

Leawood South Homes Association 2010 Updates & Vision from the Annual Meeting

The meeting began on a cold evening, December 10, at LCC with a representative resident turnout. President Carol Blankowski greeted the group and gave an overview of the accomplishments of each of the committees over the past year after the reading of last year's minutes by Secretary Rick Gumpertz.

1. We had a great response from residents for the 4 annual neighborhood community events thanks to Larry Headley, who will continue to organize these events in 2010.
2. Aspen Lawn care will be servicing the common grounds and medians as well as providing help with plantings. Tree maintenance will continue. Thanks to the bid research and shrewd review by Alan Todd, we have the best prices and quality work done going into the new year. The 8 entrances to the neighborhood (123rd entrances and Mission Road entrances) have been redesigned and updated this past fall. Karen Dishon had replanted all of the urns and done major common ground maintenance last spring we are thankful that Karen will continue to monitor this beautification process.
3. The mailboxes are in process of being restored by sandblasting, tuck pointing and adding a cap on each mailbox to prevent them from deterioration over a 3 year process. Jerry Strack has also maintained the lighting on the flag and on the trees at the state line entrance. He will step down as soon as there is are placement.
4. Dues for 2010 are due Feb. 28. Christy Williams will continue to manage this process for us next year.
5. Dave Kraft has communicated with many residents regarding building and paint approval. He has also filed the liens that we had to file in December. Dave will step down as soon as there is a replacement.
6. The Newsletter and Communication/ Directory listing efforts were lead by Kitty Wilson, who will continue with those efforts this year. We will hope to post the Newsletter to the website this year. Kitty is always looking for neighborhood interest articles so please call or email her if you have a comment.
7. The annual financial summary, prepared by Sally Headley was presented to the group for review.
8. Gary Bussing gave a presentation on the positive state of the City of Leawood that generated numerous questions. James Azeltine also presented his views and answered questions about the area.
9. Officer Mark Chudick from the Leawood Police Department gave some brief remarks on security in the area and their superior availability. Call them if you see anything suspicious.
10. The representative from Town and Country spoke about the state of trash pickup and recycling in the area. He encouraged residents to call them to get an additional or larger recycling bin if desired. They will deliver them to you en route. T&C is still not accepting glass but encourage use age the ripple glass bins. To find the nearest collection site go to rippleglasskc.com.

Thank you to all of you who braved the cold weather that night.
We appreciate you interest and look forward to a great New Year living as neighbors in Leawood South.

2009 Board of Directors

Carole Blankowski President 338-5779	Sally Headley Treasurer 491-3914	Larry Headley Activities Coordinator 491-3914
Kitty Wilson Vice President and Communications 549-3873	Christy Williams Dues and Title Company Contact 345-0340	Dave Kraft Deeds Restrictions 706-8724
Rick Gumpertz Secretary 663-3899	Karen Dishon Common Grounds 491-0960 and Alan Todd 338-2258	Scott Bauer Ex-Officio 663-2005

HOW DO I CONTACT THE BOARD?

Call any member, we are your neighbors.

Write to us at 12120 State Line Road, #133
Leawood, Kansas 66209

Email board@leawoodsouth.org

Come to a meeting on the 1st Monday of every month, 7pm. *Call any board member so we know that you are coming*

CHECK IT OUT!!!

Our website is:
www.leawoodsouth.org

Learn more about your home's property. At the following address you can view your home's appraised value, assessed value, mill levy and real estate taxes.

<http://land.jocoks.com>

Feature Articles:

- Annual Meeting Updates for 2010
- Annual Financials
- 2010 Calendar of LSHA Events
- Neighborhood Groups
- Resident Remarks
- Homes Dues Associations
- Book Your Event
- LSHA Yard of the Month
- Reminders

FRIENDLY NEIGHBORHOOD REMINDERS...

