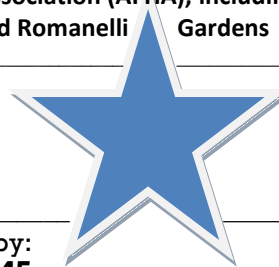


The Armour Star

The Newsletter of the Armour Fields Homes Association (AFHA), including Homes in the Subdivisions of Armour Fields, Meyer Circle and Romanelli Gardens

c/o Homes Association of Kansas City
4200 Somerset, Suite 200
Prairie Village, KS 66208
(913) 385-2440



Security Services for the AFHA provided by:
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www.armourfields.org

May 2012

UPCOMING ANNUAL MEETING AND ELECTIONS

This year's annual meeting for the Armour Fields Homes Association will be held on June 10, 2012. The purpose of the annual meeting is to hold annual elections and to bring together members of the association.

Annual Election: This year, members will vote for three directors, each to serve a two-year term. In addition, members will elect a president and treasurer, the officers of the board of directors. The president and treasurer must be one of the nine members elected to the board of directors.

Voting Requirements: Only members in good standing can vote at the annual meeting. To be in good standing, members must have paid all dues in full. The voting rights of members

See "Elections" on page 3.

PRESIDENT'S COLUMN

By Brian Hand, President

I was trying to think of what to write for this column and I decided to address some things that have been weighing on my mind. It is my hope that all residents will humor me and accept my candor.

As always spring is a busy time here in the Armour Fields Homes Association. Neighbors are out working on their lawns and landscapes, planting, seeding and maintaining. These improvements and maintenance projects are an important part of home ownership that is critical to protecting and growing your investment. Your homes

association is in place to protect your investment by ensuring that public areas are maintained and residents have the services they need to maintain their investment. As the city continues to cut budgets, services will go away or be reduced. For example, it is looking like there will be no funds for leaf pick-ups next year. Our association started a



See "President's Column," page 2.

INSIDE THIS ISSUE

Page 2	President's Column, continued
Page 5	Special Events News
Page 7	Volunteer Corner – Rod McMickle
Page 8	Money Matters
Page 10	Parks & Islands: Update
Page 10	Safe & Secure

PRESIDENT'S COLUMN

Continued from page 1.

new bi-annual event last year for a neighborhood yard waste drop-off which has been very successful and is a very minimal expense to our neighborhood. It's even more important now if the city decides to discontinue their service.

Over the years I have heard some residents complaining about the amount of money the association takes in and how much is spent. I want to take this chance to add perspective. When our association was created, it provided nearly every service, including all the maintenance we do now and more: trash pickup and clearing snow from the streets and even the sidewalks. In the early years events were opulent affairs at places like the Alameda Plaza. You may ask how they paid for all that with the dues at an average of \$24 per home. The answer is simple: adjusted for inflation that rate today would be worth \$310 per home! Your dues today, when adjusted for inflation are only 29% of what a homeowner paid in 1930; when the non-mandatory security assessment is added in, you are only paying 53%. The reality is that depending on participation, and adjusting for inflation, we are all receiving a 50 – 75% discount on our dues.

The role and duty of the AFHA board is to maintain and improve this association in a responsible and transparent way. That includes not just maintaining physical assets like the fountains and islands but also the sense of community that makes our neighborhood great. In the nearly 6 years that I have served this association I have been proud to work with the volunteers who work diligently to accomplish those goals, receiving no compensation for their efforts. The parks and islands have never looked better. Also, our events have grown, with more neighbors getting together to socialize and talk about issues that affect all of us. I personally believe that this is just as important as all of the physical things that we do, because as a result I see more people stepping forward to help their neighbors and build the community that we all love.

The final item I would like to discuss is the perception by some association members that the members of the board receive special privileges; this is absolute nonsense. All board members pay their dues (including the security assessment) and are subject to the same bylaws and city codes as any other members, all while taking their time to work to better this association. Many pay a personal price

when working to fight against the reductions in services that the city government is pushing for; they are castigated, besmirched, attacked by the political elite and called horrible names for standing up for your rights as homeowners. It is not often that those who complain actually come to a board meeting or volunteer their time to make the association better. So prior to passing judgment, I ask that members get involved, show up at a board meeting, review the books, talk to multiple board members, look and listen for yourself.

