



NORTHWOOD TRAILS

Newsletter

eneighbors.com • September – October, 2021

Notes From Your Board President

Julie Pickerill • jpickerill61@gmail.com



With fall being just around the corner, now is the time to begin thinking about sprucing up your yard. This summer was particularly brutal on the grass, bushes, and especially trees. Please be mindful that if you have a dead or dying tree, have it removed in a timely manner. Don't forget late September to early October is one of the best times to re-seed your yard.

Your yard extends beyond your fence. Please keep that area mowed and weeded.

The next board meeting is on Tuesday, September 14 at 7 p.m. at Olathe Community Center. As usual, the first 30 minutes is reserved for member input. We will begin working on the budgets for next year at the September board meeting.

Nominating Committee

Julie Rippberger

Northwood Trails' annual meeting will be conducted in November, and as part of that process, we are recruiting individuals for the Board. Positions include administrative roles such as President, Vice President, Secretary and Finance as well as committee representatives for the pool, pond and grounds.

The time commitment varies by the position but varies from 2-3 hours a month for primarily administrative positions to 10 or more for those in charge of a committee.

We are in particular need of an individual who has a passion for neighborhood architectural design. As you know many changes to your home, such as siding,

shingles and fencing, need to be approved by the Architectural Committee. Time commitments vary with the number of requests received and approval responsibility is shared with a committee.

If you have questions or would like your name on the ballot, please contact Julie Rippberger at julie.rippberger@gmail.com or 913.269.7116.

Upcoming Events

NWT Fall Garage Sale

Friday – Saturday, Sept. 10-11

NWT Doggie Dive at the Pool

Sunday, Sept. 26 at 6 p.m.

Family Fall Event:

NWT BBQ & Dessert Competition

Saturday, Oct. 9, 2021

Follow posts on eNeighbors.com and Facebook for updates on events.

Do you need anything?

Our hospitality committee is here to help. Contact Brittany Craemer at hospitalityNWT@gmail.com.

Welcome, New Neighbors

Sarah & Christopher White

18870 West 116th Street

Nikolaus & Megan Westman

18910 West 117th Street

Brittney Perez

18975 West 117th Terrace

Social Committee News

Heather Olson

Before we step into fall, the Northwood Trails Social Committee would like to thank everyone for coming out to the Cool Treat events held in July and August. We truly appreciate Tobi Starks for leading these events and jumping in the shaved ice trailer to help speed the line along!

As we look forward to cooler temperatures and all things pumpkin spice, we also have a fun line-up of events for you all this fall!

- Get to Know Your Neighbor Parties: Sign up for your starter pack by contacting Heather Olson at missmybeach@yahoo.com (while supplies last).
- Fall Garage Sale: Friday-Saturday, Sept. 10-11
- Doggie Dive: Sept. 26 at 6 p.m. – For the safety of all attendees, we ask only dogs swim during this time.

Northwood Trails BBQ & Dessert Competition: Oct. 9 – Registration for volunteers, BBQ teams, and dessert entries via SignUp Genius link, available on Facebook and eNeighbors.com.

Grounds Committee News

Fox Foxworthy

Path replacement is currently planned for September or October. Letters will be sent to those affected prior to the start of work.

Work has begun on the Mill Creek crossing south of the JOCO playground at 114th St. & Millview Rd. This is a JOCO Parks & Rec. project. The new structure will be like the next Mill Creek crossing farther south on the path. If the weather cooperates, this should be completed around mid-September.

If you are interested in participating on the Grounds Committee, or if you have any input you'd like to share, you can send me an email at fox1948@yahoo.com. If you notice any damage to any of the common areas, please take a moment to let me know with an email. That will enable us to promptly take any action necessary.



Pool Committee News

Jared Olson

The pool committee would like to thank the neighborhood for their support throughout the season. We hope you all enjoyed the experience. If you ever have any ideas or suggestions on how to better the experience, never hesitate to contact the pool committee. Joining the committee is always an option as well. Our current committee chair, Kenn, is stepping down after this season. If you're interested in leading the committee, join the team this season so you're prepared for the 2022 season. Take care.

Pool Schedule

Aug. 15 – Sept. 6

Sunday-Thursday: 10 a.m. – 8 p.m.
Friday-Saturday: 10 a.m. – 10 p.m.

