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# WEST NEWS

An Official Publication of the Shadywood West Homeowners' Association

April 2011

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## Welcome our new SWW neighbors

Please take time to introduce yourself as new neighbors arrive.

See inside for details on many planned events brought to you by the Social Committee.

Also in this edition:

**President's Comments**

**Recycling Opportunities**

**Neighborhood Garage Sale**

**Committee Updates**

**Treasurers Report**



**Please Consider Volunteering For:**

North Alameda Block Captain

Help on Committees

Future Board Openings

## Annual meeting of Shadywood West Homeowners' Association

**6:00 PM, Sunday, April 10, 2011**  
**HyVee Meeting Room**  
**(Upstairs)**

### **Business Meeting Agenda**

Introductions

Call to Order

Establishment of a quorum (10% of members entitled to vote)

Adoption of Agenda \*

Approval of previous minutes as distributed

### Committee Updates:

- President's Comments
- Treasurer's report/budget
- Secretary's report
- Social Committee report
- Architecture Committee Chair report
- Grounds Committee report
- Senior Block Captain/Directory report

### Old Business:

### New Business:

- Nominating committee discussion
- Other business from the floor

\*The president reserves the right to change the order as a courtesy in the event there are guest speakers.

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

# SHADYWOOD WEST HOMEOWNERS' ASSN

## Officers

**President:** Lisa Stubbs  
6026 SW 36<sup>th</sup> Street, 272-6103  
**Vice President:** Tim Gerhardt  
6040 SW 37<sup>th</sup> Street, 273-5939  
**Secretary:** Leslie Conrow  
6031 SW 36<sup>th</sup> Street, 272-1458  
**Treasurer:** Mark Burghart  
6000 SW 34<sup>th</sup> Terrace, 273-3822

## Committees

**Architecture:** Bill Haag  
Jim Schroeder, Jake Ediger, Jane  
Fowler  
**Directory:** Becky Stauffer  
**Grounds:** Jane Fowler, Errol Williams  
Don Catron, Dave Holthaus, Jeff  
Sorrenson, Joe & Pam Foremann, Susan  
Webber  
**Webmaster:** Matt Harader

## 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.:** OPEN

**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 Lisa Stubbs

## SWWHA President's Comments (Spring 2011):

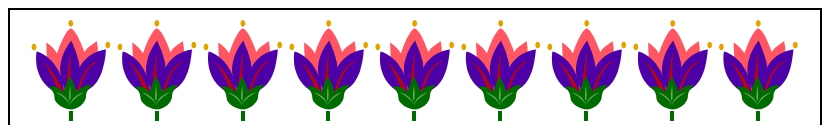
Greetings SWW Neighbors!

It is a wonderful time to be part of our Shadywood West neighborhood. We are experiencing a resurgence of participation in all aspects of our Homeowners Association. Thanks to all of the new and returning members of the SWW Board of Directors. Please feel free to contact any of us going forward with questions, concerns or ideas to improve our neighborhood. Also a big thank you to all of our volunteers and committee members, it is because of all of you that our neighborhood enjoys such a great reputation city-wide. I encourage everyone to get involved in at least one activity. We have several of them listed in the newsletter. We also have a neighborhood-wide email that goes out from time-to-time. If you are not receiving these, please let us know so we can add you to the list. And if you think of additional activities, again, we'd like to hear from you.

It is also extremely important that all SWW homeowners pay their \$100 annual dues promptly. If we have not received your current payment, you should have recently received an additional reminder. If you are still unsure about your dues payment status, please contact Mark Burghart, Treasurer. These dues fund many benefits to all homeowners: maintenance and upgrades to our two entrances; maintenance and upgrades to our three circle areas; maintenance of the oversized easements on Wanamaker and 37<sup>th</sup> St.; maintenance of the common ground NW of 34<sup>th</sup> Terr. and Alameda Dr.; administrative costs for the Association and documents involved in enforcing covenant restrictions that protect our property values; our annually updated Neighborhood Directory; SWW web site; sponsoring several social activities and service projects like the upcoming Easter Egg Hunt and SWW garage sale.