This will be my last column as President of the Armour Fields Homes Association, as my term is complete in June. I have decided not to run for re-election so I can spend more time with my wife, Karen, and son, Silas. I am truly honored that I have received so much support over the years and intend to continue volunteering my time to the neighborhood that I love. I ask that you come out to the Annual Meeting in June and elect board members who are willing to work hard to maintain and improve our association so we can stay one of the most desirable places to live in Kansas City. ♦

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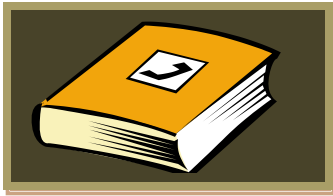
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AFHA DIRECTORY CALL FOR ADVERTISEMENTS

In 2012, the AFHA will again issue its directory, published every other year. The ads in the AFHA Directory pay for publishing costs, and many of the ads come from owners of local businesses. Would you like your ad to appear in the 2012 Directory? Contact Joe Giammanco for information.



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**THE ARMOUR FIELDS HOMES ASSOCIATION ANNOUNCES
THE ANNUAL MEETING
3:00, JUNE 10, 2012, ROMANELLI ISLAND, 69TH & WORNALL**

Block Captain Meeting June 10

Block captains will meet to discuss business at 2:00, June 10, before the Annual Meeting of the Armour Fields Homes Association. We need everyone's opinions and ideas, so please plan to attend!

Peggy and Rodd

ELECTIONS

(Continued from page 1.)

who have not paid their dues will be suspended.

Election Procedures: Voting at the annual meeting is by ballot. To ensure eligibility, members must present a valid ID to vote. Each residence is permitted one vote, no matter how many residents live at an address. Members in good standing can write in additional candidates on the day of the election.

Voting by Proxy: If a member cannot attend the annual meeting, bylaws allow voting by proxy. To vote by proxy, a member must submit a signed, addressed proxy to another AFHA member, who must then surrender it to vote on the absent resident's behalf. Go to www.ha-kc.org for complete bylaws and details.

Suspension of Voting Rights: Voting rights of members who have not paid all dues owed will be suspended.

Requirements for Candidates:

Members who want to run for one of the officer positions must be in good standing. To be a candidate, you must notify the association president by Friday, June 8th. See the back of the newsletter for contact information. ◇

AFHA GARAGE SALE

June 1st and 2nd

Take advantage of the traffic. Enlist the family in those spring-cleaning efforts and start tagging your cast-offs for extra cash!

NEIGHBORHOOD NEWS

by Kelley Slagle Funk, Contributor

Thank you to the neighbors who sent me news for the newsletter! Spring is in full bloom and it is obvious by the buzzing activity on our sidewalks and streets that many in our neighborhood are experiencing spring fever! A friendly reminder from a neighbor who cares: please try to use the sidewalks when possible. The many vehicles parked on the street often hide people, pets and strollers, which can be very dangerous.

Also a quick reminder from another friendly neighbor that the speed limit within our association is 25 miles per hour! I know I am as guilty as the next of pushing that speed limit a little too high on busy mornings! We know everyone wants to keep the roads as safe

as possible. Thank you to those neighbors for expressing their caring concerns.

I would like to take a moment to celebrate all of our young neighborhood adults who are graduating from high school and college this spring.

John Heiman, son of John and Catherine Heiman of the 600 block of 68th Terrace, graduates from Rockhurst High School this spring and is eagerly awaiting his first semester at Creighton this fall. He will be studying business there. Congratulations John!

Hannah Wolf is graduating from St. Teresa's Academy this month. Hannah is the daughter of George and Deena Wolf, who live in the 1000 block of

Arno. She will be attending Vanderbilt University in the fall. Kudos to Hannah!

There are also some new residents in our association! Steven and Ryan Dubner, also of the 600 block of 68th Terrace, are the proud parents of a beautiful son, Ehmet Micah, who arrived in their lives February 11, 2012. Congratulations!