Monday-Friday: No pool attendant until closing hour
Saturday-Sunday: Attendants on duty all day

Sept. 7 – Sept. 25

Sunday-Thursday: 10 a.m. – 8 p.m.
Friday-Saturday: 10 a.m. – 10 p.m.

No pool attendants. Clean up after yourself, clean a toilet, wash a mirror. Volunteer today!

Sept. 26 – Closing day

Open: 10 a.m. – 6 p.m.
Doggie Dive: 6 p.m. – 7 p.m.

Architectural Committee News

Tom Harrington

Regarding a June Northwood Trails Facebook discussion about “receiving a letter from the HOA”:

- Multiple board members walk the neighborhood regularly and observe things first-hand.
- Talking to a neighbor who’s doing something that bothers you is always the first/best course of action.
- If a violation can’t be resolved through conversation, a letter mailed from the board is the fairest way to notify a resident of their violation, i.e., to make sure that everyone gets treated with equal respect and fairness.
- Some, but not all, board members are on Facebook and read Northwood Trails group posts.
- If something needs to get done in a more effective process than a Facebook post, please engage in public discussion at a monthly board meeting. Meetings are on the second Tuesday of the month, 7 p.m. at the Olathe Community Center (until we return to Grace Church).

Examples of recent public comments include fences/property lines and safety at our pool after dark.

Please remember that all board members are volunteers who are donating multiple hours of their time each month to serve all 450+ residents!

These are photos of a shed and long-term trailer, RV, and boat storage on Hunter Drive south of 119th Street. This is a non-HOA subdivision with newer \$300K houses. When our developer started Northwood Trails, he knew that “nice” subdivisions could look like this, and he wrote the seven pages of our Deed Restrictions to prevent that from happening. Anyone who buys a home here is made aware of HOA expectations at the time of purchase. The restrictions are available at eNeighbors.com > Documents > Architectural Guidelines.



Pond Committee News

Matt Noltemeyer

It’s been a quiet couple months around the neighborhood water feature ever since the air of excitement abated following the Fishing Derby.

Rain showers in early August gave way to mostly sunny days and high temperatures. The algae, green with envy over Pond Committee’s seemingly successful efforts to subdue and smother the water weed, mounted a comeback and takeover attempt a few days later. Pond-area aqua-scientists deemed it the blue-green variant.

Over the next few weeks, the variant never truly threatened the popularity of the pond. Still, the Pond Committee elected to take action. Led by Pat Madden, committee chairman emeritus, the Treatments subcommittee boarded the neighborhood dinghy nearly a half-dozen times, dispersing the inputs meant to eradicate the Cyanophyta growth. Conservative doses were applied so as not to shock the fish population.

The aeration fountains’ hours of operation were extended, but the scum persisted. The committee plans to tinker with input levels and will continue to fight the green fight.

In the meantime, your neighborhood common areas around the pond continue to offer relaxation, exercise, ambience and activity from the dock to the fairy trail.

Next up for the pond committee is the staining of the dock. The deck surface was replaced by your volunteer Pond Committee in 2018 at great savings to the Homeowners Association. The railings, entryway and pergola were built by a contractor in 2020. All that lumber has aged to a point ideal to protect the investment with a stain. The committee opted for clear stain that promises to bring out the natural color in the wood. We’ll tackle that in September, so bear with us as the dock is closed for a few weeks.

If you have a query or comment about the pond or are interested in joining a thriving pond-centric neighbor group, email MattNoltemeyer@gmail.com.

Thanks a bunch: Shouts-out are directed at Pat Madden and Max Mueller for their dedication to application; Jim Buehler for weed control in the spillway; Jason Hrabe for the dock entry shrubs; *(continued on back)*

(Pond continued)

Keith Read for operations expertise; and all the pond enthusiasts for giving their time.

Lost and found

notice: Lost item is your fishin' towel (to be honest, it's quite large, grey, and fluffy and may be the missing component of your guest towel set), left on the dock near the life preserver circa mid-July. Please take possession prior to Pond Committee using it to stain the dock.



Rebecca Francis' grandson caught a big catfish at the pond after an evening of fishing.

JOIN US ONLINE!

[eNeighbors.com](http://eneighbors.com)

- Search for “Northwood Trails.” Email support@eneighbors.com for technical assistance.

[Facebook.com](https://www.facebook.com)

- Neighborhood group: “Northwood Trails - KS.”
- Buying/selling: “Northwood Trails Buy, Sell, Trade”
- Children's play group: “NWT Playgroup”