We are all looking forward to a wonderful year in the Shadywood West Neighborhood. See you at our meeting on Sunday, April 10<sup>th</sup> upstairs at HyVee.

Lisa Stubbs



## Neighborhood Recycle Day

WHEN: Our recycling day will coincide with our garage sale and will be held on Saturday, April 2<sup>nd</sup>.

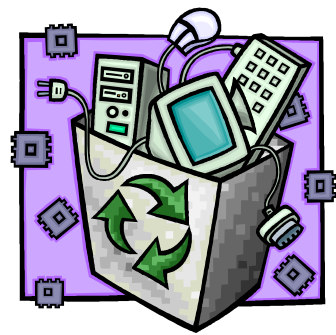
WHAT: Household hazardous waste – keep in labeled cans if possible - (paint, weed, pest & insect control products, lacquers, thinners, stains, motor oil, household cleaners, fertilizers, medicines) and electronics (computers, keyboards, A/C adapters, rechargeable batteries, calculators, phones & stereos; **computer screens and televisions are also included but the recycling company charges a fee of \$10 -\$15 each**); For a complete list of what is included and excluded see below.

<http://www.snco.us/recycling/default.asp>

<http://extremerecyclinginc.com/>

HOW: Dave Clark, Richard Martin and Larry Strecker will come to your home and pick up your household waste and used electronics. You only need to schedule your pick-up. We'll do the rest of the work.

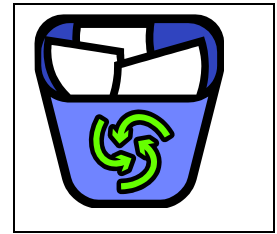
If you have household waste or electronics to recycle, please call Larry Strecker (272-7955) and give him 1.) your name, address and phone number, 2.) a brief description of what you have to be picked up and 3.) let him know if you will be home Saturday morning, 4/2.



## Free and Secure Residential Document Destruction

Available 9:30 a.m. — 3:30 p.m. on the following dates at TARC Industries, 1800 SW 42nd Street:

- April 11-15, 2011
- May 16-20, 2011
- June 13-17, 2011
- July 18-22, 2011
- August 15-19, 2011
- September 12-16, 2011
- October 17-21, 2011
- November 14-18, 2011
- December 12-16, 2011



<http://www.tarcindustries.com>

All paper products and cell phones may be recycled here too. If you would like more information, please contact [Krystal Wiltz](#), TARC Industries Procurement Manager at 785-266-2323.



## Social Committee Update

The Shadywood West Social Committee has been hard at working putting together a calendar of events for our neighborhood, and it looks like this year's line up has something for everyone!

Watch your doors for informational flyers on upcoming neighborhood activities. In the meantime, here's the list of events with dates and times for you to add to your calendar.

If you want to participate in the fun of planning special events for our neighborhood, join our committee by emailing Claudia Larkin at [clarkin11@cox.net](mailto:clarkin11@cox.net).

### Shady Lady Breakfast

Back by popular demand! Come join us for breakfast and some neighborly chat!

DATE: Wednesday, Mar. 30 8:30 a.m.

TIME: 8:30 a.m.

PLACE: Hy-Vee

COST: Dutch Treat

### 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)



### Shadywood West Garage Sale

We've done this in the past, and folks want it back! Clean out your closets and start the Spring season fresh!

DATE: Friday and Saturday,  
April 1-2, 2012

TIME: Our ad in the newspaper promoting our neighborhood sale will say that the sale starts at 7:00 a.m. each day and closes when the last garage door goes down each afternoon.

COST: Free!



### Neighborhood Social Events Planned for 2011

#### Easter Egg Hunt/Egg Toss/Family Day

Again, a well-loved event revived from the past. Come take your picture with the Easter Bunny! *Volunteers needed to help on the day of the event!*

DATE: Saturday, April 16; rain date April 23  
TIME: 1:30 p.m.  
PLACE: To be determined  
COST: \$3 per child, which covers the cost of eggs, candy, prizes, etc.

