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# WEST NEWS

An Official Publication of the Shadywood West Homeowners' Association

October 2009

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## *Welcome our new SWW neighbors*

*By Becky Stauffer*

Please welcome these families who have moved into Shadywood West since our spring newsletter.

Mike and Cathy Rinehart  
3507 Stonybrook  
249-8345 or 608-5054  
[cathynicoletti@gmail.com](mailto:cathynicoletti@gmail.com)

Dr. Bob and Kimberly Barnett  
6046 SW 36<sup>th</sup> St.  
Children: Aislynn and Elise Barnett  
Matthew and Daniel Harrison  
271-8785  
[kcowan11@cox.net](mailto:kcowan11@cox.net)  
[ksgynsailor@cox.net](mailto:ksgynsailor@cox.net)

Several houses have sold signs so there will be additional new neighbors soon. Please take the time to introduce yourself as new neighbors arrive. A good way to get acquainted with the neighborhood is through the Dinner Club which meets twice a year. Contact Bridget Wood, 273-6065, if you would like to participate.

The Block Captains will be verifying information for the 2010 Directory in the near future. Please help them by responding to their inquiries or contact them if you have changes to the information that is in the 2009 Directory.

## Annual meeting of Shadywood West Homeowners' Association

**7:30 PM, Thursday, October 29, 2009**  
**YMCA Southwest Branch**  
**Teen Meeting Room**

### **7:30 PM: Business Meeting Agenda**

Introductions

Call to Order

Establishment of Quorum (10% of paid members)

Adoption of Agenda\*

Approval of April, 2009 meeting minutes

Committee updates

Old Business:

Restrictions on siding

Dinner Club

Coyotes

New Business:

Approval of the annual budget

Election of vice president and treasurer

Other issues as they are presented

\*If we have guest presenters/speakers, as a courtesy the President would like to reserve the right for them to speak early in the meeting so they can depart.

## SHADYWOOD WEST HOMEOWNERS' ASSN

### Officers

**President:** George Webb  
6024 SW 37<sup>th</sup> St, 273-0840  
**Vice President:** Dave Holthaus  
3636 SW Stonybrook Dr, 272-6124  
**Secretary:** Marianna Nothern  
3647 Stonybrook Dr, 228-9606  
**Treasurer:** Mark Burghart  
6000 SW 34<sup>th</sup> Terrace, 273-3822

### Committee Chairs

**Architecture:** Tom Ballou  
3347 SW Alameda Dr, 271-9330  
**Directory:** Becky Stauffer  
3418 SW Alameda Dr, 273-4455  
**Grounds:** OPEN  
**Webmaster:** Matt Harader  
6102 SW 34<sup>th</sup> Terrace, 783-2854

### Block Captains

**Wanamaker Road:** Linda Ives  
3339 SW Wanamaker Rd, 271-9246  
**East 34<sup>th</sup> Terrace:** Rosilyn Martin  
6026 SW 34<sup>th</sup> Terrace, 273-9832  
**Brandywine Ct:** Pam Oroke  
3443 Brandywine Ct, 228-1050  
**West 34<sup>th</sup> Terrace:** Sandy Kirk  
6216 SW 34<sup>th</sup> Terrace, 228-1287  
**North Alameda Dr.:** Tom Ballou  
3347 SW Alameda Dr, 271-9330  
**Mid Alameda Dr:** Mary Kopp  
3419 Alameda Dr, 213-0520  
**South Alameda Dr:** Sue Meyer  
3513 SW Alameda Dr, 228-2489  
**No. Stonybrook Dr:** Lois Wages  
3518 SW Stonybrook Dr, 272-8694  
**South Stonybrook Dr:** Julie Pope  
3644 SW Stonybrook Dr, 271-0711  
**Stonybrook Ct:** Norma Schroeder  
6014 SW Stonybrook Ct, 273-3985  
**36<sup>th</sup> Street:** Lisa Stubbs  
6026 SW 36<sup>th</sup> St, 272-6103  
**36<sup>TH</sup> Street Ct:** Brenda Forster  
6018 SW 36<sup>th</sup> Court, 271-9155  
**37<sup>th</sup> Street:** Rita Webb  
6024 SW 37<sup>th</sup> St., 273-0840

## President's Comments

*By George Webb*

### SWWHA President's Comments (Fall 2009):

Greetings again, neighbors. I'm happy to report that the association is alive and well, making Shadywood a really great place to live.

