



THE SHANNON VALLEY VOICE

Fall 2004

A Message From The President

Another fun-filled summer has slipped by us all. Our kids are back in school, vacation photos and memories linger and soon that crisp fall smell will be in the air. The Board and various committees have been very busy this summer. The Long Range Planning Committee has been reviewing and analyzing the returned questionnaires. The response was outstanding – showing that the residents of Shannon Valley continue to care about our community. A more detailed summary will be presented at the November annual meeting. The Association has a new Secretary/Treasurer – Troy Russell. Vern is on top of the Grounds and Maintenance, ensuring that trouble areas are trimmed and beautified. The Social Committee is busy planning the details of our Fall Festival and the Block Captain Coordinators, Erin and Jeff Burvee, have big expansion plans. Before we know it, the year will have passed and we will be visiting with all of our neighbors at the Annual Shannon Valley Homes Association meeting, set for November 9th, 7 pm, Brookridge Country Club.

As President, I have been asked to act as the neighborhood “go-between” – helping to resolve neighbor disputes, rental property upkeep dilemmas, collection of outstanding dues and listening to comments and concerns expressed by residents. I have found both satisfaction and frustration dealing with all of the above. I came across an article in the Sunday “Parade” magazine that you can find on page 2. It is good advice, and if followed, would open up neighbor dialogue and de-escalate some of the problems we all have encountered.

Sue Wildgen, President

Oktoberfest!!!!

Yes, it's time for the annual Oktoberfest! Join all the residents of Shannon Valley, Indian Creek, and Hunter's Pointe for a great afternoon at Shannon Valley Park. We'll have music, games, hot dogs, beverages, and beer – you bring the side dish! The party is from 4:00 pm to 7:00 pm, so bring your whole family and join us on October 9!

We can use a number of volunteers to man the games, cook hot dogs, etc. Call Linda Nease at 345.0308 if you can help. Look for flyers on your mailboxes closer to the date for more information.
See you there!

The Shannon Valley Homes Association Annual Meeting

November 9th, 7 pm
Brookridge Country Club

I attended the annual meeting of the Shannon Valley Homes Association last year for the first time in several years. Yes, I have been on the board in the past, and, Yes, I attended at that time. So why the lack of participation or interest? I, like many of you, found several reasons to **NOT** attend – too busy, bad night, everything is OK in the neighborhood, no one shows up, only the complainers show up, I don't want to get involved, etc, etc, etc.

After watching the neighborhood begin to change and feeling like I was unaware of the board's actions or dealings, I felt it was time to get back in tune. Not only did I attend but signed up to participate again. Did you know that the SV board election in November 2003 resulted in a shortage of board members? The Long Range Planning Committee was in its infancy, seeking direction and participants. In addition, the Block Captain concept was struggling to recruit new Block Captains. I did not.

Today, we currently have five active board members and four active committee chairs - all your neighbors and all volunteering their time and energies to make Shannon Valley a Great Place to Live. Be sure to join the board and your neighbors on November 9th for the 2004 Shannon Valley Homes Association Annual Meeting. We certainly want to meet you, hear your ideas and have a chance to provide information about Shannon Valley.

See you there!

Sue Wildgen

Check out

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

What To Do About Bad Neighbors!!!!!!!!!!

1. **Talk.** Neighbors often are unaware that their behavior is causing problems. Document the problems, then politely knock on their door at a convenient time and explain the situation. Be ready to offer a reasonable solution. Don't be surprised if you encounter hostility.
2. **Mediation.** If you are too irate to talk rationally, mediation can break the logjam. Visit the National Association for Community Mediation at www.nafcm.org on the Web.
3. **Last resort.** Calling the cops, even if you win a legal battle, actually can ratchet up the hostility, making relations worse.

WANTED!



Active neighbors to step forward and represent their street as SV Block Captains! We are attempting to revive the Block Captain concept. If you have enthusiasm about SV, want to see things happen and love to meet new people - contact Jeff and Erin Burvee, jburvee@shannonvalley.org ASAP!! This is your neighborhood - Help make Shannon Valley "A Great Place to Live"!!