#### Neighborhood Out-To-Eat Nights

The last time we got together, we went to McFarlands and had a wonderful time. Join us as we sample a few different dining establishments—and make plans to come to our Holiday Dinner Out in December.

DATES AND PLACES:

- Friday, May 6, 6:30 p.m. at Boss Hawg's (dinner out)
- Saturday, Oct. 15, 6:30 p.m. at Paisano's (dinner out)
- Thursday, Dec. 1, 6:30 p.m. at Top of the Tower (dinner out)

COST: Dutch Treat

#### 4<sup>th</sup> of July Neighborhood Parade and Potluck Picnic

Anyone's invited to participate! Form a Kazoo Band! Organize a Doggie Brigade! Sit out in your lawnchair! And do be creative with your decorations....Prizes given for the best parade "float"—be it a bike, a lawnmower, a car, a scooter, whatever!

DATE: 4<sup>th</sup> of July, of course!  
TIME: Parade starts at 10:00 a.m., with Potluck Picnic immediately thereafter  
PLACE: Parade to organize at 34<sup>th</sup> and Stonybrook. Picnic in the Brandywine cul de sac (unless we can find a shadier location!). Larkin pool open to adults and children who have supervision from a family member.  
COST: Free! Families just need to bring table service, drinks, and meat for their family as well as a dish to share with neighbors.

## Treasurer's Report

by Mark A. Burghart

The Shadywood West Homeowners' Association has a balance of \$40,510.82 in its checking and savings accounts as of March 1, 2011. Since October 1, 2010, the Association has collected \$10,800 and spent \$2,425.52. As you might expect, most of the Association's expenses will be incurred during the spring and summer months. Dues are primarily used to fund the mowing of common areas, the maintenance of the roundabouts and the payment of utilities. Total budgeted expenditures for such services this fiscal year amount to \$12,005.

One hundred and seven (107) homeowners have paid their dues for the current fiscal year which extends from October 1, 2010 through September 30, 2011. There are 23 homeowners who have not paid their dues. A second reminder notice was mailed to those who have not paid on March 7. A color-coded map on the Association's website shows current members. The Association's By-Laws provide that current dues must be paid to be considered an Association member. Please call me if you have any questions regarding your payment status.

For those who have not already paid, a check in the amount of \$100 should be mailed to:  
Shadywood West Homeowners' Association, Inc.  
Mark A. Burghart, Treasurer  
6000 SW 34<sup>th</sup> Terrace  
Topeka, KS 66614

## Grounds Crew

Contribution by Jane Fowler, Chair

Greetings on behalf of the SWWHA Grounds Crew,

March Madness, Daylight Savings Time AND spring-like weather --all within a 30-day period. Be still my heart! In our house the race is on to finish all of the cold weather jobs i. e., ridding-up, painting, home dec projects and finishing a great read by the last fire of the season.

It is a pleasure to serve the neighborhood as the chair of an amazing crew of ambitious, generous, knowledgeable AND skilled gardeners. Here's what's in the works in SWW:

\*Pine Wilt is present in SWW. There is no treatment and it is fatal.

\*Plans are being made to clean up, revitalize and restore our traffic circles and entrances.

**\*Discontinuation of dumping and burning in the neighborhood near the dam is in effect immediately.** As you plan for spring clean-up please refer to resources listed below for the disposal of yard waste as the SWWHA will no longer designate a dump area nor procure a burning permit for the disposal of tree/shrub trimmings and yard waste as we have in past years. Please do not dump in that area as it will become a safe-haven for pests and other animals and may cause potential problems for water shed and county noxious weed maintenance and management.

## Grounds Crew (Continued from Page 5)

Attend the April /Spring meeting of the SWWHA for more information on each of the above.

Please mark your calendar for the following:

**\*April 3:** Spring clean-up of the SWW traffic circles, entrances and grassy areas east and west of each entrance. Bring rakes and bags to the either entrance and we will work our way into the neighborhood. 1 p.m.

