

Northern Lights



Revitalized North Oak appears on horizon

Trafficway slated for TIF-funded facelift

A tax increment financing (TIF) plan to redevelop a portion of North Oak Trafficway between the former Farmland building to approximately 43rd Street was passed in late February, increasing hopes that the well-traveled thoroughfare will soon be a cleaner, safer street—and an overall improvement to the communities in our area.

Kansas City's passage of the plan will assist Cerner in redeveloping the former Farmland building, while at the same time providing for possible amenities along the TIF district that could include new sidewalks, lighting, trees and landscaping. The TIF designation also makes the area more desirable for developers who may want to put together a master plan that could significantly change the face of the trafficway.

We encourage you to watch the newspapers for announcements about public meetings that residents can attend to discuss the TIF plan, neighborhood rezoning issues and other matters on North Oak that can affect us here in Claymont North. Your participation can make a difference as to how the district is zoned and what improvements will be made!

For those interested in the details of the plan as it exists currently, it can be downloaded at <http://www.edckc.com/tif/plans> by clicking on the "North Oak" link.

Claymont North 2005 Calendar of Events

JUNE

June 4 • Annual CNHA Garage Sale

Open your garage to sell your wares from 8 AM to 2 PM!

June 11 • Summer Dumpster

(Non-brush items only)
44th Street off of Bellevue
7 AM to Noon

JULY

July 4 • Fourth of July Bike and Trike Parade

Begins 47th and Normandy, 9 AM



SEPTEMBER

September 24 • Annual Meeting

4-6 pm (subject to change)
Live music, barbecue and fun!

OCTOBER

October 15 and 22 • Fall Dumpster

(Brush Items Only)

**2005 Claymont North
Homes Association
Board of Directors**

Officers

Gary Gates, President
gatesgary@sbcglobal.net
452-4164

Dori Gragg, Vice President
j_hawk1984@yahoo.com
413-8154

David Lash, Treasurer
dlash@kcnet.com
455-1183

Richard Reed, Secretary
richard@reedent.com
455-8461

Architectural Control

John Stueve
Jstueve1@kc.rr.com
452-5864

Dori Gragg
j_hawk1984@yahoo.com
413-8154

General Board Members

John Eckardt
John_Eckardt@kcmo.org
453-5333

Teresa Lash
tlash@travelteam-kc.com
455-1183

Kevin Worley
kworley@fountaincitykc.com
455-5301

**The CNHA bylaws can
be found online at
claymontnorth.org**

The facts about storm drains

For many, car washing is a springtime ritual. Often, citizens don't know that by washing all that winter grime off their vehicles they might actually be causing harm to our local waterways.

Water entering storm drains, unlike water that enters sanitary sewers, does not undergo treatment before it is discharged into our waterways. When cars are washed on streets and driveways, that dirty water eventually winds up in rivers, streams, creeks, and lakes.

Washing one car may not seem to be a problem, but collectively car washing activity adds up to big problems for our local lakes, creeks and streams.

The best way to minimize the effect washing your car has on the environment is to use a commercial car wash. Most locations reuse wash water several times before sending it to a treatment plant.

However, if you choose to wash your car at home or on the street, these are some things that you can do to minimize the water quality impact:

- Use biodegradable, phosphate-free, water-based cleaners only
- Use a spray gun with flow restriction to minimize water volume and runoff
- Always empty wash buckets into sinks or toilets

When planning a car wash fundraiser, try developing a partnership with a commercial car wash facility, or use a safe location.

Source: Mid-America Regional Council

Retail, restaurants coming to Briarcliff

As reported in the *Kansas City Business Journal*, the Briarcliff Development Co. has begun grading for the project's first retail structures. Slated to open in phases beginning in early 2006, the \$25 million Briarcliff Village project will include additional office space above 90,000 square feet of restaurants and high-end shops.

Meanwhile, a Denver company has purchased land at Briarcliff on which it will build 263 luxury condominium units contained within four-story buildings. The price tag for that project is estimated at \$81 million.