Christina and Greg Gignoux, of the 400 block of 66th Terrace, welcomed daughter Natalie Grace on February 28th. Big sisters Annie, Genna and Lizzie and big brother Peter are thrilled. Congratulations Gignoux family!

See "Neighborhood" on page 6.



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Spring Special Events Provide Fun, Spruce Up the AFHA

By Sarah Hancock and Shelley Cetin, Co-Chairs, Special Events

The Banana Island, 70th and Valley, hosted this year's annual Easter Egg Hunt on March 31st. Three hundred and fifty eggs were filled by Special Events Co-Chairs Shelley Cetin and Sarah Hancock and much appreciated volunteer Gail Claire. Volunteers scurried about the island trying to hide the eggs, but good hiding places were in short supply.

Board member Hank VanArsdale and his granddaughter Mary Claire Dunagan were among the egg hiders. When Mary Claire heard that we were short an Easter bunny, she quickly offered to dress up in the furry

white rabbit costume and greet the kids. She was the cutest Easter bunny that Armour Fields has ever had, and her friendly nature and beautiful smile helped make it a very fun event. Thank you Mary Claire!

A large group of neighborhood kids were eager to get started and once the hunt was underway, it was over in less than ten minutes. One unfortunate group showed up late and were disappointed to find all 350 eggs had been snatched up. As they left, word traveled that they were leaving with empty baskets, so some little participants generously offered to share their bounty with the young latecomers.

Also this spring, on April 28, the AFHA sponsored another lawn and leaf clean-up. The city of Kansas City, Missouri subsidized the significant cost of the three dumpsters, which each cost \$55, for a total cost of \$165. For our association and its 788 homes, this is an incredible value. It means a *cost of less than 21 cents per household!* Much cheaper than paying a service to pick up lawn debris. As at the fall event, the dumpsters were nearly full by noon, when their doors were locked.

Our next event is the June 10th Annual Meeting. We hope to see you there!

Sarah & Shelley



Mary Claire Dunagan, volunteer Easter Bunny and the best sport ever, poses with Shelley Cetin (left) and Sarah Hancock, Co-Chairs of the Special Events Committee.



Little ones hunt for some of the 350 Easter eggs hidden on the Banana Island. The east end of the island was reserved for the smaller children to give them a chance at a fair share of goodies.

ARE YOU A SHUTTERBUG?

Do you attend and take pictures of get-togethers and events held in the AFHA? If you're a resident or a block captain and would be willing to share your photos, send them via email to the Editor, with a brief description, and we'll try to include them.

NEIGHBORHOOD

Continued from page 4.

Declan Griggs, of the 1000 block of Romany Road, has been learning to live a greener life by watering various trees along his gorgeous street.

Finally, a neighborhood member was excited to see Brad Alcock, of the 400 block of 67th Terrace, quoted in the Wall Street Journal this spring. Keep up the good work Brad!

Thanks to all who took the time to share your celebrations and news. Please send news anytime to kellsagle@aol.com. Thank you all and enjoy your springtime! ◇

BLOCK CAPTAIN NEWS

The AFHA Still Needs Block Captains!

Peggy LaPierre and Rodd Staker, Block Captain Co-Chairs, are still looking for a few good block captains. The AFHA has been unable to fill two vacancies and asks residents to look at their schedules to find a few hours to devote to the association. We need block captains for the 600 block of W. 69th St. and the 6900 block of Pennsylvania.

Not sure you can find the time to fill a position? Block captain responsibilities will

soon be reduced. The AFHA plans to switch to a mass email distribution service to relay important news and to distribute the newsletter and flyers. This will free up considerable time, so if you have a little time to donate to this important service, please consider volunteering.

Contact Rodd or Peggy for additional information. Their contact information is always listed on the back page of the Armour Star. ◇

ADVERTISING



The Armour Star reaches 788 homes and accepts advertisements at competitive rates. Residents of the Armour Fields Homes Association receive a 20% discount.

For information, contact the editor, Shelley Cetin, at 816-588-2817 or email her at toto_fan19@yahoo.com.

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VOLUNTEER CORNER

Ron McMickle

This month, the Star asked volunteer Ron McMickle to introduce himself to our readers. Ron not only maintains one of our beautiful fountains, but also helps out with parks and islands. Thank you, Ron, for all your help! S.C.