- Please respect the 25 mile an hour speed limit throughout the housing development.
- Trash & yard waste should not be put out before 6PM on Sunday evening for Monday trash pickup.
- Be sure that you SCOOP THE POOP on common grounds and in neighborhood yards.
- If you're having problems with your neighbor's proerty maintenance, call Wade Thompson at 339-6700 regarding code violations and property maintenance violations.
- Words of Wisdom from Officer Mark Chudik of the Leawood Police Department:
"The weather is continuing to frustrate those of us who are ready for Spring! Here are some tips...
 - seatbelts for all trips long and short
 - avoid following too close
 - four wheel drive is not for wheel stopping
 - slow down during poor conditions
 - avoid parking in the streets when plowing is needed"

2010 Calendar of LSHA Events

Annual Garage Sale
May 20, 21, 22nd

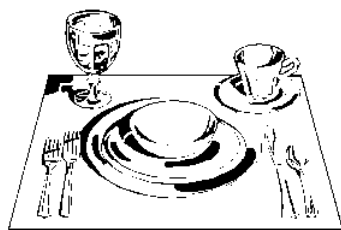
Summer Picnic
August 14th
Saturday
LSCC

Halloween Party
October 24th
Sunday
LSCC

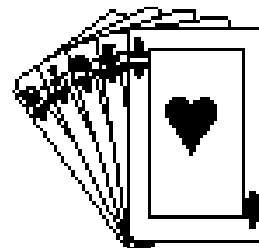
Annual Board Meeting
December 9th
Thursday
LSCC

2009 Annual Financials

	Dec-09	ASSETS	
Annual Dues	151,130	Checking Account	10,387
Townhome assessments	4,559	Money Market Savings	85,540
Title Fees	-	Total Cash	95,927
Interest Income	318	Signage	16,772
Total Income	156,007	Accumulated Depreciation	(8,700)
Trash Removal	69,803	Net Signage	8,072
Ed's Lawn Maintenance retainer	29,183	Total Assets	103,999
Tree Maintenance	8,494	LIABILITIES	
Capital Improvements	10,543	Total Liabilities	-
Other Landscape	2,437	NET WORTH	
Utilities & Water	3,321	Net Worth	103,999
Mailbox Repair	10,320	Total Liabilities and Net Worth	103,999
Newsletters	3,887		
Activities Exp	2,320		
Insurance Exp	4,153		
Depreciation	1,200		
Office Exp	1,686		
Total Expenses	147,347		
Operating Income(Loss)	8,660		



Neighborhood Groups



This is a list of friendly neighbors who are open to calls from new neighbors who would like to join in some fun. Please feel free to contact them regarding times and meeting places. If you would like to start a new group contact the Activities Coordinator, Larry Headley.

Bridge Club Coordinator:	Jeness Moore	913-498-1844
Bunko Group Coordinator:	Donna Wilson	913-491-4733
Walking Group Coordinator:	Jawn Collins	913-345-1522

Leawood South Homes Association Dues News

2010 Homes Association Dues are due February 28th. Please call Christy Williams if you have any questions.

This is a reminder that we still have a few residents, since last month, that have not paid their 2009 Homes Association dues. Please take care of this matter so we are not forced to file a lien on the property. Thanks in advance for your cooperation. Christy Williams will be happy to answer any questions you may have regarding dues.

Not paid 2009 (11 Properties)

12607 Ensley	12310 Pawnee Lane
12617 Cherokee Lane	12706 Pawnee Lane
12707 Cherokee Lane	12708 Pawnee Lane
12304 Mahawk Lane	12841 Pembroke Circle
12709 Overbrook Road	12700 Sagamore Road
12317 Wenonga Lane	

Not paid 2008 or 2009 (5 properties)

12614 Overbrook Road	12833 Sagamore Road
12701 Overbrook Road	12848 Sagamore Road
12833 Pembroke Circle	

Not Paid for 2007/2008/2009

12842 Pembroke Circle

Leawood South Resident's Remarks

Leawood South is the jewel of south Kansas City. Great neighbors, shopping close, golf and great looking homes! (Resident KEW)

What do you like about this area? Please email your remarks and Name or initials to Kitty Wilson at kew492002@yahoo.com and we will publish them in the next issue. First come, first served.

LSHA YARD OF THE MONTH

Karen Dishon and Alan Todd will be honoring a resident with this distinction starting in April thru September.

If you have a recommendation for a yard that you would like to recommend for this award please call or email Karen.

This is a positive way to thank residents for maintaining great curb appeal in this neighborhood.



Book your next Business Meeting, Special event, & Holiday Party at The Club.

Contact Eudora Savage at 913/491.3888

OR

email eudora@leawoodsocc.com

