



Stratford Gardens Homes Association *Summer Newsletter 2007*

Greetings to our Stratford Gardens Neighbors! We hope you all are having a wonderful summer.

Board News

The new Board met on June 13th, with the following people voted into executive positions: Paul Mohr - President, Colleen Kennedy – Vice President, Beth Chu – Secretary, and Maggie Shine – Treasurer. The other directors were: Joy Blake-Krug, Diane Bradshaw, Randy Bredar, Gwen Caranchini and Jennifer King. (Mary Martin is serving in a non-voting position as Past President).

Since that time, both Beth Chu and Gwen Caranchini resigned, and one position has been filled by Anne Brincks. One vacancy remains and will be filled at the next board meeting. Any member in good standing can submit their biography, and reason for wanting to serve, to the Stratford Gardens Board for consideration. Please send a brief biography to StratfordGarden@aol.com. The date of the next board meeting has not been set, but will likely take place within the next month. (For filling board vacancies during the term, please refer to Section 26 of the By-Laws. These can be accessed on our website at www.haccd.org.)

If you have any questions as to the Board, its operations or meetings, we ask that you directly contact any the officers or directors by phone, or by email to StratfordGarden@aol.com. Please be aware that we always seek the advice of legal counsel when circumstances require us to do so or when prudence dictates.

Email Correspondence

As most of you now know, we have a new email address for all correspondence to and from the association: StratfordGarden@aol.com. Email from the association to its membership is “blinded” to protect the privacy of the members. Therefore, your email address is not seen by anyone else, even if the message is forwarded, and the email list will never be distributed to a third party. It is strictly for association-related information, such as this newsletter and security alerts. Emails coming from this address are the only ones approved by the Board for distribution to the membership.

Anyone who has not provided us with an email address, please know that we can keep printing and distribution costs down, and you better informed, by your giving us your email.

Website

Stratford Gardens has a listing on the HACCD (Homes Association of the Country Club District) website. Simply go to www.haccd.org, click on “Missouri Associations,” then “Stratford Gardens”.

At this site, you will be able to access the board roster – names, addresses and phone numbers of all board members; newsletters – past and present; meeting minutes – both board and annual meetings; the association’s bylaws; and a calendar of events – including social events and upcoming board meeting dates when those dates become known. At this time, we are not able to post the financial statements (income statement, balance sheet), but you can request these from the Treasurer, Maggie Shine, at maggie@maggieshine.com.

Crime Alerts/ Security Update

As part of our member service, all members who receive emails from StratfordGarden@aol.com will be informed of any confirmed criminal activity in our area. Sometimes we receive emails from other neighborhood associations or sources, and those will first be evaluated as to their accuracy, such as by our contacting the community crime liaison at the KCPD Metro Police station. We want to make sure what you receive is accurate; therefore, a reasonable delay may occur while awaiting confirmation. But, please know that your safety and security is our highest priority at all times.

Our security patrol consists of off-duty Kansas City Police officers and has been busy keeping our area safe. If you have a serious security issue to inform us about, please contact the President, Paul Mohr, at paul.f.mohr@hud.gov.

The Board was recently informed of a situation that resulted in a call to our security patrol in May. Suspicious activity at the rental home on the corner of 63rd and Ward Parkway was reported to then-President Mary Martin by concerned Stratford Garden’s neighbors/members. Mary spoke with the lead of our security patrol and was instructed to inform the association members to please directly contact the police (816-234-5520 for the Metro patrol) if suspicious activity is observed.

Directories

Directories are planned to be updated this fall. You will be contacted at that time to update and/or confirm your listing information.

Islands and Common Areas

Mary Martin and Jennifer King are in charge of the islands and common areas. They have worked with Heinen Landscaping on maintaining the islands, and this past year a sprinkler system was installed at the island off of Ward Parkway between Huntington Road and W. 60th Terrace.