I moved to 6919 Edgevale Road on December 1st, 2007 with my wife of 22 years, Janine O'Shea. Janine teaches ESL (English as a Second Language) at UMKC. My son and daughter, Byron and Tracy, live in the Kansas City area. My stepdaughter, Audrey, is in her final year of law school at the University of Chicago and plans to go into immigration law.

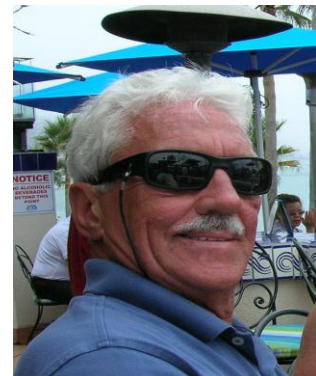
My work history includes serving with the U.S. Navy as an E5 Electronics Technician and a 30- year career in telecommunications with AT&T and Commerce Bank. A career highlight at AT&T was managing the data and

telecommunications project for the new AT&T Town Pavilion - now known as the Transamerica Building - in downtown Kansas City. Following AT&T, I worked for Commerce Bank, retiring as Vice President of Telecommunications in 2004.

Janine's job with Lucent Technologies took us to Wellington, New Zealand for 3 years. We moved back in 2008 and bought our home in Brookside. I became a Master Gardener in 2010 and do volunteer work at the John Wornall House Museum gardens, Loose Park Rose Garden, and various Master Gardener Lawn and Garden shows and tours. I also volunteer time with Tree Keepers and am a Member of the Kansas City Rose Society. My other hobby is riding my bike on the paved trails in the Kansas City area.

I became Block Captain about a year ago. In addition, I help Jane Aylward with parks and

islands and maintain the fountain at Romanelli Island with Hank VanArsdale. This park has special meaning to my family. In 2009, close friends and neighbors held a candlelight vigil for us there after the tragic loss of my other stepdaughter, Rachel. Because of this, it's important to me that this area be neat and look inviting to the neighborhood and public. To me, this location is the premier island of the AFHA. In fact, last summer, I witnessed two wedding photo sessions there, so others obviously feel the same. ♦



BE A BOARD MEMBER!

Three positions on the Armour Fields Homes Association Board of Directors fall vacant this year. Residents will vote for these 3-year positions at the Annual Meeting election on June 10th. The Board invites AFHA residents to nominate eligible candidates – or themselves – to these positions.

If you would like to run for one of the open positions, contact the President, Brian Hand at thehand@everestkc.net. ♦

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MONEY MATTERS: Happy Fiscal New Year!

By Joe Giammanco, Treasurer

March 31, 2012 marks the end of the Armour Fields Homes Association (AFHA) 2012 fiscal year. The volunteer Board was hard at work this year using the mandatory base assessment (\$90) and optional security fees (\$75). In general, the base assessment is used to maintain the association's parks, islands, and fountains; social events such as our Annual Meeting, Easter Egg hunt and Oktoberfest; the Armour Star; and administrative fees. The security fee pays for all safety and security-related matters, such as contracting a private plow service to clear the association streets in the winter to enable emergency services (police or fire) to better service our members

and Chesley Brown security service, which patrols our neighborhood, checks in on vacationing members' homes and responds to all emergency calls in our neighborhood.

A summary of FY 2012

Revenues: AFHA billed a total of \$130,350 to its members. This is comprised of \$71,100 and \$59,250 for base assessment and security fees, respectively. Total revenues for 2012 and 2011 were \$114,167 and \$113,326, respectively. Revenues for base assessment and security fees for 2012 and 2011 were \$112,202 and \$109,474, respectively. An increase of \$2,728 was primarily due to

more members paying the optional security fee. In 2012, 70% of the membership paid the security fees, which resulted in a collection of \$41,267. In 2011 66% of the membership paid the security fees, which resulted in a collection of \$38,374. At year end \$16,232 in base assessment fees was uncollected and comprised 38 members. Approximately 37% the uncollected balance is encumbered by liens.

Expenses: The 2012 budgeted expenses were \$129,340. Actual expenses were \$110,567, resulting in a surplus of \$3,600.

