

WESTMONT NEWS
Westmont Homes Association
March, 2008

119th Street Project

At an informational meeting held recently at Tomahawk Ridge Community Center, we discovered that we must delay the fence installation until the contractor has completed more work. At the end of the project, some of the sidewalks will be replaced. TO minimize any chance of fence damage, we will delay our work until the sidewalks are completed. We do not know the exact date but expect it to be this summer.

New Officers and Committee Assignments

At the March Board meeting the final officers were elected and committee assignments were made:

President:	Tom Armstrong
Vice President:	Sandy Goodwin
Secretary:	Dee Abbott Savage
Treasurer:	Billie Napier
Property Values:	Blaine Halverson
Web Design:	Martin Viveros
Newsletter	Martin Viveros

Westmont Annual Garage Sale – May 14th, 16th & 17th Wednesday, Friday, and Saturday. This is the weekend following Mother's Day. A non-profit organization will pick up leftover item snot sold which are placed on the curb by 8:00a.m. the following Monday, May 19th. Start cleaning out closets, garages etc. now. Call Brenda Flagler at (913-498-1617 if you have questions.

Condolences

We would like to express our deepest sympathy to our neighbor Betty Craney and her family of the death of her son Michael on March 8th.

Spring Cleanup is Here!

Spring cleanup of beds and turf by Aspen Lawn and Landscape starts on March 24th and will be finished by March 27th.

Fence & Deck Replacement

Looking to get a new fence or deck? Contact Bill Framel (913-322-4605). He is working to get the best group discount for all residents who are looking at replacing their deck or fencing.

Roof Replacement and Repair

One of our neighbors is a licensed contractor and does roof replacement and repair. Please contact Bill Framel (913-322-4605) for more information.

Concrete Repair & Replacement

It is not too late to join your neighbors to get bids. Call Sandy Goodwin at 913-345-2680 and leave your name, address and a description of the work you wish to have a bid. So far, there are nine Westmont owners involved. We expect to get good discounts because we have multiple jobs. We will choose the best bid for both cost and quality. Work will be done after you approve the bid and all chance of frost is past.

Social Activities

If you are new to Westmont or find that you have more time available to be interested in neighborhood activities, know that everyone is welcome. The following is a list of our groups:

Book Club – meets on the 2nd Friday monthly at 1:00p.m Contact Paula Lewis if interested (913-469-6766).

Bunko – meets the 2nd Wednesday every month at 7:00 p.m. Call Ginger Burns at (913-491-1353) if interested.

Coffees – meets at 9:00 a.m. at Scooter's (Antioch and College) every 2nd Tuesday monthly – upcoming dates: April 8th, May 13th, June 10th, July 8th, August 12th, September 9th, October 14th, November 11th, and the December 9th coffee with be held at Brenda Flagler's home. Just come and join us, no reservations required.

Girl's Night Out – Dates and 'Happy Hour' locations are selected monthly. Contact Ginger Burns at (913-491-1353 for information.

New Activities – is there enough interest to start any of the following groups? Call Brenda Flagler at (913-498-1617). If you are interest in or have questions regarding:

Ladies' Travel Club – perhaps one to four trips a year, local day trips, trips within the US, or tours abroad???? Would you serve as a chairperson for this group?

Garden Club- perhaps meet monthly, quarterly, whatever the group would enjoy. Call if interested, and would you serve as a chairperson for this group?

Mah Jongg – Are you enough mah jongg players that would like to play once a month on the 4th Tuesday night from 7:00 to 10:00 p.m.? Call if interested.

Men's Breakfast – Would Westmont men like to get together at or about 7:30 a.m. on the 2nd Tuesdays of each month (or maybe weekly) at perhaps First Watch Restaurant – or – would you like to have coffee at Scooters one a week or month? Would you be interested to head up this group?

Night Bridge – We've had two tables in the past but some of our players have moved. If you are interested we've played on the 3rd Wednesday night from 7:00 to 10:00 p.m. at Margaret Dack's located at 12000 Mackey. Players take turns bringing snacks. Call if interested.

Budget Performance for 2007

Westmont has completed a full year of operations from March 1, 2007 to February 29, 2008. This year the Board, under President, Shirley Knese created a budget in greater detail and with greater understanding than previous years. The detailed results are available.

The overall performance against our budget is good. We met our income goals and were over our expense goals primarily due to special, unbudgeted items we undertook. We also made a down payment on the 119th Street fence project but that amount will be recovered in 2008.

Income Statement

Budget Item	Budget for 2007	Income for 2007	Over/Under Budget
Income from Dues	\$103,584	\$104,690	\$1,106
Interest Income	\$4,220	\$4,687	\$467
Total Income	\$107,804	\$109,377	\$1,573

Expense Statement

Budget Item	Budget for 2007	Income for 2007	Over/Under Budget
HACCD Management Costs	\$15,240	\$13,342	(\$1,898)
Westmont Board Expenses	\$560	\$949	\$389
Grounds Maintenance	\$64,620	\$63,780	(\$840)
Insurance	\$425	\$358	(\$67)
Professional Fees	\$100	\$1,200	\$1,100
Special Projects	\$5,446	\$7,183	\$1,737
119 th Street Down Payment	0	\$5,000	\$5,000
Social Activities	\$4,206	\$1,341	(\$2,865)
Taxes	0	\$497	\$497
Utilities	\$16,020	\$15,700	(\$320)
Total Expenses	\$106,617	\$109,350	\$2,733

Balance Sheet

Assets

Cash	\$43,635
Prepayment for 119 th Street Fencing	\$5,000
Certificates of Deposit	\$50,134
HACCD Deposit	\$10,000
Total Assets	\$108,769

Liabilities

Current Liabilities	\$ 0
Retained Earnings	\$108,769
Total Liabilities & Reserves	\$108,769