



Blue Hills Estates Homes Association Board Meeting Minutes Tuesday, Sept. 13, 2011 – 7:00 PM

Board Attendees Karen Wood-Nelson - President, Alan Gallas - Treasurer, Marla Barnett - Secretary, Steve Rinne - Member-at-Large
Absent: Reza Zonnooz - Vice President

Approval of Board Meeting Minutes

The minutes of the Board meeting held on Tuesday, July 19, 2011 were approved as written.

Neighborhood Directory

The 2011 Blue Hills Estates Homes Association Neighborhood Directory has been published and distributed to homeowners.

- Blue Hills Estates by-laws and restrictive covenants were included in the directory as well as some suggestions for 'being a good neighbor'.
- Most of the costs to publish and distribute this directory were offset by advertising from local merchants.

Neighborhood Website

Homeowners have proposed a neighborhood website where residents could obtain updates on local happenings.

- Steve Rinne has set up a group account for 'Blue Hills Estates' on 'Facebook' and he has agreed to maintain this site.
- If you are a 'Facebook' member, search under 'Groups' for 'Blue Hills Estates'.
- We are in the early stages of developing a Blue Hills Estates Homes Association website. When completed, it will have a link to the www.ha-kc.org website.
- Information such as board members, by-laws, meeting minutes and restrictions can be found at www.ha-kc.org ('Missouri Associations', then 'Blue Hills Estates').

Neighborhood Improvement – Yard of the Month Winners

The Board has initiated a 'Yard of the Month' program, with the monthly winners chosen by the Board.

- Each winner received a \$20 gift certificate from Suburban Lawn & Garden. The 'yard of the month' winners for 2011 were:

June	12643 Oakmont Drive	Bill & Elizabeth Kryger
July	306 Duke Gibson Drive	David & Rosemary Lanter
August	607 St. Andrews Drive	Monet & Sharon Drake

Signal Light at Carnoustie & State Line

Many residents wonder why there is 'no right turn on red' allowed on the Missouri side of this intersection (it is allowed from the Kansas side) and would like to see it changed.

- Working with the city on this issue continues to be a slow and frustrating process.

'Slow' Signs on St. Andrews Drive and 'Yield' Signs around the Neighborhood

Many residents have complained that drivers speed on St. Andrews Drive. It has been suggested that 'slow' signs be posted. Karen Wood-Nelson will determine locations for the signs.

- Locations for 'Slow Children Playing' signs were determined and sent to the City for installation.
- Locations for 'Yield' signs were also determined and sent to the City for installation.
- To date, the City has installed three (3) 'Yield' signs.

Monuments

The neighborhood entrance monuments located on Blue Ridge and on Burning Tree need tuck pointing, washing and sealing. The work should keep the monuments in good shape for ten or more years.

- The bid from AKA Masonry (contractor who installed the Burning Tree monuments) was for \$1,820.
- After reviewing additional bids/pricing, the Board voted to award the bid to AKA Masonry.
- The tuck pointing, washing and sealing of the monuments should be completed by Sept. 30, 2011.

Treasurer's Report

The Blue Hills Estates budget for 2011-2012 was reviewed and approved.

Voluntary Contributions Fund

Since our annual dues are limited to \$75 a year and expenses continue to rise, a request for an additional 'voluntary' contribution was included in the Homes Association Dues Invoice that was sent to homeowners in June 2011.

- We want to thank the 41 homeowners that participated. We raised \$1,370. A 'Thank You' letter listing the donors will be sent to homeowners along with these minutes.

Neighborhood Nuisances

Several complaints have been received from homeowners on St. Andrews Drive about cars being parked on both sides of the streets at all hours of the day and night making it difficult to drive between the parked cars. If this sounds like you or your friends, please be respectful of your neighbors and the drivers that pass through this area and move the cars off of the street. Continued street parking may result in the receipt of a traffic citation from the City.

Public Improvement Advisory Committee (PIAC)

PIAC has limited funds available for city improvements. Home Associations can petition for funds to be used for neighborhood improvements.

- Steve Rinne submitted applications for curbs repairs.

New Board Members & Board Member Rotation

There was discussion about the importance of maintaining continuity of board information.

- Two Board members' terms are expiring at the end of this year. Please consider volunteering. (A Board member can serve (2) two successive (2) two year terms (total of 4 years)).

2011 Annual Meeting Schedule

The Annual meeting schedule is as follows:

1. *ANNUAL*: October 02, 2:00 PM (Sunday) Blue Hills Country Club

- The Board voted to recommend at the Special Meeting that will be held immediately after the Annual Meeting that the dues assessment remain at \$75 for the 2012-2013 fiscal year.

2010 – 2011 Accomplishments

The Board briefly reviewed the 2010-2011 accomplishments.

- Neighborhood Directory
- Neighborhood Website/Facebook
- Initiated 'Yard of the Month' Program
- Updated Blue Hills Estates on the ha-kc.org website
- 'Yield' Signs
- Entrance Monuments
- Voluntary Fund Donations
- Collected All Delinquent Homes Association Dues

Adjourn

- With no additional business, the Board meeting was adjourned by Karen Wood-Nelson at 9:00 PM.

Minutes of all annual meetings and board meetings may be found on the Homes Association of Kansas City website – www.ha-kc.org under 'Missouri Associations', then 'Blue Hills Estates'.

Minutes respectfully submitted by Karen Wood-Nelson.