See "Money Matters" on page 9.



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MONEY MATTERS

Continued from page 8.

The surplus resulted primarily from a reduction in \$3,200 in administrative expenses from moving to a new billing cycle.

A savings of \$3,700 in fountain maintenance is due to the many volunteer hours contributed by Hank Van Arsdale and Ron McMickle and a final savings of \$5,000 in Parks & Island Maintenance is due to the bid work and numerous hours donated by Jane Aylward.

Fiscal year 2012 Budget Summary

Revenues = \$115,000

Expenses = 122,420

Budget deficit = \$7,420.

The deficit is attributable to Deferred Maintenance work to be performed and improvements to our Parks and Islands.

We would like to thank those members who continue to pay the optional security fee to make our association a safe place and to those members who volunteer their time. Due to these factors, the AFHA uses funds to foster a sense of community, provide security, and improve aesthetics to indirectly increase property values.

Association members have the right to inspect the books of the association. To obtain copies of the financial statements please contact

The Homes Associations of Kansas City (HA-KC) at 4200 Somerset Drive, Suite 216, Prairie Village, Kansas 66208. You may also e-mail Clarence Foxworthy at cfoxworthy@ha-kc.org.

If you have any questions, my contact information is listed on the last page of the Armour Star. ◊



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Joe Giammanco, Armour Fields Resident

Parks & Islands

By Jane Aylward, Chair
Parks & Islands Committee

In the past year, we have been busy implementing plans the P&I committee devised in 2010. Here's what has happened:

Seville Park The 3 remaining stone columns and bench were relocated for symmetry and boxwoods and pink Knock-Out roses recently planted around them. The tall evergreens are being relocated and replaced with a different variety and more boxwood planted around the stone marker. Hank VanArsdale repainted the Seville Park sign.

Cherub Park Boxwood were added behind the dancing cherubs and white Cherokee Chief dogwood trees planted to bloom in the spring and have red berries and bronze foliage in the fall. Next year, we can add pink dogwood or redbud trees at the east end for contrast. Redbud trees bloom earlier than dogwoods and are great climbing trees for the kids.

65th & Valley We added yellow Knock-Out roses around the statue here, yellow because the flowers are visible at night. Thorns were added to deter vandals.

68th & Wornall The little dogwood has really grown! Thank you to all the neighbors who hauled water last year. This year, we will neaten the border with more liriopse, replace the boxwood if they don't green up soon, and fill in with begonias.

Ward Parkway Park The stone marker has been moved to the east in front of the utility boxes and installed with footings and piers. It was a delicate procedure because that stone plaque is only 1" thick, not the usual 2 1/2-3" for

a plaque that size. The center ring of boxwood around the urn was moved to the front of this wall, and blush Knockout roses added on each end. I have started red/green caladium bulbs in pots in my kitchen; they will be added when the soil warms up. We used a darker, denser version of box around the urn pedestal, will trim the outer box to form a beaded necklace and then add Plum Pudding heucheras and mondo grass for texture. It would be great to have volunteers to help paint the utility boxes so they blend in better.

Hicks yews were added as a backdrop for the statues; oak leaf hydrangeas, which grow to about 6' x 6', were planted on either side. They are so talented! Their flowers are cream and blush in the beginning of the season and darken to a rose. The leaves darken from green to bronze in the fall. The best thing we have done all year is add the lighting around the urn, statues and sign. The cedar trunks behind the statues are now visible at night.

This year we will delineate the beds, mulch, level up the lawn, seed and pray for rain. We have to haul water to this park, so we depend upon a higher power to grow grass. We have water, but need to install a meter and hydrant. As funds become available, we will add more shade trees and benches like the ones at Romanelli Park. ♦

Editor's note: Look for more updates from Jane in the next Armour Star.

SAFE AND SECURE

by Brian Hand, Chair
Safety & Security

It is that season again, the time when the door-to-door sales people get out and start pedaling their wares. All too often, though, these sales people are not legitimate or are willing to lie and cheat you out of your money. Among the most nefarious are the unscrupulous companies that employ young people, often bringing them in from out of state, to sell magazines.

