



THE SHANNON VALLEY VOICE

Fall 2006

A Message From The President

How many of us can say we don't have anything to do on our house or lawn? I'd be willing to bet not many of us cannot think of an improvement, or two, or more, that, for whatever reason, we just haven't been able to get started or completed.

Well, fall is a great time to work on our yard and house. A few ideas that come to mind include:

- Fertilizing/winterizing lawn
- Cleaning/mulching flowerbeds
- Trimming trees/bushes
- Removing dead trees/bushes
- Installing plants
- Power raking
- Reseeding lawn
- Power-washing deck/fence
- Sealing deck/fence
- Raking leaves
- Fixing wood rot
- Painting

There are many others. I would encourage you to walk around your house and make a list of things to do. Then, decide which projects you would like to complete, the date you would like them accomplished, and write the dates on your list.

For me, this process seems to help make the property maintenance responsibilities more manageable. Being able to cross off one project can provide motivation to further attack the list.

We have recently updated Shannon Valley's entrances. Earlier this year, the City of Overland Park had trees trimmed and resurfaced several of our streets. Enhanced maintenance of individual properties improves the value of the properties and our entire subdivision.

Shannon Valley has many explicitly maintained properties, as we witnessed at the Deck Crawl in June. I encourage each of us to take advantage of the many opportunities to further enhance the appearance and values of our properties. In addition, home improvement projects provide a sense of accomplishment that we can individually and collectively enjoy each and every day.

Tim Elliott
President

SVHA SOCIAL ACTIVITIES

Summer Activities

Just wanted to say Thanks to those who helped with our summer activities and those who participated! We had our Golf Tournament in June and those who participated had a great time; we had our night at the T-Bones, and once again, the weather really affected us - only this time it was the extreme heat, not the rain and cold! But there were still some hardy fans who attended anyway! And a very successful Deck Crawl - thanks to Lori Kueker for organizing it, and the residents who offered their decks for us to "crawl" on! We had a great time and got to meet many new neighbors! And the annual Fourth of July parade - our youngest residents did a great job decorating their bikes and trikes, etc and parading through the neighborhood! And to end our summer - the neighborhood Garage Sale, with at least 50 residents contributing to "recycling" efforts!

Hope everyone had a good summer and we look forward to seeing you at the Oktoberfest! Another reminder, we really need help organizing all of these activities - your social chairman is TIRED!

OKTOBERFEST

Keep the date of October 14th on your calendar for the annual Oktoberfest! We will party from 3:30 until approx. 6:30pm with residents from Shannon Valley, Indian Creek and Hunter's Pointe. There will be hot dogs, beverages, a large inflatable for the kids and music for everyone! Everyone is encouraged to bring a side dish or dessert. Last names beginning with A-M, bring a dessert, N-Z bring a side dish. And keep your fingers crossed for better weather this year!

As usual, we need volunteers to help with the games, set up, clean up, and miscellaneous. So call Linda Nease at 345-0308 to help. See you there!

NEIGHBORHOOD SERVICE DAY

A Neighborhood Service Day has been scheduled for **Saturday, October 7, 2006, at 9:00 a.m.** We will have a brief planning meeting at the tennis court on Wednesday, October 4, 2006, at 7:00 p.m., in which we will plan where we will focus our efforts, and determine the tools, materials and supplies necessary

As with our other Service Days, we will be observing appropriate safety rules, and do not want anyone handling equipment they are not qualified to operate. Keep appropriate distances from chain saws and other dangerous tools, and wear gloves and eye protection. No alcohol should be consumed until the work is completed and equipment no longer being used.

There are many ways to participate, such as providing project ideas, tools, supplies, refreshments, funds, and support, even if you are unable to work on Saturday. Everyone is invited and encouraged to participate. If each one of us would spend just one hour a year doing something to benefit our neighborhood we would have the equivalent of a full time employee!

If you have any ideas and/or are planning to participate, please place these dates on your calendar and send an e-mail message to Telliott@ShannonValley.org.