New construction and redevelopment near Claymont North—like that proposed or under way at Briarcliff West, Northgate Village, and North Oak Trafficway—demonstrates the strengths of this wonderful community and the potential for our area.

Architectural Control Reminder

The Board would like to remind you of the following section of our **Declaration of Restrictions for Claymont North**. This section provides that ***all*** changes made to the exterior of your house or lot must be submitted to the Architectural Control Committee for approval. This procedure is to safeguard the interests of each homeowner, and to maintain the integrity and property values of our neighborhood.

SECTION VII. RIGHT TO APPROVE PLANS

“No building shall be erected, placed or altered on any building plot in this subdivision until the building plans, specifications and plot plan showing the location of such building have been approved in writing as to conformity and harmony of external design with existing structures in the subdivision, and as to location of the building with respect to topography and finished ground elevation by the Developer or it’s successor. The rights to approve plans as aforesaid shall be vested in an “Architectural Control Committee”.

The documentation listed is intended only as a minimum requirement and the Architectural Control Committee shall be free to request any and all other documentation that said Committee in its sole discretion deems necessary. All such documentation shall be submitted in duplicate and shall be signed by the party requesting its approval...”

To simplify this procedure, an Architectural Control Form has been created to streamline the process. Please visit www.claymontnorth.org for the most recent form.

Typical Items that Require a Form:

- ✓ Exterior Painting
- ✓ Roof Replacements (Color, Material and Style)
- ✓ Deck Replacement/Upgrade
- ✓ Siding Changes
- ✓ TV Dish or Satellite Dish
- ✓ Fencing
- ✓ Significant Landscaping
- ✓ Sheds or Outbuildings



Claymont North Homes Association

P.O BOX 9269 • KANSAS CITY, MISSOURI 64168

APPLICATION FOR EXTERIOR CHANGES

DATE: _____

PHONE: _____

HOMEOWNER'S NAME: _____

HOMEOWNER'S ADDRESS: _____

TYPE OF EXTERIOR CHANGE: Please check all that apply:

STRUCTURAL CHANGE OR ADDITION:

Room addition, deck, patio, porch, driveway, gazebo, hot tub etc. **Not permitted: Storage sheds**

CHANGE OF EXTERIOR WALL MATERIAL: Permitted:

Brick, stone, stucco, wood shingles, wood siding, wood paneling, plate glass, Masonite, vinyl siding, or a combination thereof is acceptable

CHANGE OF ROOFING MATERIAL: Permitted:

Composition roofs constructed of the **architectural laminated shingles** Wood shingles, wood shakes, tile, slate, architectural slate, and concrete. **Not permitted: 3 tab composition**

CHANGE OF EXTERIOR COLOR: Permitted:

Earth tones in grey, brown, tan, beige, rust, green, blue, cream, white. Please submit color choice prior to purchasing paint.

ERECTION OF FENCE, WALL, OR RETAINING WALL:

Fences must be consistent in height when adjoining with neighbors' fencing. Maximum fence height of 6 ft. **Not Permitted: Chain fencing**

ADDITION OF SHRUB OR HEDGE: Pertains to planting outside of the typical 3-4 ft landscape perimeter around the home or when planting shrubs or hedges as a fence or along property lines.

ERECTION OF PLAY EQUIPMENT, BASKETBALL GOAL, TRAMPOLINE, ETC.

DESCRIPTION OF PROPOSED CHANGE: Please submit details including blueprints, drawings, pictures, photos, paint samples, material samples, etc.

SUBMIT TO: **John Stueve**
jstueve1@kc.rr.com
452-5864

Dori Gragg
j_hawk1984@yahoo.com
413-8154

*This form is also
available online at
www.claymontnorth.org*

DATE RECEIVED BY ARCHITECTURAL CONTROL COMMITTEE: _____

DATE APPROVED BY ARCHITECTURAL CONTROL COMMITTEE: _____

Recognizing Tree Hazards

Trees that are severely diseased or damaged can become dangerous liabilities, especially if they have the potential to fall onto utility lines or homes.