The companies set the young employees up with elaborate back stories to gain your confidence. As they move through the area, they improvise. One recent "sales person" claimed to be the son of the "retired Marine veteran" on the next block over doing a fundraiser for school. This attempt to play on your emotions is designed to cater to your desire to help your neighbors, or a veteran, and make you feel guilty that you don't know your neighbors better. They do their homework, often researching local schools and claiming to be students there. They give you a local address, maybe the name of a neighbor that they already scammed! As Steve Martin said in the movie Leap of Faith, "The mark of a good con is in the details."

Many people wanting to help are scammed. So how can you protect yourself from these crooks? Here are some tips that I have put together with the help of AFHA resident and board member Rodd Staker:

See "Safe & Secure" on page 11.

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- * Gerry & Amanda Del Prete, 1021 W. 69th Terrace
- * Robert Elliott & Donna Dunivent , 1027 W. 69th Terrace
- * William Ferguson & Catherine Wear, 1022 W. 68th Terrace
- * Brenden & Eileen Forbes, 6950 Edgevale
- * Bill & Ashley Gall, 605 W. 70th Terrace
- * Cary Silverman, 609 W. 69th Terrace
- * Christopher & Anna Simpson, 661 W. 70th Terrace
- * Anthony & Mary Ann Stanislav, 439 W. 68th Street
- * Angelo & Elisa Trozzolo, 430 W. 68th Terrace
- * Reid Walters, 1031 W. 69th Street

SAFE & SECURE

Continued from page 10.

- Only participate in fundraisers with people you know. If the fundraisers are young people, check their story, ask for their parents' address and phone, then call them.
- Ask for their city business license. If they do not have one, they are not legitimately selling. And don't believe the I-left-it-in-my-car line.
- If you don't know the person or the organization, don't give; politely decline.

- Get more detail from the solicitor and call the organization or contact person to inquire prior to giving.
- Ask your neighbors on your block about the solicitor or organization before giving.
- The best bet is not to open the door.
- Any time that you may be suspicious of the person soliciting, please call the Police or Chesley Brown security at 816-753-2945 or 816-753-2946.

Finally, I would like to take this opportunity to thank the newest member of the Safety & Security Committee, Ron McMickle.

Ron has been a great volunteer for our association, helping to maintain the Romanelli Fountain, helping neighbors with chores, working to improve safety on the streets, recruiting others to help and more. If you see Ron, make sure you thank him for his great volunteerism! ◇

Armour Fields Homes Association

Board of Directors

President/ Safety & Security	Brian Hand	416 W. Dartmouth	444-1185	thehand@everestkc.net
Treasurer	Joe Giammanco	1001 W. 70th Terrace	268-6171	jgiammanco@connectedpay.com
Secretary	Shelley Cetin	441 W. 67th Street	588-2817	toto_fan19@yahoo.com
Parks & Islands	Jane Aylward	649 W. 67th Terrace	333-7587	aylwardclan@everestkc.net
Special Events	Sarah Hancock	645 W. 70th Street	444-1574	
	Shelley Cetin	441 W. 67th Terrace	588-2817	toto_fan19@yahoo.com
City Liaison	John Murphy	449 W. 68th Street	729-5222	kellynjohnmurphy@aol.com
Block Captains	Peggy LaPierre	669 W. 70th Terrace	333-4481	margaret_lapierre@us.aflac.com
	Rodd Staker	646 W.70th Street	333-3439	Romstaker@aol.com
Fountains	Hank VanArsdale	660 W. 69th Terrace	333-6691	vanarsdales@everestkc.net

The Armour Fields Homes Association is a non-profit organization whose board members donate their time and work for the benefit of the neighborhood.

The *Armour Star* is published four times yearly by the Armour Fields Homes Association. All articles are written by volunteers from your neighborhood. Postage and printing costs are covered by annual dues and advertising. If you have comments, please direct them to the editor, Shelley Cetin, at toto_fan19@yahoo.com

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The Armour Star
Armour Fields Homes Association
Incorporating Homes in the Armour Fields,
Romanelli Gardens and Meyer Circle Subdivisions
c/o Homes Associations of Kansas City
4200 Somerset, Suite 216
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www.armourfields.org

