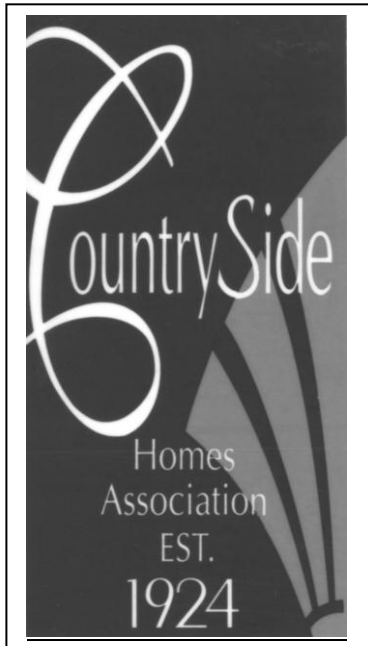


# CountrySide Newsletter

March 2012 - **ANNUAL MEETING IS APRIL 17th**



## **Notes from our Neighborhood President**

We have now had the winter that wasn't. I don't know about you but I am fine with that. Of course the down side is everything is starting to bloom a month or two early so we do run the risk that we, and our plant friends, will all get a big surprise yet this season. But every day is one day less of winter.

On a more important note, the Countryside Annual Meeting is coming up on Tuesday, April 17<sup>th</sup>, at Visitation's Tighe Hall. Dinner and drinks will be served at 6:p.m. to those of you with fully paid dues. At 7:p.m., the main topic of discussion will be the development taking place on and within our borders. We have a 200 unit high-end apartment and retail complex proposed for 51<sup>st</sup> and Main, a 150 unit high-end apartment complex and grocery store being proposed by UMKC at 51<sup>st</sup> and Brookside, and Bryant School repurposing is about to happen. While there is only one proposal we have seen to date, we have heard there are several more to be presented to the neighbors on **Tuesday, March 20: Bryant Proposal Repurposing Presentations 6:00-8:00pm**

Country Club United Methodist, 400 W 57th Street.

In order to stay abreast of these developments, to gather input from the neighbors, and to provide that input to the City and the developers the board has established a Development Committee. The information gathered by this committee will be reviewed by the board and, if appropriate, forwarded to the City and developers as formal commentary from Countryside HOA. In addition we are talking with the surrounding HOAs to compare information and views.

Two board seats are up for election/renewal. Mario Vasquez, our Treasurer, and my seat. Both

Mario and I would like to continue working on your behalf, but that is what an election is for so please come out and vote whether for us or someone else.

If you have an interest in running for a seat on the board please provide me with your name at least one week before the annual meeting so ballots can be generated.

As a personal note, there have been some very strained meetings regarding development ever since the beginning of Saint Teresa's big changes. With everything else that is anticipated to be going on around us, I would ask that everyone be very sensitive to each other's feelings. There are many neighbors on both sides of each issue, for and against. In some respects, it has become our own "border war" and that is not a good or productive way of dealing with the issues. Things will change as they inevitably do. The City is very much behind development, especially the mixed use kind being proposed at both 51<sup>st</sup> street locations. The Board of Education needs to dispose of the empty schools, Bryant being one of the best locations. We need to admit that we cannot stop development, but that we can work together with respect to others feelings and viewpoints to hopefully have some influence in what takes place.

Come join us for Happy Hour, stay and listen to what's happening in the neighborhood, and share your views with us.

The board hopes to see you there.

Terry Rodeghier

## **Who Wants a Free Tree??**

Now that I have your attention, allow me to introduce myself.

My name is Evan Stange and I have been Country Side resident for a little over two years along with my wife Kelly and our daughter Alex. We moved here from north of the river and couldn't be happier that we did! That's why when I heard about the following opportunity, I was more than happy to coordinate the effort.

With the help of some generous neighborhood volunteers and a few other key partners, Country Side is participating in a street tree replacement program. This pilot program is being coordinated with

Kansas City's Parks and Recreation - Forestry Operations, Forest ReLeaf of Missouri and the Heartland Tree Alliance.