Tree Hazard Checklist

- Are there large dead branches on the tree?
- Are there detached branches hanging from the tree?
- Does the tree have cavities or rotten wood along the trunk or in major branches?
- Are mushrooms present at the base of the tree?
- Are there cracks or splits in the trunk or where branches are attached?
- Have any branches fallen from the tree? Have adjacent trees fallen over or died?
- Has the trunk developed a strong lean? Do many of the major branches arise from one point on the trunk?
- Have the roots been broken off, injured or damaged by lowering the soil level, installing pavement, repairing sidewalks or digging trenches?
- Has the site recently been changed by construction, raising the soil level or installing lawns?
- Have the leaves prematurely developed an unusual color or size? Have trees in adjacent wooded areas been removed? Has the tree been topped or otherwise heavily pruned?

If you answered yes to any of the questions in the Tree Hazard Checklist, your tree should be examined by a certified arborist. A certified arborist can prune your tree safely and advise you on a course of action. If your tree is in danger of falling onto a utility line, do not attempt to prune the tree yourself. Contact your local utility company immediately.

Source: *International Society of Arboriculture*



NORTHLAND COMMUNITY ALLIANCE PROVIDES ASSISTANCE AND ADVOCACY

You might not know it, but Claymont North is one of 18 communities that comprise the Northland Community Alliance, a coalition of Northland neighborhoods whose mission is to “support neighborhood and community development projects by removing barriers that physically, politically, socially and economically divide our great community.”

The NCA’s primary focus is to influence positive community development and improve the quality of life north of the river, particularly those neighborhoods south of Vivion Road. Among these regional neighborhood associations are Briar Point, Briarcliff Hills, Briarcliff West, Briarwood West, Claymont Estates, Claymont North, Claymont Woods, Crestview Homes, Dundee Hills, Dundee Hills West, Evans Hills, Green Meadows, Indian Hills, Indianola, Indianola South, Northcrest, Old Claymont, Old Briarcliff, and Vivion Road Homes.

As a result of NCA efforts, our communities boast a collective voice and energy for projects that benefit the Broadway corridor, North Oak Trafficway, Vivion Road, Briarcliff Parkway, and adjacent neighborhoods.

Already this year, the NCA has helped organize and complete clean-up and preservation days for Waterworks Park and the Briarcliff/Crestview areas. The NCA has also advocated for community policing, encouraged community involvement, supported public improvements, and lobbied government officials on behalf of our communities.

If you have any comments or questions, or if you would like to get involved, call any of the NCA coordinators listed below.

Jan Kauk 453-6885
Carrie Vanderford 420-8123
Carolyn Vellar 454-5359

NCA • PO Box 34402 • KCMO 64116 • 797-9523

Contact newsletter editor Kevin Worley at kworley@kc.rr.com for advertising and editorial information

CLAYMONT NORTH
HOMES ASSOCIATION
PO BOX 9269
KANSAS CITY, MO 64168

Visit the Claymont North
Homes Association online at
www.claymontnorth.org

«Merge Record #»



**Claymont North
Homes Association**

**PIZZA
Shophe**
ESTABLISHED 1967

Proudly serving the Northland since 1967

The Travel Team

Teresa and David Lash
Your neighborhood travel consultants

For cruises, tours, vacation packages or
business trips, call us at (816) 414-0200.

E-mail: sales@travelteam-kc.com
On the web at <http://www.travelteam-kc.com>

Claymont North Homes Association GARAGE SALE SATURDAY, JUNE 4

Ads promoting our event will be placed in local newspapers, and signs will be posted in the area to direct traffic to our annual garage sale on June 4. What you don't sell June 4, you can toss in the summer dumpster the next Saturday, June 11.

Annual Fourth of July Bike and Trike Parade SUNDAY, JULY 4

Bring the kids out to 47th and Normandy at 9 AM on July 4 for our annual kids' parade. Call Kathy Stump at 455-0593 for details.

