

Westmont News – October 2024

Board member's names, positions, and contact information listed below:

- **President** – John Ziegelmeyer, 785-550-5127, jjziegjr@gmail.com
- **Vice President** – Larry Tittle, 816-916-8163, jltreno@gmail.com
- **Treasurer** – Blaine Halvorson, 913-219-8081, bhalvorson2369@att.net
- **Secretary** – Carol Searcy, 913-908-7009, carol@mlcfinance.com
- **Lawn & Grounds Director** – John Rudzinski, 904-651-9219, jhnrudzinski@gmail.com
- **Social Director** – Ray Hawk, 816-714-8444, sterno4520@aol.com
- **Board Member** – Sharon Kralicek, 913-424-4287, skkralicek44@gmail.com
- **Public Relations Chair (Newsletter)** – Carol Barlau, 913-219-8008, carol.barlau23@gmail.com

PRESIDENT'S REPORT – John Ziegelmeyer

Westmont Annual Meeting – Our annual meeting will be held on **Tuesday, Oct 15 at Parish Hall 1 at St. Thomas Episcopal Church, 12251 Antioch Road, Overland Park, KS.** Here is a summary of the agenda:

- **6:00 PM to 6:30 PM - Meet & Greet and Boxed Snack (Sandwich, Chips, Cookie)**
- **6:30 PM to 7:30 PM - Formal Business Meeting**
- **7:30 PM to 7:45 PM - Q&A and Adjournment**

We encourage all homeowners to attend. It's always a pleasure to catch-up with friends, meet new neighbors, and be an active participant in your Westmont neighborhood. Together we can shape the future of Westmont.

Annual Meeting RSVP – If you plan to attend the annual meeting and would like a boxed snack, please **RSVP by Friday, Oct 11 via email to carol.barlau23@gmail.com** with number attending and any dietary restrictions.

Westmont Board Voting – Please make sure you vote for your candidate for the Westmont Board. We have one (1) Board opening for 3-year term (2025-2027). A ballot is enclosed with your October dues and newsletter mailing. Bring your completed ballot to the Westmont Annual Meeting on Tuesday, Oct 15. If you cannot attend, you can vote absentee by dropping your completed ballot in the ballot box located on the front porch of address **8320 W 119th Terrace by Monday, Oct 14.**

VICE-PRESIDENT'S REPORT – Larry Tittle

Dusk to Dawn Lightbulbs – I can't believe Fall is here and daylight savings time will soon go away for another year. This is a good time to install the dusk to dawn light bulbs if you haven't already. It gets dark earlier and many of us come home to a dark entryway. I still have some bulbs, so contact me if you would like some. Thank you for keeping Westmont a safe place to live.

ARC Forms – Several ARC forms were submitted this past month, thank you. There's still time to complete projects to maintain your home, so send in your ARC form and we'll get it processed quickly. Remember, outside improvements such as painting, roofing, driveways, new decks and fencing all need to have an ARC form. Here is the address link to the ARC form on our website which can be completed online and downloaded for printing and/or email submittal: http://ha-kc.org/images/associations/350/Westmont_ARC_2022.pdf

TREASURER'S REPORT – Blaine Halvorson

The August financial reports were reviewed with the Board and found to be in order.

This month we had six delinquencies. No action was taken on two homeowners who were one month delinquent. A letter was sent to the one homeowner who is two months in arrears, reminding the homeowner to bring their account current, which includes late fees and interest. Three homeowners are three or more month in arrears

and also received a letter asking them to contact the HA-KC, no later than Sept 20 to bring the account current and/or make payment arrangements. Failing to do so will result in additional action.

Consider taking advantage of HA-KC's automated check handling service to simplify the monthly dues process. Through this free program, your monthly payments are automatically deducted from your bank account, and eliminates the worry of your monthly dues reaching the HA-KC on time. I encourage you to contact Doug Luther at the Homes Association of Kansas City at **913-385-2440** or **dluther@ha-kc.org** to enroll today.

LAWN AND GROUNDS REPORT – John Rudzinski

Precision Lawn Activities for October – Precision will continue mowings on Thursdays, weather permitting.

Leaf Cleanup – Precision will perform the first leaf cleanup mid-November and the second mid-December.

FALL IS HERE! – Now is the best time to have your trees trimmed of dead branches. We are also being “blessed” with lots of acorns. It is important to keep them off of your sidewalk and driveway as they can cause stains and become a slipping hazard. It's also a good idea to rake them off your lawn as they are very acidic and can smother your grass. Do not sweep or rake acorns or leaves into the street as this is an Overland Park “No No” because it could block storm drains. Put your yard waste in paper yard waste bags. Waste Management will collect up to ten (10) bags of yard waste per household each week on trash day. **HAPPY FALL!**

Sprinkler Shutdown – Precision will again offer sprinkler shutdown this Fall at \$12 per zone. If you would like to use their services, send an email with your name and address to **mark@precisionlawnc.com**.

SOCIAL DIRECTOR'S REPORT – Ray Hawk

Westmont Happy Hour – A happy hour event is scheduled for Wednesday, Oct 2, from 4-6pm at Pinstripes, 13500 Nall Ave, Overland Park, KS. Stop by for refreshments and an opportunity to connect with your neighbors.

Westmont “Fall” Garage Sale – There were about ten homeowners who participated at various times in the Fall Garage Sale which occurred Thursday, Sept 12 through Saturday, Sept 14. The consensus was that the Spring Garage Sale generated more traffic and sales. City Thrift picked up any unwanted items on Monday, Sept 16.

National Good Neighbor Day – Thanks to everyone who participated in Good Neighbor Day on Saturday, Sept 28. What a wonderful opportunity to foster a sense of community and togetherness in our neighborhood.

Westmont Bridge Club – Meets the second Tuesday of the month from 1-4pm. The next meeting will be Oct 8. If you would like to play a “friendly” game of bridge, call Brenda Flagler for details at 913-498-1617.

THIS AND THAT – Carol Barlau

Annual Blessing of the Animals – On Sunday, Oct 6 at 4pm, bring your two or four-legged friends to the lawn of the St. Thomas Episcopal Church, 12251 Antioch Road, Overland Park, KS for a brief service of celebration and thanksgiving for the animals that give us so much joy. Each animal will be blessed by clergy and receive a special medal. Animals of all faith, denominations, breeds, and sizes are welcome.

Recycling Extravaganza – Rid your home of old items and bring them to Black & Veatch, 11401 Lamar, Overland Park, KS from 9am to 2pm on Saturday, Oct 12. There will be “disposal + recycling” and “reuse + donate” opportunities. Most items are free to recycle except where noted. Visit <https://www.opkansas.org/city-services/trash-recycling/recycling-extravaganza/> to see a full list of everything that is accepted.

Contain the Rain Program – This program offers a 50% reimbursement (up to \$150) for residents in Johnson County who plant native trees. A list of eligible trees is available on the **ContainTheRain.com** website. The website also contains information about native plants, rain barrels and rain gardens.

BOARD MEETING

The monthly meetings of the Board are held on the **third Monday of the month** beginning at 6:30pm at St Thomas Episcopal Church, 12251 Antioch Road in Parrish Hall 1. The next board meeting will be Oct 21.