Our annual meeting is now set for the 29<sup>th</sup> of October at 7:30 pm. Because we will be holding elections, it is important that we have a good turnout. If for some reason you can't attend, it would be very helpful if you filled out a **proxy form** and gave it to someone who will be attending.

Besides important updates on the area, the two principal activities for the meeting are to approve the annual budget and to elect officers. We have quorum requirements, hence the need to presence or proxies.

Last fall we elected two new officers (directors, we call them) to our board: Dave Holthaus as vice president and Mark Burghart as treasurer. In order to stagger officer tenures, our new by-laws dictated that Dave and Mark come on board for one-year initial terms. Hence, we must hold elections for the vice president and treasurer in October. A nominating committee of Marsha Hagg and me was appointed during the spring meeting. I am happy to report that Dave and Mark both have agreed to serve another term (two years, this time). If anyone else is interested in serving in one of these positions, please tell Marsha or me. If not, we will be in very good hands.

We are very grateful for Marianna Nothern offering to serve as secretary after Mary Torrence moved from the neighborhood. Marianna is a former SWWHA president with a great knowledge of the association.

We have some exciting electronic prospects for the neighborhood that Matt Harader, our webmaster, is setting up. First, Matt successfully established our site under a much more reliable provider system. (Please note that the spring meeting minutes are posted for review, though we still must approve them in October.) Important documents are easy to access. Now we would like to dress it up a little, so if you have some good photos of the neighborhood, please send those to Matt or one of the officers. If your home is looking good, don't be

bashful.

Second, with Becky Stauffer's help we have good email addresses for most everyone in the neighborhood. That will allow us to send reasonably-timed messages when appropriate (alerts on lost pets or security information, for example).

Third, the board has discussed setting up some sort of electronic system for informal communication – a blog, perhaps. Matt has that in motion. It's long been a desire on my part to have a means for neighbors to share information on such things as good (or bad) roofers, pet sitters, baby sitters, gardeners, and the like. We may be going out on a limb if it appears like the association is putting a seal of disapproval on a particular business, so a blog may serve our purpose. Alternatively, there has been a suggestion on establishing Facebook links on our Web site. Let's discuss that at our fall meeting.



In the spring newsletter I mentioned that our terrific Grounds Coordinator, Cyd Schmidt, was giving us a year's notice so we could seek a replacement. If anyone is interested in helping to keep Shadywood looking good, please give Cyd a call and ask her about it. It is not our intention that the Grounds Coordinator become the neighborhood gardener. But we do need someone who

can work with the landscaping and tree care companies who can do the work. Please help out with this very important position.

Once again, a big thank you to Dave, Mark, Marianna, Tom, Cyd, Becky, Matt, and Bridget for their personal contributions to Shadywood. They are willing volunteers who make Shadywood a great place to live.

See you on October 29<sup>th</sup>.

George Webb  
SWWHA President

### Artist in the Neighborhood

Our neighbors, Artist Paul Kopp and Curator Marianna Nothern in September, had an exhibit of Paul's work at the Cloister Gallery at Grace Cathedral. In October they will both be represented in a show of work from a Chinese painting class, taken last spring. Questions about the October exhibit, contact Marianna at 228.9606.



### Neighborhood Watch

We have a good set of resident email addresses and an alert board of directors, especially Becky Stauffer. That gives us the capability of electronic notifications (for crime, vandalism, break-ins, strange vehicles, lost pets, etc.). It isn't immediate like a texting service, but it is as quick as people get their emails. To get something out quickly in this manner, notify Becky and Matt by e-mail. They will forward the message to all.