THE HOLIDAYS ARE RIGHT AROUND THE CORNER

Have you noticed that local stores have the Halloween decorations on display and they are right next to the Thanksgiving, Christmas and Hanukkah decorations! Yes, the holidays will be here very soon. Last year the neighborhood sparkled with all the festive holiday lights and decorations. We hope that the residents on Grant string their tree lights again! We love to see everyone celebrate with lights and decorations but please remember to remove all festive decor **on or before January 15, 2005.** Thanks.

PLAN EARLY FOR FALL LAWN CARE

Summer conditions have been nearly perfect for growing grass. Cooler temperatures and rainfall have helped our bluegrass and tall fescue survive the normally stressful conditions. By this time the lawn is often full of dead spots.

Judging from calls that have come into the office, there will still be the need to plant grass seed this fall. Overseeding on bare spots in early September is the ideal way to repair an ailing lawn.

Now is the time to prep for this process so the seed can be planted at the ideal time. The first step is to determine the cause of the problem. Not correcting improper practices will lead to the same problem in the future.

Once this has been determined, the next step is to follow a good plan of action. This involves selecting a good variety of grass, properly preparing the soil and then using good management practices once the seed is planted.

There are numerous varieties of bluegrass and tall fescue on the market. There is no one best variety, but as many as ten to fifteen different varieties which will perform well under local conditions. It is recommended to mix two to three varieties for best results. Choose quality seed as inexpensive mixes will cause problems such as being disease prone or intolerant of our harsh climate.

Proper soil preparation is vital for good germination. This is best achieved by verticutting the area. A verticut slices grooves into the soil. Core aeration can also be used to prepare the soil. It results in a less uniform stand which takes longer to fill in.

Once the seed is planted, the area must be kept moist, not wet, until the seed germinates and starts to establish. This may require watering lightly on a daily basis. Germination may take up to two weeks depending on weather conditions and the type of seed.

Now is the time to start the planting process as the window of opportunity for seeding is very narrow. Planning will lead to success and a lawn that is the envy of the neighborhood.

by
Dennis L. Patton
County Extension Agent, Horticulture
Johnson County K-State Research and Extension

CONGRATULATIONS!



(From Left to Right) Leon Clarin, Bob Chambers and Haven Rolander

SVHA seasonal award for Summer 2004 deviated from the normal "homeowner" award. The board voted to award this season's award to three individuals who assisted in making the common areas in Shannon Valley more attractive.

Last fall, the Board received a request from Clarin, Chambers and Rolander to beautify a common area on Eby Street, just east of Grandview. After removal of two dead trees, the neighboring homeowners planted grass, shrubs, and small trees. A sidewalk was also installed so walkers could avoid the mud or street as they passed through this area. The Board approved a small budget to reimburse the neighbors for their initial work. "This is money well-spent", stated Vern Koeppen, Shannon Valley VP and Grounds Maintenance Board Member. "This effort shows others that concerned residents strive to maintain a well manicured look in Shannon Valley.

The three neighbors are completely in charge of maintaining this small area at no cost to SVHA. Too bad we can't show a before and after picture of what has been accomplished! Good work and thanks to this group of neighbors for making Shannon Valley "A Great Place to Live".

We Want YOU!!

The Shannon Valley Board of Directors elections will be held at the Annual Meeting scheduled for November 9, 2004, 7:00 pm to 10:00 pm at the Brookside Country Club. All positions are open and any one that is a home owner in Shannon Valley can add their name to the nomination list. Current Board positions are: President, Vice President, Secretary/Treasurer. In addition Committee Chairs are held for the specific areas: Grounds and Maintenance, Communications, Government Liaison, Social Committee, Safety Committee. If you are interested in the neighborhood and want to help make Shannon Valley "A Great Place to Live", please email, call or send you name and a brief background to:

Sue Wildgen- President, 9012 W. 113th St, 469-9527, swildgen@shannonvalley.org



NEIGHBORHOOD SERVICE DAY October 2, 2004



One of the recommendations of the Long Term Planning Committee ("LTPC") was to increase the involvement of our Members in maintaining property under control of the Association.

If you have not done so recently, take a moment and walk down College Boulevard. Most of the branches a few feet up on the juniper trees are dead and need trimming. This will make it easier to clean trash and debris along this area, and should significantly improve appearance without a major expenditure. The area around the tennis courts is also in need of some TLC.

