

WORNALL HOMESTEAD HOMES ASSOCIATION

BOARD OF DIRECTORS MEETING

Saturday, December 10, 2016, 8:30 AM

Board Member Attendees:

(X)Eileen Grebowiec/2019	(X)Eric Youngberg/2019	(X)Ellen Zetmeir/2018
()Kurt Hueschen/2019	(X)Rex Lorson/2017	()Sandy Eeds/2017
(X)Tom Porto/2018	(X)Tim Sady/2017	(X)Tom Usher/2018

Board + Attendees:

(X)John Eyler	()Lisa Duncan	()Larry Stice
()Andrea Estevez	()Patrick McAndrews	

1. Welcome Eileen Grebowiec to WHHA Board and her first Meeting!
2. Secretary Report:
 - a) Need new Secretary. Eileen may consider after getting more familiar with the Board process.
 - b) Meeting Minutes – Comments or questions from previous Board Meeting.
3. Treasurer Report: – John Eyler:
 - a) All receipts from Annual Meeting have been reimbursed.
 - b) Wornall House donation approved but has not cleared Country Club Bank.
4. Committees Reports:
 - a) Snow Removal and Salt:
 - i. After discussion, Board has determined to stay with the Smith Brothers, a local company.
 1. Ellen to remind them about 1/2 blocks east of Brookside Boulevard that are in the WHHA.
 - ii. Smith Brothers provided an estimate of \$1,500 – \$2,000 for pre-treatment salting. Need to understand area of greatest needs. There was a suggestion to have the Smith Brothers evaluate pretreatment areas after first snow removal, in addition to our known areas of icing.
 - iii. Smith Brothers also provide sweet gum ball pickup. Ellen to check on equipment and costs. Eric will provide Ellen with an inventory of streets that have sweet gum trees..
 - b) Planning:
 - i. BKS/Wornall Tree project – most trees have been planted. Trimming will occur in the spring.
 - ii. Overlay District:
 1. Suggestion was made to ask neighbors to register on WHHA website and Next Door when we are soliciting signatures.
 2. Need to update the Overlay District Sign In Sheets with new Owners.
 3. Board will review schedule for completion of signatures at next meeting.
 - iii. There was a discussion of Countryside and Waldo teaming up with a goal to solve pedestrian/vehicular/parking conflicts along the Trolley Trail. We may want to consider joining that effort as it might be a possible PIAC request.
 - iv. Bryant School Update:
 1. Board is considering endorsing Countryside's PIAC for improvements on Westover.
 2. Tom Porto, Tim and Elizabeth Sady will communicate with Countryside on ideas.
 3. Eileen suggested a trash bin for neighbors to pick up trash on the site.
 - c) Communication:
 - i. Need to add Board and Planning Meeting dates to the HA-KC/WHHA website. Tim to update.
 - ii. Tom and Sandy attended a Meeting with Countryside. One outcome or suggestion was to use HA-KC for harvesting emails through their annual letter that goes out prior to dues.
 - iii. Tom suggested including a newsletter or update in that HA-KC mailer for annual dues as there are not costs associated with it.
 - iv. Short discussion of hiring Ladene (sp) Morton to write a book for Wornall Homestead.
 - d) Social/Events:
 - i. Clean Sweeps:
 1. The Board will attempt to schedule for May 6 but won't know for certain until 2017 budget is passed by KCMO in mid-January to February.

2. October 28 is the tentative date for the Fall Clean Sweep.
- ii. There was a suggestion of joint annual picnic with Countryside Homes Association.
- iii. Annual Meeting review:
 1. Unanimous agreement on location with food and drinks for the event.
 2. It might be a good idea to have one 'focus item' as a main draw. This year was the Overlay District. Maybe a presentation by Ladene Morton or Bill Worley to build interest in the neighborhood.
 3. Also need a 'time framed' agenda to keep on track with each item.
 4. Need sign in person for email collection, need to harvest emails.
 5. Logistically need more chairs and food!
5. Old Business:
 - a) Framework Calendar – capture annual events and key dates for each year.
6. New Business:
 - a) Security:
 - i. The subject of security has come up, although it doesn't appear to be a widespread issue. Two residents on Wyandotte have gotten proposals for Security, and were reviewed by the Board. Board will continue discussion, but were not supportive of costs right now (estimate from KCPD off-duty patrolmen was \$31,200 for 20 hours per week at \$30/hour). It might not be effective due to the amount of hours, and is a high cost to be weighed again the benefits.
 - ii. Maybe work more with Block Captains to raise awareness as a preventative measure.
 - iii. Communicate to members about locks and light timers, etc. Education might be a better option.
 - iv. What about KC Crime Watch Meetings and signs?
 - v. Issue was tabled until the January Board Meeting.
 - b) The Board reviewed the (2) donation requests from the Sea Horse Fountain group to make repairs. After some discussion, the Board voted unanimously to (1) donate a one-time \$250 specifically for that fountain, but determined not to provide (2) further funding sources.
 - c) The Board received a request from a non-profit to place an ad on WHHA website. The Board denied the request, but will suggest to have them put it on Next Door.
 - d) Street Improvements:
 - i. Several WHHA members who are engineers inquired whether WHHA was interested in 'road dieting' similar to some of the improvements that Countryside has made. After some discussion, the Board decided that an initial meeting with those members would be beneficial, and also a good opportunity to communicate our areas of concern (Wornall/Huntington and 62nd Terrace from Brookside to Main). Perhaps propose for them produce a Report that could be used as a framework moving forward. Tom and Tim will lead this effort.
 - e) Ellen mentioned a program about re-routing gutters out of the sewer lines. She will follow up at the next Board Meeting.
 - f) Historic KC Foundation Expo – Eric suggested this might be a forum to set up a workshop on PIAC Grants, etc. It would be good to connect with HA's that are not under JC Nichols or HA-KC.
 - g) Ralph Miller attended to discuss concerns he had about the garage being constructed at 5929 Central. Board to follow up with Planning/Zoning and homeowner to insure that it is approved and meets all of the requirements.
 - i. This led to a brief discussion about the help that KCMO actually provides in these cases, and how that will impact the Overlay District. There was a suggestion to meet Jeff Williams from the City with Overlay District at hand.
 - h) Ralph Miller's idea of a Member Survey/Questionnaire was tabled due to lack of time.
7. New Residents:
 - a) Ella Danger Rose – 6133 Brookside Boulevard – December 7.
 - b) Christian and Sara Christensen – 205 West 62nd Terrace – December 7.
 - c) There was a short discussion of welcome basket or birdhouse, and a more personal knock on the door for new homeowners. Eric Youngberg is spearheading this effort.