TREASURER'S REPORT

2006 BALANCE SHEET

	<u>8/31/06 YTD</u> <u>Actual</u>	<u>12/31/06</u> <u>Budget</u>
ASSETS		
Current Assets		
Cash		
Checking	\$ 2,879	\$ 2,500
Saving	\$ 71,154	\$ 19,387
Capital Reserve	\$ 21,137	\$ 33,246
Total Cash	<u>\$ 95,170</u>	<u>\$ 55,133</u>
Accounts Receivable	\$ 2,200	\$ -
Notes Receivable	\$ -	\$ -
Total Current Assets	\$ 97,370	\$ 55,133
Fixed Assets	\$ -	\$ -
TOTAL ASSETS	<u><u>\$ 97,370</u></u>	<u><u>\$ 55,133</u></u>
 LIABILITIES & EQUITY		
Liabilities		
Current Liabilities		
Accounts Payable	\$ -	\$ -
Accrued Expenses	\$ -	\$ -
Income Tax Payable	\$ -	\$ -
Short-term Notes Payable	\$ -	\$ -
Portion of L-T Debt Payable	\$ -	\$ -
Total Current Liabilities	<u>\$ -</u>	<u>\$ -</u>
Long Term Liabilities	\$ -	\$ -
Mortgage Notes Payable	\$ -	\$ -
Total Liabilities	\$ -	\$ -
Equity		
Opening Bal Equity	\$ -	\$ -
Retained Earnings	\$ 45,206	\$ 55,133
Net Income	\$ 52,164	\$ -
Total Equity	<u>\$ 97,370</u>	<u>\$ 55,133</u>
TOTAL LIABILITIES & EQUITY	<u><u>\$ 97,370</u></u>	<u><u>\$ 55,133</u></u>

INTERESTED IN SERVING ON THE BOARD?

Shannon Valley Homes Association is governed by a board of five (5) directors elected annually by secret written ballot at the Annual Meeting each November. The term is for fourteen months, with the last two months served as non-voting advisors to the newly elected board members.

If interested in learning more about serving as a board member, please contact any board member by phone or e-mail. The Nominating Committee will meet at our next board meeting on Tuesday, October 3, 2006, to prepare the ballot, which will be distributed with the new Directories around the second week in October. Nominations can also be made from the floor at the Annual Meeting. The ballots will need to be placed in the box at the Annual Meeting prior to 7:30 p.m. The election results will be announced at the end of the Annual Meeting.

Although there is no monetary compensation for serving as a board member, it is an excellent opportunity to work with great people, enhance our home values, have fun, and make Shannon Valley a Great Place to Live.

TREASURER'S REPORT

2006 INCOME STATEMENT

	7/31/06 YTD Actual	MtM Variance	8/31/06 YTD Actual	12/31/06 Budget
Income				
Current Annual Dues	\$ 53,900	\$ 196	\$ 54,096	\$ 51,081
Garbage Fees	\$ 56,100	\$ 204	\$ 56,304	\$ 60,319
SubTotal	\$ 110,000	\$ 400	\$ 110,400	\$ 111,400
Past Dues/Late Fees/Interest	\$ 2,593	\$ 280	\$ 2,874	\$ 1,900
Interest - Money Market	\$ 1,603	\$ 680	\$ 2,283	\$ 1,200
Other Income	\$ 348	\$ -	\$ 348	\$ 150
Total Income	\$ 114,544	\$ 1,360	\$ 115,904	\$ 114,650
Expense				
Contract Labor	\$ 2,100	\$ 300	\$ 2,400	\$ 3,600
Garbage Contract	\$ 30,232	\$ 5,106	\$ 35,337	\$ 60,861
Landscape Contract	\$ 10,718	\$ 4,144	\$ 14,862	\$ 19,000
Grounds Maintenance	\$ 581	\$ 100	\$ 681	\$ 2,000
Storage Locker Rental	\$ 780	\$ -	\$ 780	\$ 780
Utilities	\$ 1,626	\$ 999	\$ 2,625	\$ 3,500
Meetings	\$ -	\$ -	\$ -	\$ 750
CERT	\$ -	\$ -	\$ -	\$ 750
Social Fund	\$ 1,195	\$ (439)	\$ 756	\$ 2,000
Garage Sale Expense	\$ -	\$ -	\$ -	\$ 50
Insurance	\$ 3,820	\$ -	\$ 3,820	\$ 5,500
Legal	\$ 100	\$ 13	\$ 113	\$ 100
Licenses/Fees	\$ 329	\$ -	\$ 329	\$ 400
Taxes	\$ 54	\$ -	\$ 54	\$ 600
Miscellaneous	\$ -	\$ -	\$ -	\$ 200
Office Supplies	\$ 118	\$ -	\$ 118	\$ 50
Postage	\$ 491	\$ 140	\$ 630	\$ 800
Printing - Newsletter / Directory	\$ 1,394	\$ (158)	\$ 1,236	\$ 1,600
Expenses before Capital Reserve	\$ 53,537	\$ 10,204	\$ 63,741	\$ 102,541
Capital Improvements Reserve	\$ -	\$ -	\$ -	\$ 12,109
Total Expenses	\$ 53,537	\$ 10,204	\$ 63,741	\$ 114,650
Net Income	\$ 61,008	\$ (8,844)	\$ 52,164	\$ -