Country Side is one of four neighborhoods participating in this pilot. How fortunate for our neighborhood! The goal of the program is to replace and replant region-appropriate trees that have, over time, been lost to ice, disease, or age. We aren't exactly sure what species the trees will be yet but we can GUARANTEE they will NOT be sweet gum trees!!

Supported by trained volunteers from Heartland Tree Alliance — a program of Kansas City-based Bridging the Gap — residents will plant trees provided by the program and learn how to care for them to ensure they become healthy and established members of our urban forest. These trees will only be planted in the "tree lawn" or the space between the sidewalk and the street.

The value of urban trees is more evident than ever before. They aid in cooling and cleaning our air, providing protection from the sun and even benefit property values. They also aid in traffic calming and creating a more pedestrian feel along our many sidewalks. By involving residents who will most directly benefit from these trees, the program aims to increase our city's tree canopy, while informing the public about what it takes to plant and maintain a healthy urban forest.

Country Side's proposed planting date will be Saturday, April 28th. For more information and to sign-up for FREE trees for your property, please visit our website at [www.treesforcountryside.com](http://www.treesforcountryside.com).

Thanks for your time. Here's to a greener, healthier Country Side for years to come!

Evan Stange  
[evanstange@gmail.com](mailto:evanstange@gmail.com)  
816-248-5375

## **What's Going On At Bryant Elementary**

**Tuesday, March 20: Bryant Proposal Repurposing Presentations 6:00-8:00pm**


Country Club United Methodist, 400 W 57th Street

Last month, Kansas City Public Schools (KCPS) received proposals/offers for 7 school sites: Askew, Bingham, Blenheim, **Bryant**, Graceland, Pinkerton, and Swinney. Proposals are currently being evaluated by a review committee based on: project feasibility, team qualifications, and consistency with community goals/reuse priorities.

**As part of the evaluation process, community members are invited to**



**attend public presentations** by parties who have submitted proposals/offers for the school sites. **The Bryant presentation is March 20.** This is a great opportunity to learn about the scope of each proposal, ask questions, and give your feedback on each submission. Dates of all community presentations can be viewed in the "Upcoming Events" section on the website.

Can't make it to a community presentation? Proposal summaries will be made available for community review and comment after public presentations on the Repurposing Website @ <http://www.kcpublicschools.org/repurposing>.



**James V. King, CLU®, ChFC®, CFP®**  
Financial Advisor

2600 Grand Boulevard, Suite 600  
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816 412 1520 office  
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816 590 8364 mobile  
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[www.nmfn.com/jimking](http://www.nmfn.com/jimking)



## **What's Going On At 51<sup>st</sup> & Main**

The following note is from Caymus, the developers of the 51<sup>st</sup> and Main site.

Terry,

Please feel free to pass the following update on to your constituency:

This morning the 51<sup>st</sup> & Main development team met with Kansas City's Development Review Committee to gather Staff level comments related to the proposed development. The feedback we received was very productive and we remain optimistic about the project. By way of an update, I want to make you aware of a procedural change that will result in our rezoning application being continued at the March 6 to March 20. The history on this issue is that during our preliminary meetings with the City's Staff, we were originally planning to submit an amendment to the South Plaza Plan but were told this wouldn't be necessary. This morning we learned that Staff has changed their position on this and will required an

amendment application to run through the process in parallel with the rezoning application. The two week continuance will allow us to submit our application to the City and give the required notices to the neighborhood.

Additionally, as was the case in our meetings with the neighbors, there was a great deal of discussion regarding the pros/cons of the proposed angled parking along the west side of Main Street. We personally feel the pros outweigh the cons not only for our development but for the neighboring businesses. However, to fully comply with the current standards for angled parking we would need to dedicate another +/-2' of private property to the public right of way (in addition to the +/-17' we had already earmarked for dedication). While we were prepared to accept the economic consequences of the initially proposed dedication, the compounding effect of losing an additional +/-2' of private property creates a hardship that the project cannot overcome. It is with this, conforming with current traffic standards and the accommodation of other planning criteria that Staff believes is beneficial to the project, we will be revising our development plans to provide parallel parking along the west side of Main Street.

As always, please feel free to contact me with any questions or comments.

Thanks, Rich

## **Countryside Facebook Page**

FACEBOOK – We've arrived.