Becky's e-mail is  
[kymoore560@aol.com](mailto:kymoore560@aol.com)

Matt's e-mail is  
[mattandjenn17@gmail.com](mailto:mattandjenn17@gmail.com)



# The Growing Season

By Cyd Schmidt, Groundskeeper

Greeting, Neighbors! Hard to believe we are at the end of another mowing and growing season! With the cool and rainy weather, yards and gardens are looking terrific. I am still looking for a SW neighbor to volunteer to take my post as Groundskeeper, starting in the spring of 2010. The job has been simplified as I have hired a landscaping crew to maintain our common areas this year. I feel they have done a fine job and have been easy to work with. Other grounds keeping tasks include: maintaining the light fixtures on the circles, having the sprinklers turned off and on, and having any repairs done when necessary, and routing the invoices for the various subcontractors to our treasurer. If one is creative and wishes to try new things with the common areas, there is usually leeway for that, providing the board approves. We do have a great SWW Homeowners Board to work with and it has been a pleasure getting to know these neighbors. If you are at all interested in this volunteer opportunity, and have questions, please give me a call at 272-3606.

As always, be considerate by keeping the trees limbs cut back near the sidewalks and the always popular request, 'please pick up after your dog☺' Our neighborhood has considerable curb appeal because of your dedication and elbow grease, which elevates property values. Nice job!

Cyd Schmidt  
272-3606

# Architecture Committee

By Tom Ballou



**SIDING:** Siding will be discussed at the Oct 29th meeting. Bring your questions. We should have examples of different products available. Hope to have a presenter from a local provider. The Burn pile in the common area below the levy will be burned on Halloween day so that the coals are just right for marshmallows and standing around the fire in the evening, by the evening after Trick-or-treat time. Bring your favorite beverages for a few minutes of relaxation. The wind has to be less than 10 knots, the fire has to be out by sunset, and the permit # needs to be called in to the Mission township FD before burning takes place. If you add to the pile, go UP with the stack, not out and around. A tall fire is good; a BIG WIDE spread out fire isn't good. Thanks for help with this. Call me if you have any questions, 271-9330.

**A FRIENDLY REMINDER:** A friendly reminder on cleaning up after your pets, please. It's only sensible. There have been reports that some dog droppings appear at night -- presumably when the offending pooch and owner might not be spotted. That's not a good solution. While it can be challenging to pick up the dropping in the dark, we have to ask you to make it your habit.



Page 4

Remember Halloween Safety  
on October 31!

Happy   
Halloween

Set forth below is the proposed Shadywood West Homeowners' Association Budget for Fiscal Year October 1, 2009 through September 30, 2010. I also would note that those homeowners who have not remitted **Association dues** for the fiscal year ending September 30, 2009 **might consider doing so**. While the Association dues are voluntary, lending institutions and title insurance companies routinely require that I certify that all dues are current when homeowners are either refinancing or selling a home. If you have any questions as to whether or not you are current, please feel free to contact me at 273-3822.

