

Westmont News – March 2025

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** – Rose Marie Frank, 913-515-7740, rmfrank10@gmail.com
- **Public Relations Chair (Newsletter)** – Carol Barlau, 913-219-8008, carol.barlau23@gmail.com

PRESIDENT'S REPORT – John Ziegelmeyer

USPS Mail Service – Many residents have mentioned poor mail delivery service in the neighborhood. Obviously, the HOA cannot have any influence on this, but if you feel your mail is not getting delivered in a timely manner, you can call 800-275-8777 and make a complaint. There are other options such as calling a local number 913-982-0751 and you can also sign up for “informed delivery” on the USPS.GOV website under “Quick Tools.” This will send you an email daily with the items you are scheduled to receive, allowing you to better track your mail. It's not perfect, but does give you some insight.

USPS Mail Boxes – Just a reminder, you will be in violation of an OP Municipal Code if you park within 5 feet of one of our community mailboxes. Please keep the area clear for mail delivery.

Don't be Left Out -- Stay Connected with Your Neighborhood – We are building a stronger, more connected neighborhood -- and we need your help! By joining our Westmont Directory Spot communication platform, you will stay informed about important announcements, timely updates, exciting community events, helpful resources, and stay connected with your neighbors.

- **How to Join:** 1) Send an email to westmonthelp@gmail.com and include your name, email, and telephone number; 2) Contact a Westmont Board Member.
- **Your Privacy Matters:** Your information will only be used for HOA-related communication and will not be shared with third parties.

VICE-PRESIDENT'S REPORT – Larry Tittle

Dusk to Dawn Light Bulbs – In reviewing notes for our Board meeting, I realized we have been distributing light bulbs for almost a year. As stated in the February newsletter, we replenished our stock, so let us know if you still need one. It has really made a difference in “lighting up” our neighborhood.

ARC Forms – Spring is on its way, so it's time to start planning your home improvement projects. I have received three ARC forms already this year. Please remember to complete and submit an ARC form when doing outside projects such as roofs, siding, driveways, exterior painting, garage doors, fences, etc. Remember to include your roof mate in the process.

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 January financial statements were shared with the Board for review. All items were in order and properly coded. As we've seen for the past few months, several homeowners have fallen behind on their monthly dues. Currently we have six (6) homeowners two or more months behind in their dues. Of those, four (4) have been placed in lien status. Any homeowner facing the possibility of missing a payment is encouraged to contact the HA-KC at their earliest convenience to work out some type of payment plan. As has been said in the past, your conversation with the HA-KC will remain confidential.

Late payments can be avoided. I think we've all seen how erratic our mail services can be, and if you throw in severe weather, the potential for delay increases. It is important payments be mailed early in the month to ensure its receipt by the HA-KC on or before the 20th of each month. Another option to minimize delays is enrolling in the HA-KC's automated payment system. If you wish to receive an AutoPay authorization form, please email me or contact Doug Luther at the Homes Association of Kansas City (HA-KC) at 913-385-2440 or dluther@ha-kc.org.

LAWN AND GROUNDS REPORT – John Rudzinski

Precision Activities for March – Weather permitting, Precision will begin the Spring Cleanup of leaves and debris the week of March 10. Following that, the first application of fertilizer and pre-emergent will be applied. A Directory Spot email notification will be sent out a day or two prior to the work being done.

Snow Removal – Precision did a remarkable job clearing our sidewalks and driveways of the snow. A huge “thank you” to the community members who helped their neighbors with the snow and ice as needed. As a reminder, we do not have ice removal in our Precision contract.

Keep Westmont Clean – Please pick up any “runaway trash” you may see that follows our trash day pickup. If everyone makes a small effort, we will keep Westmont looking beautiful! “Thank you” to those who may already be picking up unwanted litter.

SOCIAL DIRECTOR'S REPORT – Ray Hawk

New Neighbors – Welcome to our new neighbors! We are so glad you chose Westmont!

8329 West 121st Street – Norman & Gloria Pitts

Westmont Bridge Club – Meets the second Tuesday of the month from 1-4pm. The next meeting will be Mar 11. If you would like to play a “friendly” game of bridge, call Karen Kittell for details at 913-636-5998.

Social Events – Ray and the social committee volunteers, Pam Tittle, Robbi Arenson, John Rudzinski, Vicki Harper and Carol Barlau are working on plans for the 2025 social calendar. Some ideas are: 1) Potluck (or food truck) get-together; 2) Show your backyard landscaping; 3) Day of Exchange of your stuff (free or charge) with your neighbors; 4) White elephant exchange at Pinstripes in Nov; 5) Good Neighbor Day celebration on Sep 28. Share your thoughts or additional ideas by calling Ray Hawk at 816-714-8444.

THIS AND THAT – Carol Barlau

Daylight Savings Time Begins March 9 – Don't forget to “spring ahead” and turn your clocks ahead one hour or you will be late for everything. ☺

Chiefs 3-Peat / Royals Season Start – Unfortunately, the Chiefs fell short in the Super Bowl, missing the chance to achieve an historic 3-Peat. However, there's always next year, and we know they'll be back stronger than ever. Patrick Mahomes even has a new haircut! ☺ In the meantime, let's shift our focus to the Royals as spring training has already begun. Let's rally behind our team and look forward to an exciting season of baseball!

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 Mar 17, 2025.