



ARMOUR HILLS HOMES ASSOCIATION **MEETING**

Minutes

March 19, 2013

7:00-9:00pm

Country Club Congregational Church
205 W 65th Street, Kansas City, MO

Call to order

Agenda

Introduction of Guests

Changes or Additions to the Agenda

Scheduled Presentations and Guest Speakers

Consent Agenda, Old Business and New Business

Adjournment



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Call to Order

A regular meeting of the Board of Directors of the Armour Hills Homes Association ("AHHA") was held at the Country Club Congregational at 7:00 p.m. on March 19, 2013. The following attended the meeting: Tiffany Moore, Gunnar Hand, David Pucci, Mary Hutchison and Mistie Calvin-Caestecker. The attendance of Gino Serra and Mike Loman were excused. The following persons also attended all or a portion of the meeting as guests: Melissa Saubers and the persons listed on the attached meeting attendance sheet. Tiffany called the meeting to order and presided, and Mistie recorded the minutes. All documents referenced herein were distributed to the directors in advance of the meeting, unless otherwise stated.

Agenda

Introduction of Guests

The Board welcomed the guests and asked them to introduce themselves.

Changes or Additions to the Agenda

Tiffany solicited any changes or additions to the agenda. None were proposed.

Scheduled Presentations and Guest Speakers

Brian Welde, neighborhood mapping entrepreneur, presented the mapping platform he is developing for neighborhoods. He offered a map for AHHA's use for free in return for feedback. Gunnar offered to be the point person.

Mary reported briefly on code enforcement issues, including a boat parked on a property, a discarded Christmas tree still on a property and a permit issue.

Diane Herberger, owner of Stony Crest Urban Farm, presented on behalf of Waldo & Brookside Farmers' Markets. She shared the 2013 schedule, provided information, and answered questions about the markets.

Consent Agenda, Old Business and New Business

The various consent agenda items, as well as old and new business items, were presented and discussed by the directors.

- Tiffany explained the KCATA's new memorial policy, which is in final draft/review form. The policy would provide set locations and items that could be used for memorials. It is an attempt to stop ad-hoc placement of non-uniform memorials on KCATA property which then must be maintained. Homes associations would



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- have input on memorials within their boundaries. The most likely items will be benches like the ones in the Arbor Villa park, although additional trash cans, recycling centers and engraved pavers are a possibility. If a family wanted to contribute toward a memorial, they would have to pay the cost plus the maintenance for 10 years.
- Upon motion duly made and seconded, the consent agenda items were unanimously approved.
 - Treasurer's Report. There was a question at the prior meeting on whether the 2013 Budget has been approved and through what process (e.g., whether it was presented and formally approved by the residents at the annual meeting or just presented.) Due to the absence of David, the Board had tabled the topic and the approval of the financials until the next meeting. David clarified that the annual budgets are not approved at the annual meeting but at the following January Board meeting. Tiffany also discussed potential modifications/adjustments of the approaches with respect to certain line items such as ATA maintenance, leaf removal and fountain maintenance. Upon motion duly made and seconded, the revised 2013 Budget was approved.
 - Stickers with new AH logo. Tiffany reported that because certain pricing had not yet been obtained, a decision on the stickers and business cards with the new AH logo was tabled.
 - Update on the repurposing of the old Bingham School. Gunnar reported that the School District is waiting to hear back from Walmart on certain topics. The person in charge of repurposing would have a recommendation soon. The School Board continues to get comments and letters.
 - Gunnar reported that there was no new information regarding the former Brandsmart property being redeveloped by Abdiana. There have been neighborhood concerns regarding recent copper thefts and other nuisances as well as the City's permitting process for such projects.
 - Tiffany tabled the discussion on the update of the potential neighborhood partnership with SW High School to improve and share its running track, as Gino was absent.
 - Delinquent dues. This item—review of how AHHA addresses delinquent dues and potential changes—was also tabled due to the absence of Gino. He is looking into the legal nature of the dues and the obstacles to updating the AHHA Bylaws.
 - Tiffany introduced Joan Awald who discussed with the Board the July 4th parade planning, including the budget (distributed at the meeting; up to \$500,) billing of



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- AHHA for expenses, parade start time, food and drink selections, banners, volunteers and contest judging and prizes. Upon motion duly made and seconded, the parade budget was unanimously approved.
- Tiffany introduced Terre Nichols who expressed an interest in participating in AHHA events and initiatives. Gunnar discussed a potential role as an events coordinator and the directors agreed. Upon motion duly made and seconded, Terre was appointed as the AHHA events coordinator. Gunnar volunteered to be Terre's liaison with the Board.
 - Tiffany introduced Tracy Lewandowski and Cathy McKinney, who have taken on communications and Trolley Trail roles for AHHA. Kathy has volunteered to be the communications chair.
 - Garage sale and signs. Tiffany reported that there are old signs, probably 30, that could be sold but they have the old designs. The procedures and selling of the signs would follow past practice. Saturday, May 18 is the day for the sale.
 - Gunnar summarized the progress of the arborist and the City with respect to the pruning of trees in AH. Tiffany invited those residents with special needs with respect to trees to contact her.
 - Next Door Platform. Tiffany reported that it is a private site for homes associations being promoted in the area.
 - Schedule for strategic planning meeting. Tiffany reported that the meeting is set for Saturday, April 27.
 - Invoice processing. Melissa was excused from the meeting for the discussion. Tiffany summarized the process for payment of service providers and delays that have been occurring and invited recommendations for improving that process. David will discuss options with Clarence "Fox" Foxworthy, Executive Director, Homes Associations of Kansas City.



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There being no other business, upon duly made and seconded, the Board unanimously resolved to adjourn the meeting at approximately 9:00pm.

A handwritten signature in black ink, appearing to read "Gino Serra", is written over a horizontal line.

Gino Serra
Secretary