On June 28th, Mary and Jennifer made a presentation to PIAC (Public Improvement Advisory Committee), with the hopes of securing funds to start improvements on the island off of State Line between 62nd Street and 63rd Street. PIAC funding is not allocated until early 2008, but promotion efforts by the Board will occur between now and then. A drawing of the island improvement concept was presented to PIAC and was also to the general membership at the annual meeting on May 9, 2007.

In response to the letter issued with the June billing, over \$2,000 has been received in island pledges alone! These are voluntary contributions, over and above the standard association dues. *Thank you to all who contributed!* The pledge money will be used towards installing a sprinkler system on the 61st Street island, and we are close towards reaching that goal. If you'd like to know more about the island maintenance expenses, the PIAC application, the plans for the 62/63rd island or anything else related to islands and common areas, please contact Mary at maryfmartin@yahoo.com or Jennifer at rking97@yahoo.com. They'd be more than happy to share their plans and ideas with you, and hear any suggestions you may have.

Membership Dues

Most members (over 85% at last count) have already paid their membership dues! If you have forgotten to send your bill, this is a friendly reminder.

Although billings have been discussed at length at previous annual meetings, we will explain the difference again the two separate line items on your bill.

Back in 1926, the Articles of Declaration for the homes association defined an assessment on all properties based on lot size. This mandatory assessment, at the time, was sufficient to "run" the association – and is currently about \$20 per home. The Declaration effectively cannot be changed nor adjusted for inflation. Therefore, the 1926 mandatory dues are not sufficient for current expenses. In order to offer you additional services such as directories, snow plowing, island maintenance, security patrol, holiday parties, etc – a line item denoted as "Other Services" is added to your bill. Since this is not a part of the original Declaration, is it not mandatory.

Having said that, in order to offer you the services you voted on at the annual meetings in the past, we must assess all members more than the mandatory dues amount. If you have any other questions in regard to this issue or other financial questions, please contact

Maggie for a copy of the financial statements (Maggie@maggieshine.com). She will be happy to explain the 2007/2008 budget and expenses.

New Members

Please welcome the following members to Stratford Gardens who arrived since the 2005 printing of the directory. Again, everyone's information will be included and their information updated in this year's directory. If you know of a new member, not listed, please contact Colleen Kennedy at KennedyKCMO@aol.com .

Jonathan and Ann Hoffman	1205 Huntington
Mitch and Katie Williams	1223 Huntington
Kevin and Carol Mason	1230 Huntington
Dan and Leslie Hogan	1237 Huntington
Sean Rogue	1240 Huntington
Jason Cole, David Ruisch	1246 Huntington
Todd and Emily Voth	1254 Huntington
Timothy and Shannon Thrun	1258 Huntington
Raphael and Bridgett Suarez	1262 Huntington
Phyllis Wilson	6025 State Line
Michele Busby, Tracey George	6155 State Line
Charles and Kelli Renner	1220 Stratford Road
Micheal and Keara McKinley	1233 Stratford Road
Dan Ang	6020 Ward Parkway
David Lubeck, Brenda Knox	6030 Ward Parkway
Paul Borchardt, Susan Linden	6130 Ward Parkway
John and Tracy Weisenfels	1251 W. 59 th Street
Michael and Natalie O'Shaughnessy	1202 W. 60 th Terrace
Brenda and Mary Buckley	1201 W. 61 st Street
Mickey Lee Bolyard	1207 W. 61 st Street
Eric and Amy Baker	1208 W. 61 st Street
Woody and Holly Underwood	1218 W. 61 st Street
Michael and Dena Gardner	1231 W. 62 nd Street
Tamara and Lance Sandage	1206 W. 63 rd Street
David and Ann DeSimone	1236 W. 63 rd Street
Thomas Suther	1215 W. 63 rd Terrace
Vincent and Kathleen Johnson	1232 W. 63 rd Terrace

We hope the rest of your summer is most enjoyable!

Respectfully,

Your Stratford Gardens Home's Association Board