Did you know that your Countryside Homes Association of Kansas City is now on Facebook?

<https://www.facebook.com/pages/Countryside-Homes-Association-of-Kansas-City/111592345530560?ref=ts>.

You can also access the page by signing on to your Facebook account and then searching "Countryside Homes Association of Kansas City".

## **Neighborhood Watch**

Problems with door to door solicitors peak every spring and fall in our area. Most recently, there have been reports of a group soliciting donations for the ACLU. While solicitors may appear to be legitimate, with clipboards and official looking identification, it has not been unusual to find that some have dubious backgrounds when questioned by police. The importance of notifying police when suspicious people or activities are noticed in our neighborhood cannot be overstated. The police are eager to assist us, but we must be proactive in promptly reporting anything that does not seem "right." "No Soliciting" stickers are

available free of charge from Metro KCPD. Although the City ordinance regarding solicitors is considered to be unenforceable, the stickers are thought to be an effective deterrent. If a solicitor persists after being asked to leave your property, they can be arrested for trespassing. **Please report any solicitor that does not seem to be legitimate.**

KCPD has identified a suspect in several recent early morning burglaries in the Armour Fields area. Burglaries are crimes of opportunity. Don't make it easy! Be a hard target: lights on, doors locked, alarms set, valuables out of sight.. There have been recent reports of packages being stolen off front porches in Country Side. If you are expecting a delivery and will not be home, consider leaving instructions that the package be left with a neighbor or in a more discreet place.

Country Side residents support Neighborhood Watch in an effort to foster a greater sense of responsibility for each other and for our community. Get to know your neighbors and their routines. Stop our patrolling officers and introduce yourself. Country Side is proud to be known as an involved community. An email database has been developed to keep residents informed about criminal activity in our area as well as to provide general neighborhood information. We share this information with neighboring "watches" and now have over 400 subscribers. If you are interested in more information about the neighborhood watch program or would like to be added to the email list, please contact Kathy Arthur, 816-719-1687 or [rarthur@kc.rr.com](mailto:rarthur@kc.rr.com).

The following is information provided by KCPD to guide residents in effectively communicating with the department:

**Non-Emergency Number for KCPD is 816-234-5111.** **If you can't remember it, or if you are ever in doubt, call 911!** The call takers that receive the nonemergency calls are the very same call takers that answer 911 calls. It is their responsibility to determine how the call will be prioritized by following procedures set by the Kansas City Missouri Police Department.

**General Number for KCPD is 816-234-5000.** No police services are dispatched through this number and it should not be utilized when immediate police services are needed.

**General Number for the Metro Patrol Division is 816-581-0700.** No police services are dispatched through this number and it should not be utilized when immediate police services are needed.

**311 is the City Action Center.** This number is answered at City Hall for City Services and is not an alternative to calling 911 for police services.



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 E-mail: [info@idrcs.com](mailto:info@idrcs.com)



## Welcome New Neighbors

Our new neighbors since the previous newsletter are listed below, so welcome to Countryside.

### February

Bradley & Janelle Sjue 200 E 56th Street

### March

John & Katherine Martin 34 E 54th Street

Jason Lindsey & Samantha Wilson  
 200 W 53rd Street

GREAT AMERICAN INVESTORS, INC.  
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## St Teresa Update

Beginning Monday, March 19th, St Teresa's track will be open Monday through Friday from 5:30 AM to 8 AM for any neighbor interested in walking or running. Please use the south entrance gate (closest to the back side of the gym) to access the track. STA asks that everyone observe the rules on the sign below. **Please note that the track will not be open in the evenings or on the weekends and that use of the field is prohibited.** Please be respectful and remain on the two outside lanes of the track.

## Private Property

### RULES FOR TRACK

# NO

- food or drink (except water)
- gum, sunflower seeds or tobacco products of any kind
- pets
- bikes, skateboards, rollerblades, go-carts, strollers, toys, etc.
- cleats, spikes or hard-sole shoes (tennis and running shoes only)
- do not climb fence

USE OUTSIDE TWO LANES ONLY

PLEASE STAY OFF TURF FIELD, MATS, BATTING CAGES AND FIELD EVENT AREAS

## No Trespassing

Video surveillance in use. Violators will be prosecuted.



