCPD. Kansas City is an anomaly among cities of comparable size as there are no rules or regulations regarding park use or hours of operation.

Maintenance- Mitch Burgess reported that things are going well with the new landscape contractor, Canopy Lawn and Landscape. Work will commence this week on the Westover and Wyandotte island renovation and the decorative sign posts will be installed on the Main Street islands by Canopy next week, weather permitting. A discussion regarding the proposed maintenance of the yard at 5433 Wornall resulted in an agreement to authorize \$400 for a onetime cleanup of the property. At the June meeting consideration will be given to establishing a mowing schedule.

New Business – A letter will be drafted to Fr. Rush at Visitation asking that consideration be given to relocating the dumpsters currently on Main Street. The volume of extraneous trash they attract often ends up littering the street and parkway. Mitch Burgess will obtain a plumbing estimate for repair or replacement of the water fountain at “Snugbro Park” on Main. Although the “Park” is on private property, it is viewed by many as a neighborhood amenity. While a substantial renovation will not be undertaken at HA expense, the estimate for repair of the water fountain as well as minor improvements will be considered at the June Board meeting. Discussion was held regarding the possibility of collaborating with commercial property owners along Main from Ward Pkwy to 51st to create an inviting streetscape for this emerging destination. It is thought that Countryside would benefit in many ways from such an effort. It may be possible to designate the entire section of Main from Ward to 58th as a residential street (currently designated as a thoroughfare) with a corresponding reduction of the speed limit, thus easing the transition from commercial to residential. A plaza concept with improved pedestrian safety and an identity for the area (like Brookside, Westport, Plaza, etc.) are goals. An in district PIAC grant proposal is contemplated for the 2017 funding cycle. Kathy Arthur and Jill McGee to pursue a preliminary meeting with major property owners.

Old Business – 5433 Wornall. Neighborhood Alliance, Inc. has filed a civil suit to take possession of the property based upon the following: the property owner, Stanley Engle, is in default on property taxes, the property is (and has been for a number of years) vacant and the property is in such a state of disrepair that it is a hazard. CountrySide HA is named as a defendant in the suit due to a lien on the property for unpaid homes association dues for the past 10 years. Mitch Burgess has filed a response and a hearing is scheduled for July 25th. If the owner fails to respond or to appear at the hearing, the property will be awarded to Neighborhood Alliance and it will be rehabilitated and sold. According to Richard Allen of the Parks Department, the park at 52nd and Brookside will have a new swing bay, a partial fence and limestone boulders installed by the end of July. Canopy Lawn and Landscape will install a tree and plaque at the park to honor Terry and Nadine Rodeghier for their many years of service to CountrySide. The vacant lot at 51st and Main continues to be a problem. Chad Erpelding, City Codes Enforcement inspector, has ticketed the property owner and issued a summons for him to appear in housing court. Date to be determined. Board members and neighbors are encouraged to attend the hearing to press for the owner to maintain the property as a greenspace while he seeks to sell or redevelop it.

Election of Officers – Jason Pryor, President, Kathy Arthur, Vice President, Evan Stange, Treasurer, Jill McGee, Secretary.

Next meeting on June 14th at 7PM, location TBD.

Meeting adjourned at 8:35 PM.