**\*April 23:** Free landfill day, 7 a.m. to noon, Rolling Meadows Landfill; free yard waste disposal, 8 a.m. to noon and 1 p.m. to 4:45 p.m., Garick Yard Waste Facility, Interstate 70 and MacVicar; free electronic recycling, 7 a.m. to 3:30 p.m. Extreme Recycling, 7215 S. Topeka Blvd.; free tire collection, 7 a.m. to 6 p.m. Expert Tire, 3701 S. Topeka Blvd. (Residents who may need assistance with trucking materials to these locations are welcome to contact me, Jane Fowler, at 272-9220 to determine how the grounds crew may help.)

I also want to give a shoutout to my canine friends, some of whom I know by name and all of whom I find delightful--most of the time. Hi, Maggie, Molly, Macey, Tucker, Allie, Jack, Lucy, Daisy, Suki, Wilson and Toto, just to name a few I know and love and whose names I recall today. Given SWW has about 131 residences and 3 out of 5 households in the United States own dogs, there are 68 or more other SWW 4-legged residents whose names I don't recall or haven't had the pleasure of meeting.

Now, you *knew* that I was going to talk about *p o o p* so here goes:

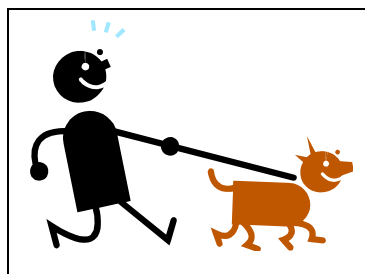
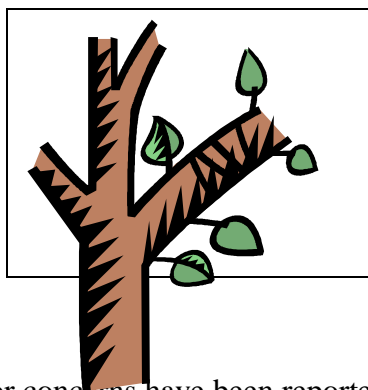
- Dog waste can transmit bacteria and viruses including tapeworm, roundworm, E. Coli, Parvo and more.
- Canine fecal matter is a top contributor to storm water pollution.
- Waste matter, urine and fecal, can negatively impact turf as well as landscaped beds.
- Dog waste cannot be used as a fertilizer. (Darn)
- A pile can take a year or more to fully breakdown.
- Dog waste accumulations can attract mice and parasites. (Wish it would ward off coyotes and turkeys!)
- Dogs can be found in 3 out of 5 (60%) of households in the US. That's a lot of poop.

Therefore, with the advent of great walking weather for canines and you, their human caretaker, my 4-legged friends respectfully ask that you curb\* them and scoop as you go as they desire nothing more than to please you and me!

Hope to see you soon.

Jane W. Fowler, Chair, Grounds Crew

\*to check or restrain behavior to prevent urination and defecation on lawns, trees, shrubs and plants.



### Architectural Committee

No issues or concerns have been reported to the committee.

## SWWHA ANNUAL MEETING MINUTES, October 17<sup>th</sup> 2010

The Meeting was called to order by President George Webb at 6:00 PM in the HyVee meeting room. After the introduction of officers, all neighbors present introduced themselves. Nearly fifty neighbors were present, constituting a quorum. The agenda was approved by voice vote. Due to some confusion about the last meeting date and absence of a hard copy of the minutes, George reconstructed the main points from his notes of the last meeting, and the "minutes" were approved.

**Burn Pile**-On the third Saturday of each month, the pile is burned. Whitney and Teresa Watson, 3409 Alameda have the burn permit for our neighborhood. You can access the pile between the houses of 3947 and 3939 Alameda. The last burn for the year will be in November.

### **COMMITTEE UPDATES:**

**Treasurer:** We are under budget and have a healthy savings in the bank. In total, there is approximately \$35,000 in the association's funds. Statements were distributed.

**Landscaping report:** At some future time we will reconsider replacing or removing the fence along 34<sup>th</sup> Terrace on the north side of the church at our Wanamaker neighborhood entrance. The sprinkler system there, as with others in the neighborhood, is aging. We will need to reseed that area in the spring.