### Let's Talk About Your Trees.

MICHAEL FLYNN  
 COUNTRY SIDE RESIDENT  
 TEL: 816.500.1325

## Countryside Planning and Development Committee

The Board of Directors of the Country Side Homes Association is establishing a subcommittee to address planning and development issues that are emerging around our neighborhood. All members of the association who are in good standing and who have interest and/or expertise are welcome and encouraged to attend and actively participate. The committee's first meeting will be this Wednesday, February 29, at 7 PM at Eggcetera. It is anticipated that meetings will initially be held every other week. **Please note that it is important to commit to regular attendance as some of the issues are complex and discussions will be predicated upon an understanding of what has been covered previously.** Please respond to Kathy Arthur

[karthur@kc.rr.com](mailto:karthur@kc.rr.com) if you plan to attend so that arrangements are made to accommodate everyone.

Board of Directors  
Country Side Homes Association

Terry Rodeghier [nrodeghier@kc.rr.com](mailto:nrodeghier@kc.rr.com)  
Joe Grego [joeg213@yahoo.com](mailto:joeg213@yahoo.com)  
Kyle Kelly [mkelly@kc.rr.com](mailto:mkelly@kc.rr.com)  
Mario Vasquez [mvasquez@kc.rr.com](mailto:mvasquez@kc.rr.com)  
Jim Kraus [rkraus@kc.rr.com](mailto:rkraus@kc.rr.com)  
Mike O'Neill [moneill@oakstarbank.com](mailto:moneill@oakstarbank.com)  
Kathy Arthur [karthur@kc.rr.com](mailto:karthur@kc.rr.com)



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(Above Eddie Bauer in the Plaza Medical Building)  
**816-561-9847**

## Dumpster Day is coming May 19th

Our semi-annual dumpster day will be held Saturday, May 19th. Please remind your neighbors as well. We will have separate dumpsters for yard waste as well as trash, and hopefully have both Goodwill and Habitat Restore there to receive eWaste, clothes, household good, and any home building materials that can be repurposed.



Try something  
different, fun  
and safe for  
your kids this  
Spring!



# PLAY KICKBALL!

### CO-ED TEEN LEAGUE DETAILS

AGES: HS Students  
START DATE: April 14  
GAME DAYS: Saturday  
GAME TIMES: 2pm & 4pm  
FIELD LOCATION: Sprint Campus  
(5801 W. 115<sup>th</sup> St OP KS)



[www.facebook.com/Live2PlaySports](http://www.facebook.com/Live2PlaySports)

### CO-ED YOUTH LEAGUE DETAILS

AGES: 4 - 7 Years Old  
START DATE: April 15  
GAME DAYS: Sunday  
GAME TIMES: 12:30pm & 1:30pm  
FIELD LOCATION: Brookside Park (56th  
& Brookside Blvd, KC MO)

Register your kids at [www.live2playsports.com](http://www.live2playsports.com)

Get 15% off the registration fee when you register by April 1st. Use coupon code: csf15

Questions: Email [azitron@gmail.com](mailto:azitron@gmail.com) or call 816-866-5694

# BROOKSIDE

REAL ESTATE COMPANY

9 West 63rd Street  
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Phone: 816.333.3330  
Jim Kraus, Jr., Broker/Owner



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\$279,000



25 East 52nd Street  
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5 Bedrooms, 2.2 Baths  
\$268,000



30 East 53rd Street  
Kansas City, MO  
3 Bedrooms, 2.1 Baths  
\$329,900

1924

# CountrySide Newsletter

March 2008

## CountrySide 2011 - 2012 HOA Agenda

**April 17th**, Annual CountrySide HOA meeting (at Visitation's Tighe Hall) Social hour begins at 6:PM for those members with fully paid dues. Business meeting starts at 7:PM

Easter Egg Hunt **April 7th**, Saturday before Easter at St Teresa's field, 55<sup>th</sup> & Main

Shannon Pryor & Maria Sullivan

**May 5**, CountrySide Garage Sale

**May 19**, Neighborhood Clean-up (dumpster day) from 8 to noon. St. Teresa's south parking lot. Separate dumpsters for trash and yard waste.