**Shadywood West Homeowners' Association Proposed Budget**

	<u>Oct '08 – Sep '09</u>	<u>Oct '09 – Sep '10</u>
<b>Income</b>		
<b>Association Dues</b>	<b>\$11,500.00</b>	<b>\$12,000.00</b>
<b>Interest Income</b>	<u>    <b>5.00</b></u>	<u>    <b>5.00</b></u>
<b>Total Income</b>	<b>\$11,505.00</b>	<b>\$12,005.00</b>
 <b>Expense</b>		
<b>Bank Service Charge</b>	<b>10.00</b>	<b>10.00</b>
<b>Meeting Space</b>	<b>250.00</b>	<b>200.00</b>
<b>Miscellaneous-Insurance</b>	<b>800.00</b>	<b>800.00</b>
<b>Office Supplies &amp; Postage</b>	<b>750.00</b>	<b>750.00</b>
<b>Property Expense</b>		
<b>Fertilize</b>	<b>500.00</b>	<b>500.00</b>
<b>Landscaping</b>	<b>1,000.00</b>	<b>1,500.00</b>
<b>Mowing</b>	<b>3,000.00</b>	<b>3,000.00</b>
<b>Pest Control</b>	<b>250.00</b>	<b>250.00</b>
<b>Plants, Weeding, Trim</b>	<b>1,250.00</b>	<b>1,500.00</b>
<b>Repairs</b>	<b>350.00</b>	<b>350.00</b>
<b>Sprinklers</b>	<u>    <b>500.00</b></u>	<u>    <b>500.00</b></u>
<b>Total Property Expense</b>	<b>\$ 6,850.00</b>	<b>\$ 9,360.00</b>
 <b>Safe Deposit Box</b>	<b>\$ 110.00</b>	<b>\$ 110.00</b>
 <b>Taxes</b>		
<b>Corp Annual Report</b>	<b>40.00</b>	<b>40.00</b>
<b>Property Tax</b>	<b>0.00</b>	<b>0.00</b>
<b>Taxes – Other</b>	<u>    <b>0.00</b></u>	<u>    <b>0.00</b></u>
<b>Total Taxes</b>	<b>\$40.00</b>	<b>\$ 40.00</b>
 <b>Utilities</b>		
<b>Electric</b>	<b>900.00</b>	<b>1,000.00</b>
<b>Water</b>	<u>    <b>1,500.00</b></u>	<u>    <b>1,400.00</b></u>
<b>Total Utilities</b>	<b>\$2,400.00</b>	<b>\$2,400.00</b>
 <b>Total Expenses</b>	<b><u>\$11,210.00</u></b>	<b><u>\$11,910.00</u></b>
 <b>Net Income</b>	<b>\$ 295.00</b>	<b>\$ 95.00</b>

## **Minutes: Shadywood West Homeowner's Association, April 30, 2009**

**Attendance:** Jennifer Macleay, Jake and Esther Ediger, Edith Bronson, Mark Burghart, John Brandau, Cyd Schmidt, Mary and George Weber, Larry Strecker, Jane W. Fowler, Tom Ballou, Dave Holthaus, Gordon and Pam Schmid, Bill and Marcia Haag, Matt Harader, Susan Kay Meyer, and Marianna Nothern

President George Webb called the meeting to order at 7:30pm, a quorum was established, an agenda adopted and minutes from the October 22, 2008 meeting were approved as printed in the newsletter. The meeting was held at Prince of Peace Church.

Committee updates:

Architectural Committee Tom Ballou had no report at this time.

Grounds Committee: Cyd Schmidt gave us a year's notice and we are looking for a replacement. We also need to hire someone reliable to work 2 to 3 hours a week.

Matt Harader, webmaster, reported that the neighborhood website is nearly ready to go and will be set up on "Go Daddy". Right now you can access the site at [shadywoodwest.org](http://shadywoodwest.org)

Mark Burghart our treasures reminded us that our dues are due every October for the next year. There was some discussion on a replacement for the fence along the north side of the church on 34<sup>th</sup> street. So far we are just replacing rotten boards. Eventually we'll have to replace the posts. This is an issue we'll discuss more when it becomes more imminent.

Dave Holthaus our Vice President reported only one newsletter came back as undeliverable.

Old business discussed included neighborhood siding replacement. Jake Ediger is head of the committee and he reported that they did not want to be too restrictive but it is necessary to keep the integrity of the neighborhood. They are working on guidelines to keep it similar to what the resident currently has or to go through the architectural committee. So far there don't seem to be any unacceptable materials. Tom Ballo is soliciting your comments and suggestions, please contact him with your comments or suggestions. [heartlandaces@cox.net](mailto:heartlandaces@cox.net)

Thank you to Briget Wood for spearheading the dinner club, we appreciate her extensive efforts for this enjoyable way to spend time with our neighbors.

Make note that it is graduation time again and you should keep a lookout for vandalism and if you see anything happening report it!

We discussed the coyote situation and it was stressed that if you did not want coyotes in your yard you must quit feeding the birds. It was suggested you go the internet and check out The Cook County Illinois Coyote Project Bulletin 929 on Urban Coyote Ecology and Management for complete information. This explains clearly the cycle from dropped birdseed, to rodents, to

coyotes. Caution: Your pets should probably have some identification with your phone number and please keep them supervised or inside.