The fence was erected 15 years ago by the SWWHA and is an issue to be dealt with in the future. It is important to check with the Nazarene Church, because they own the property and if they need an entrance in or out of their property, it will ruin our sprinkler system and at least part of our fence will have to come down.

**Block Captains:** Becky Stauffer announced she is looking for one replacement.

**E-Mail system:** Becky Stauffer and Matt Harader have a good e-mail system going in the neighborhood. They are the points of contact for getting messages out electronically.

### **OLD BUSINESS:**

Restrictions and covenants were discussed concerning siding. George explained that since many homes are starting to need new siding, a committee had been formed under the Architectural Committee last year to examine the siding situation and determine if we needed some rules. This has proven to be a difficult tasking, since there are so many styles and options. Currently the bylaws have no restrictions on siding. The Architectural Committee will continue to take recommendations. If new rules on siding are proffered, the neighborhood will have to vote on them.

### **NEW BUSINESS:**

The future of the organization was discussed. The bylaws were rewritten three years ago to be more accurate and comprehensive. The four officers are referred to as directors, and then there are various committees appointed by the president or directors. Because of term limits in the bylaws, the association must elect a new president now, but no one in the neighborhood has offered to be considered. In addition, many of the directors and committee chairs have held their positions for considerable periods. For that reason, the Board notified the SWWHA residents that this meeting would focus on the future of the association, with one consideration being to dissolve it, and another being to contract it, if no one would step forward.

There was overwhelming support to continue the Neighborhood Association. Many people offered to serve in various capacities, effectively keeping the association alive and well. After considerable discussion on duties and responsibilities, the following elections were made:

**The newly elected Directors are: Motion made by: Motion seconded by:**

President **Lisa Stubbs** Marcia Haag Leslie Conrow

Vice President **Tim Gerhardt** Bill Haag Lisa Stubbs

Secretary **Leslie Conrow** Rhonda Han Jean Holthaus

Treasurer **Mark Burghart** will continue his duties

Following director elections, an overwhelming number of people offered to serve on committees. The results were:

**Cyd Schmidt**, our retiring **Grounds Chairman** will be replaced by a committee. Cyd will explain the various duties at a meeting for this committee in the near future. The committee members are: Errol Williams, Jane Fowler, Don Catron, Dave Holthaus, Jeff Sorrenson, Joe and Pam Formann, and Susan Webber.

**The Social Committee members are:** Errol Williams and Claudia Larkin.

**Architecture Committee members are:** Bill Haag, Jim Schroeder, Jake Ediger, and Jane Fowler.

## **SWWHA ANNUAL MEETING MINUTES (Continued from page 7)**

The floor was then opened for discussion - Bill Haag complemented the SWWHA website; he said many realtors refer to it and find it to be among the best. George asked people to provide pictures of their homes and yards so they can be posted on the home page to dress it up; alternatively, the grounds committee could help with this.

There was a discussion concerning noxious weeds on the dam and the need for the dam to be sprayed in July and October. We need to check with the Shunganunga Watershed Board. Bill Nace has the contact persons.

We have 115 paid members out of 132, an 87% compliance rate for the year just ended.

Security was discussed and the possibility of installing entrance cameras brought up again. There was no decision.

After a great deal of discussion on the FY 2011 budget, a motion was made by Tim Gerhardt and seconded by Lisa Conrow to condense all line items from Property Expenses into one line item for Property Expenses which will now be \$7,375.00. This motion included a planned \$475, originally set as an unspent (net income) amount; the motion was to zero this out and place the \$475 in the Property Expenses section. This will be spent according to committee members wishes. Motion passed.

GREAT PARTICIPATION FROM THE NIGHBORHOOD. Thank you!

Respectfully Submitted  
Marianna Nothern  
Secretary

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

Shadywood West News is your newsletter, published spring and fall before meetings.

### **West News, April 2011**

Tim Gerhardt, Editor  
6040 SW 37th Street  
Topeka, Kansas 66614