

Claymont North Home Owners Association

PO BOX 9269
Kansas City, MO 64168

We're on the Web!

See us at:

www.claymontnorth.org



Teresa and David Lash
Your neighborhood travel consultants

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Contact newsletter editor, Tessa Rhodus at trhodus@kc.rr.com for advertising and newsletter information.

CLAYMONT NORTH HOMES ASSOCIATION
PO Box 9269
Kansas City, MO 64168



JULY 2008

Northern Lights

CLAYMONT NORTH HOMES ASSOCIATION

Neighborhood Mosquito Control

The Board has discussed plans for summer mosquito control. The majority of the neighborhood has expressed the strong desire for this service to continue. Therefore we will continue to have treatments throughout the summer.

No matter what type of treatment is done or not done, there are some basic things that each of us as homeowners should do to minimize the level of mosquitoes around the neighborhood:

- Drill holes in the bottom of any recycling containers that are left outdoors
- Frequently clean drain bottoms of exterior flower pots

- Keep roof gutters clean and make sure they drain properly
- Turn over plastic wading pools when not in use, when they are in use you should empty them twice per week
- Aerate ornamental pools and water gardens or stock them with fish
- Maintain swimming pools and drain pools that are not being used
- Use landscaping to eliminate standing water areas on your property
- Change the water in birdbaths at least twice each week
- Cover boats or wheelbarrows, or when possible, store them upside down
- Do not dump clippings or garden debris into creeks
- Frequently turn compost or

- grass clipping piles
- Remove old tires from any backyard area

Given the wetter than normal Winter and beginning to Spring, we could very well experience greater levels of mosquitoes this year. Following the list of items above and in general working to avoid any areas of standing water on your property will help.

If you still feel the need for additional treatment on your property, you may contact Hasty Mosquito Control at 816-454-8115 for quotes about their localized services. This activity will be at the individual home owner's expense.

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Architectural Control Committee Reminder

The Board would like to remind you to follow the correct procedure for exterior home repair and updates.

According to the CNHA By-Laws, any exterior changes to your home (roofing, siding, fencing, landscaping, painting, etc.) require prior approval from the Architectural Control Committee. With this process, we are able to help maintain the

property quality of our neighborhood.

If you have any plans to do some exterior improvement and/or updating, then remember that you are required to submit an application with the proper information. Please contact any member of the Architectural Control committee listed on pg.1 of this newsletter or visit us online at

www.claymontnorth.org to download a copy of the form.

SECTION VII. Right To Approve Plans

2008 Calendar of Events

July

Fourth of July Parade ~ July 4th (Normandy Lane)

September

Annual Meeting ~ September 21st (44th Street)

October

Fall Dumpster (Brush Only) ~ October 20th – NW Baltimore Ct.

Fall Dumpster (Brush Only) ~ October 27th – NW 44th Terrace



The Neighborhood Welcomes You

If you are new to the neighborhood...the Claymont North Homes Association would like to congratulate on your new home.



We hope you are enjoying the neighborhood and all it has to offer.

We look forward to getting to know you and your family!

Winter Retrospective

The Board continues to believe that the improved quality of our snow removal is a valuable benefit to the neighborhood. We have had two consecutive rough winters, which have taxed our resources. We made the decision to continue the service this year, in spite of spending over the budget to do so.

We have received numerous positive comments from residents that there was a noticeable quality difference in the treatment of our roads

versus some of our surrounding Associations.

However, the service does not come without a price. The dues were raised September 2004, effective with calendar 2005, to allow us to implement this new level of service. The 2005 to 2007 snow removal expenses averaged \$7,770 per year. While this was more than the budget of \$6,500 per year, there was a general annual contingency that we used to cover the balance.

Expenses this year totaled \$15,700. So we have a choice to make ... we either need to increase the dues for 2009, or we need to reduce the level of service.

The table below shows the summary of snow removal expenses as well as total expenses and year-end cash balances. The overall cash position will be around \$8,000 by the time we finish the year.

<u>Year</u>	<u>Snow Removal</u>	<u>All Other</u>	<u>Total Expenses</u>	<u>Cash Balances</u>
2004	\$7,855.47	\$5,573.50	\$13,428.97	\$8,024.43
2005	\$7,568.02	\$6,716.30	\$14,284.32	\$9,485.11
2006	\$3,578.54	\$5,209.93	\$8,788.47	\$16,593.86
2007	\$12,003.19	\$6,842.67	\$18,845.86	\$13,775.01
2008 to 5/30	\$15,709.25	\$3,271.00	\$18,980.25	\$10,400.71

The Board feels the enhanced service levels should be maintained and is considering a dues increase in the range of \$15 to \$25 per year to do so. The intent is to hopefully have the increase cover us for another four to five years, like the last one. We will be discussing and voting on a specific proposal at the annual meeting.

FYI ... Approaching Annual Meeting

The Board has decided to hold the upcoming 2008 Annual Meeting on Sunday, September 21, 2008 from 12:30 PM to 2:30 PM. Please make note of this on your calendars and plan to attend this fun event.

The Annual Meeting will be held in the 44th Street cul-de-sac, or at approximately 106-110 NW 44th Street.

Due to budget constraints this year we most likely will not have a band. There will be food provided again this year for this neighborhood event.

All details have not been fully planned out, but we wanted to let you know the date and time had been set, while the rest of the planning is underway for this event.