**September 15 (tentative)**, Annual Countryside Picnic held at our park at 52<sup>nd</sup> and Brookside

**October XX**, Fall Dumpster Day St Teresa's South parking lot, 8:AM until noon

**December 15**, Holiday lighting judging, so have your house decorated by then

## VOLUNTEERS WANTED FOR THE MLB's ALL-STAR GAME JULY 6-10

From the office of the City Manager

The MLB's All-Star Game and events are coming to **Kansas City, MO July 6-10**. A successful All-Star week requires thousands of dedicated volunteers to ensure that Kansas City, Missouri *embraces* our visitors, *demonstrates radical hospitality* and makes an *outstanding impression* when we take the world



### Plaza Animal Clinic, Inc.

Dr. Mary L. Mountain  
5002 Main Street  
Kansas City, MO 64112  
FAX (816) 931-3443

(816) 931-6636

stage. [Click here to SIGN UP TO VOLUNTEER TODAY!](#)

*Note that all applicants will be subject to background checks*



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## WELCOME HOME TO YOUR NEIGHBORHOOD CHURCH

**Country Club**  
United Methodist Church

Reaching, Growing, Sharing,  
and Caring in Christ.

9:30a.m. Adult and Children's  
Sunday School  
10:45a.m. Worship

57th and Wornall, KC, MO 64113  
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[Sandy.ReeceAndNichols.com](http://Sandy.ReeceAndNichols.com)  
[Sandy@ReeceAndNichols.com](mailto:Sandy@ReeceAndNichols.com)

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# CountrySide Newsletter

March 2012

## **The 2010 Board Members**

Terry Rodeghier, President  
816-516-5299  
[nrodeghier@kc.rr.com](mailto:nrodeghier@kc.rr.com)

Jim Kraus, Vice President  
816-806-7653  
[jim@brooksiderealtors.com](mailto:jim@brooksiderealtors.com)

Mario Vasquez, Treasurer  
816-444-6424  
[mvasquez@kc.rr.com](mailto:mvasquez@kc.rr.com)

Joe Grego, Secretary  
816-213-5634  
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Kathy Arthur, Director  
816-719-1687  
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Mike O'Neill, Director  
816-333-4526  
[moneill@nasb.com](mailto:moneill@nasb.com)

Kyle Kelly, Director  
816-363-6392  
[mkelly@kc.rr.com](mailto:mkelly@kc.rr.com)

Home Associations of Kansas City  
(HA-KC) Clarence Foxworthy 913-385-2440

The Board meets on the **third Tuesday** of each month at Minsky's beginning at 7:PM. Please contact any board member if you wish to attend so we can put you on the agenda.

## **CountrySide Website Information**

[http://www.ha-kc.org/index.php?option=com\\_content&view=section&id=38&Itemid=81](http://www.ha-kc.org/index.php?option=com_content&view=section&id=38&Itemid=81)

## **Important Seasonal Phone Numbers**

Power line Down	1(888) LIGHT-KC
Potholes	(816) 513-1313
Water Main Break	(816) 513-0209
Snow Removal	(816) 513-9364
Action Center	(816) 513-1313
Gas Leak	1(800) 582-0000

## **New Resident Information**

Are you new to the neighborhood?  
Are you unsure when trash, recycling or bulky items are being picked up?  
Are you not sure where to vote?  
Would you like to know where the closest community center is located?  
All of these questions and more can be answered simply by a click of a button. Kansas City has a very helpful website at [www.kcmo.org](http://www.kcmo.org) under the Residents section where many of your questions can be answered. General Citizen Services can also be reached by phone providing a recorded message system, or individual questions can be answered by calling (816)-513-3490. CountrySide Home Owner's Association has a website at [www.ha-kc.org/moassoc/CountrySide](http://www.ha-kc.org/moassoc/CountrySide) and is managed by the Homes Associations of the Country Club District that hosts a website at [www.ha-kc.org](http://www.ha-kc.org) or can be reached at (913) 385-2440 to attend to you individual needs.

Homes  
Association  
EST.  
1924