

WHHA Board of Directors Meeting
Saturday, March 14, 2015, 8:00am
Bella Napoli, Brookside

In attendance: Tom Usher, Marty McDonnell, John Rich, Sandy Eeds, Tim Sady. Tom Porto

Absent: Lisa Duncan, Lynn Peterson.

Guest: None

The meeting was called to order at 8:11. The group dove right into a lengthy discussion on planning committee topics. Tom Usher recently received a call from Chip Schmelzer who lives west of Wornall. Mr. Schmelzer is concerned about the new modern house at 5717 Wornall. The concern seems to be with the building setback (and any other deed restrictions). Tom's response to Mr. Schmelzer was that the new house must meet city mandated setbacks or obtain a zoning variance – that WHHA has no knowledge of specific deed restriction on the various properties within our homes association boundaries. Mr. Schmelzer's opinion is that it IS the duty of our HOA to enforce more stringent restrictions. To this end, the planning committee (Sandy Eeds) is reaching out to HA-KC to find out what the board's role is in matters like this and how other HOA's have managed construction projects.

Preliminary research suggests we might have deed restrictions that are more stringent than those established by city ordinance. Sandy is still gathering information. The planning committee is in an information gathering mode right now. There were no motions made. Sandy Eeds is meeting with HA-KC and city staff. Below are specific items discussed:

1. Likely first steps will be to gather basic setback information for the various blocks that make up WHHA – and get our HOA inserted into KCMO's permitting process IF we find our deed restrictions are more restrictive than KCMO Ordinances.
2. Sandy met with Clarence Foxworthy – and shared HA-KC Deed Restrictions information. Board members are encouraged to look them over for future discussion.
3. Sandy has also obtained planning information from Countryside East neighborhood. Board members are encouraged to look them over for future discussion.
4. The planning committee has learned of a new Conservation Overlay District ordinance – and keeping tabs on the Manheim neighborhood's efforts who are implementing it.
5. A new Parks and Boulevards preservation ordinance is under development.

Minutes: Minutes were approved.

Financial: The board did not undertake a detailed review of the financials this month. \$1700 has been spent on snow removal this winter. A motion was made and passed to look into possibly moving WHHA funds to a local Brookside bank. A motion was made

and passed to develop a document (or language) that explains what our dues include and where they go. This information would be shared via facebook, in the directory, postcard, annual billing statements, etc. Final language to be reviewed and approved by the board at a future meeting. This last item is in response to several inquiries from WHHA members.

Communication: Tim Sady reported that the password for www.wornallhomestead.org is unknown – and asked if anyone knew what it might be.

Social/Events: A motion passed to have the spring clean sweep on April 25 with 3 dumpsters. *NOTE: Following the meeting and prior to these meeting notes, we discovered there are no dumpsters available for the month of April. We are still trying to determine if this is a new policy or simply a temporary “problem.”*

New Residents, as of July and August:

- Sarah Walsh – 6129 Brookside
- Joe & Christine Devine – 5715 Central
- Nathaniel Dossantos – 7 East 57th Street

Old Business: The following items were NOT discussed but will be carried forward to the next meeting.

- Welcome letter/baskets
- Block Captain vacancies
- Trolley Trial crosswalk by the Roasterie
- WHHA rep at Brookside Merchants Association meetings

New Business:

- Resident inquiries regarding where our dues go (this item covered above in “Financial” notes.
- Tom Porto would like to start next month’s meeting at 8:30.

Meeting adjourned at 9:20 am.

Respectfully submitted- Tom Usher, President