Mary Torrance, our former secretary has moved from the neighborhood. Nominations were solicited and Marianna Nothern was selected as her replacement. A nomination committee consisting of Marsha Hagg and George Webb was selected and convened for a short meeting to select officers for next year. We will vote on the slate in October.

There was a break-in attempt on Stonybrook Drive during the last week of April. You might want to add or activate all your motion detection lights, use your alarm system and keep your garage door closed especially when you are in the back yard. We discussed better lighting at both entries and the possibility of a closed loop surveillance system. If anyone is interested in such a system for your personal use, they have them at Dicks for around \$100.00.

Some of the sidewalks in front of our houses are getting worse and the city has a program that will pay ½ of the cost. Please e-mail Tom Ballou [heartlandaces@cox.net](mailto:heartlandaces@cox.net) with addresses of needed repairs that you either notice on your own property or in front of someone else's property. We discussed water problems from the church runoff, speeding in the round-about (15mph), and no yield to pedestrian signs. If you are adding to the burn pile in the commons area, please keep it ON THE PILE, and don't just add it *near* the pile. That makes the pile spread out too far and it then, when lit, scorches the neighbor's healthy trees.

One final caution... the sun from the east in the morning and the west in the afternoon blocks the view of the cars and they are unable to see people running or walking in the street. It is advised, especially during these times, that you stay on the sidewalks.

Marianna Nothern, Secretary

#### **WEBSITE REPORT** by *Matt Harader, Webmaster*

The Shadywood West Homeowners' Association website is being updated again. You can go to [www.shadywoodwest.org](http://www.shadywoodwest.org) for copies of the latest newsletters and minutes, the most recent bylaws, as well as current contact information for board members and block captains. Along with the website, there are two more additions to our web presence in the works. A blog has been set up to help spread the word about news and events concerning our neighborhood. It can be found at [www.shadywoodwest.blogspot.com](http://www.shadywoodwest.blogspot.com). It is my goal to merge the informational website and the blog so that you have one place to go for neighborhood news. This is a work in progress so please bring your ideas of how to make it better to the meeting. Thanks for your patience during this transition. It has also been suggested that we start a facebook group. If you have already joined facebook.com, you know that it can be a valuable tool to help stay connected with friends as well as get to know new ones. A group for our homeowners' association will help open our lines of communication and help us get to know our neighbors a little better so be on the lookout for it in the near future.

**[www.shadywoodwest.org](http://www.shadywoodwest.org)**

# PROXY

Homeowners – There are three areas which require votes during the fall 2009 annual meeting: the budget, the spring meeting minutes, and two officers/directors. The three voting options are to (a) attend in person and vote, (b) designate a proxy who can vote on your behalf (see the proxy form in this newsletter), or (c) vote on the form below and provide it to one of the officers who will bring it to the meeting.

Homeowners must be current on their dues for their votes to count. There is one vote per household.

The SWWHA directors appreciate your help in voting in one of these ways, as there are requirements for a quorum.

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PLEASE INDICATE YOUR VOTES IN THE APPROPRIATE PLACES BELOW.

### 1. BUDGET FOR OCT 2009 THRU SEP 2010:

I accept the budget as provided For \_\_\_\_\_ Against \_\_\_\_\_

### 2. MINUTES FOR THE APRIL 30, 2009 SPRING MEETING:

I accept the minutes as published For \_\_\_\_\_ Against \_\_\_\_\_

### 3. ELECTION OF OFFICERS/DIRECTORS:

For association vice president:  
Dave Holthaus For \_\_\_\_\_  
or write-in (Name: \_\_\_\_\_) For \_\_\_\_\_

For association treasurer:  
Mark Burghart For \_\_\_\_\_  
or write-in (Name: \_\_\_\_\_) For \_\_\_\_\_

Please sign here:

Name(s) \_\_\_\_\_

Signature(s) \_\_\_\_\_

Address \_\_\_\_\_