ANNUAL MEETING

Please mark you calendars and plan to attend the Shannon Valley Homes Association Annual meeting on Tuesday, November 7, 2006, at 7:00. It will again be held at Brookridge Golf & Country Club, 8223 West 103rd Street, Overland Park.

It should only last about an hour, and there are a number of reasons to attend, including meeting neighbors, election of the Board of Directors, brief reports from the officers, and discussion of issues relating to our neighborhood. Refreshments will be available.

We hope you can make it!

Tennis Court Issues

By Vern Koeppen

During the past three plus years that I have been associated with SVHA board and generally in charge of ground maintenance, I have observed the deterioration of the tennis courts. We have poured concrete to close a crack the length of the court area and also close cracks the width of the courts along the nets. I have noticed some "homes for sale" flyers that list the tennis courts as an amenity, which I question because the shape they are in. Following are records of proposals in the past and what action was taken.

1. June 1990. Materials to do crack repair and touch up. \$872.44. Accepted.
2. October 1992. Proposal for plexipave surface system. \$4,620. Comment was that the crack is structural and will return. Proposal not accepted.
3. March 1995. Replaced net posts, repaired crack and secured windscreen. \$3,900. Accepted.
4. July 1995. Estimate to completely redo tennis courts with overlay and fill crack. \$21,310. Not accepted.
5. March 1997. Two nets. \$260. Accepted.
6. July 2003. Complete overhaul. \$29,415. Repair and color coat only. \$9,211. Neither was accepted.
7. October 2003. Filler coat, sealer coat, repair crack along net, repair long crack, and paint courts. \$7,310. Not accepted.

As you can see, there has been little spent on maintenance and rightly so as there was no guarantee about the cracks being permanently fixed.

I have, with the board's approval, conducted some research as to what can be done to enhance the area and to pass this on to the general membership.

1. Three coats of Tuf Trac Acrylic Tennis Surface, which includes crack filling and moderate leveling. Probably can't guarantee that the cracks will not return, otherwise includes an 8 year warranty. \$10,975.
2. Flexcourt. A suspended tennis court system designed to withstand outdoor heavy use over a 2 decade period, with built in flexation, making it the safest and healthiest tennis court surface in the world. Includes crack filling and filling in puddle areas, installing from fence to fence, 10 year warranty and a 25 year expectancy to keep its color and shape. This is similar to the sports court, but has a different composition. \$18,000 complete.

There has been mentioned that we should remove the courts and replace with something else. One estimate in 2003 to remove and level with dirt was in the area of \$7,000 to 10,000. As you can see, we are so called, "in between a rock and a hard spot" with what to do. Our options are to let it deteriorate over the years, bite the bullet and fix it up, remove it, or replace it with something else.

I will bring samples of the 2 options discussed above with a limited discussion at the Annual Meeting and, of course, we'll be around after the meeting for any further discussion of what to do. This will probably be the last mention of the tennis court problems, at least from me.

Check out

<http://www.shannonvalley.org/>

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