

Walnut Creek News

September 2013

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NEIGHBORHOOD DIRECTORY

Visit the Members Only section of the website. The directory was last updated in June 2013.

INSURANCE REVIEW

The last newsletter reported on the possibility the HOA would not have adequate protection for our volunteer labor.

Upon a thorough review which included talking with two insurance brokers and an organization that manages over 50 homes associations, the Board concluded that we could use volunteers appropriately.

The gray area revolves around the definition of work and the reimbursement of expenses. If someone was considered to be working for the HOA and receiving some sort of compensation, the HOA might be vulnerable. So, if reimbursement to HOA members is strictly, and clearly, for expenses then we should be okay.

LAKE HABITAT IMPROVEMENTS

We would like your feedback on the lake. Particularly, are you using it and is the condition of the lake meeting your needs? We will once again need to evaluate and recommend a plan of action for the lake next year.

FINANCE COMMITTEE

We are currently operating within budget.

In the next couple of months a finance committee will be preparing a budget for next year. Most of the budget items will remain constant. The most volatile item will be the budget for the lake.



NEXT BOARD MEETING

The next Board meeting will be held on Monday, November 4, 2013. Meetings are being held at the Hillsdale Presbyterian Church and will begin at 7:00 p.m..

If you have an opportunity, please thank them for letting us use their space for our meetings.

WEB SITE

Most of the information about Walnut Creek Estates can be found on our website www.walnutcreekestates.org. Information related to official Board business finances or the neighborhood directory is in the Members only tab toward the bottom of the page. You can get access information by contacting the [Secretary](mailto:Secretary@walnutcreekestates.org).

KEEPING CURRENT

You are encouraged to keep email addresses and postal delivery addresses current with the Secretary.

Secretary@walnutcreekestates.org

TRASH PICK UP

You should have received an email message letting you know that we have a new trash vendor. Gardner Disposal Service (GDS) is that vendor. They do have a website: www.gardnerdisposalservice.com

Our new pick up day is Tuesday. Weeks with the following holidays on Monday and Tuesday will pick up one day later.

New Year's Day
Memorial Day
Independence Day (July 4)
Labor Day
Thanksgiving Day
Christmas Day

WCE Secretary
25259 High Point Circle
Paola, KS 66071
Secretary@walnutcreekestates.org

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LANDSCAPE COMMITTEE

Goal:

To maintain planted areas to increase the enjoyment of the common space. Chairperson: (still needed)

Tasks:

Mowing: Develop a plan for mowing, guide mowing vendor, and update mowing progress at regular Board meetings.

Entry Markers: Provide for routine care including weeding, mulching, flowers, lighting, and holiday decorations.

Cul-de-sacs: Provide for routine care in Phase 3 and Phase 5.

Prepare a written summary statement with cost estimates for maintenance to enable the Board to establish a budget for such.

Implement routine maintenance and other projects as directed by the Board and within the established budget.

MEMBER FEEDBACK

During this budget preparation time please give us your feedback. We are particularly interested in your comments and satisfaction concerning the lake, common area mowing, and landscaping.



Want to help on a committee? Contact the Committee Chairperson or any Board member.