The benefits of participating are many, including:

1. A good way to meet and get better acquainted with your neighbors.
2. Improvement of the appearance of our neighborhood.
3. Setting a good example for our children (they may even earn service hours).
4. Save the Association funds.
5. Prepare for the Octoberfest event scheduled for the following Saturday.

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.

Even if you are not up for physical labor, feel free to come anyway and offer your support with water and refreshments. We hope we have a great turnout so we can demonstrate our ability to work together as a neighborhood to accomplish worthwhile objectives. Please sign up as soon as possible and direct any questions to:

Vern Koeppen- Vice President, Grounds Maintenance: vkoeppen@shannonvalley.org

Tim Elliott, LTPC Chair

- What:** Shannon Valley Neighborhood Service Day
Who: Volunteers (adults and children) who want to improve Shannon Valley
When: Saturday, October 2, 2004, Starting at 8:00 a.m.
Where: Shannon Valley Park, College Boulevard
Bring: Limb clippers, chain saws, pick-up trucks, rakes, shovels, ladders, other tools, safety equipment, water/refreshments (non-alcoholic until work is finished and equipment not being used).
Project: Trim dead limbs 18" to 24" up on the bottom of the junipers on College Boulevard. Rake and arrange rocks. Remove trash and weeds. Remove volunteer trees and trim trees around tennis court. Other activities as resources will allow.

Come spend an hour or more working to improve our neighborhood or bring treats and refreshments for the workers.

Please complete and mail to: Shannon Valley Homes Association
Clean-up Project
P.O. Box 25054
Overland Park, KS 66225

or send an email to Vern Koeppen, Vice President, Grounds Maintenance @ vkoeppen@shannonvalley.org

Name: _____
 Phone: _____
 E-Mail: _____
 Tools: _____

SURVEY RESPONSES ARE IN – WHAT NOW?

As you are probably aware, the Survey has been completed and a Preliminary Master Compilation has been prepared. Please feel free to review it on the web at <http://www.shannonvalley.org/pdf/Master%20Compilation.pdf>. As indicated during the July meeting of the Long Term Planning Committee (“LTPC”), the next step in our process is to develop suggestions and recommendations for addressing the issues identified in the Survey responses as most important. We have been actively seeking such suggestions and recommendations from the Committee Members, addressees on the LTPC e-mail list, and all Association Members. Such suggestions were reviewed, analyzed, refined, and prioritized for the purpose of the One-Year and Five-Year Plans at the August 26, 2004, LTPC meeting.

“Survey Says” The following are some general observations about the Survey responses that may be helpful in organizing thoughts for the purpose of developing recommendations and suggestions for the Plans.

Question 2 stated: “What do you like most about living in Shannon Valley? (Please mark as many as you like.)” Ten factors were listed, with space for “other.” In other words, the committee was attempting to identify the neighborhood’s perceived assets with this question. Nearly all respondents listed “Location” (113). The second factor was “Quality of neighbors and/or neighborhood” (78). Two factors, “School District” and “Proximity to the store(s) you frequent” (69) were tied for third. The fifth factor was “Value of property” (61). “Proximity to work” (46) had the sixth most marks; followed by “Newsletter” (20), “Garage sale (11), “Block captains” (9) and “Holiday events” (8).

Question 3 stated: “What concerns you most? (1=most important, 2=less important, 3= not concerned). Eighteen factors were listed, with space for “other.” This question was intended to prioritize importance of issues. The most frequent factor marked with a “1” was “Property values” (69). Second was “Rental properties in Shannon Valley” (48). Third was “The quantity and speed of automobile traffic” (47). The fourth item marked most important was “Possible loss of Indian Valley Elementary” (45); followed by “Door to door solicitors” (43) as fifth. The next five were “Vandalism” and “Wastewater treatment facility” (37), “Appearance of property next to College Boulevard” (36), “Quality of road conditions” (32), and “Frequency of Patrolling by police” (30).

Conclusions So, can we draw any conclusions from this information? If so, what conclusions? Even with a 100% accurate database, different reasonable people can come up with different conclusions. The likelihood of differing opinions would seem to increase with data less than 100% accurate. Therefore, each person reviewing the Compilation is invited to develop his or her own conclusions and share them with future long term planning committees for consideration in developing revisions of the Association’s long term plans.

It is rather safe to say that the Association’s members enjoy the location of the subdivision, and are very concerned with the value of their property. They appreciate their neighbors and the school system, and are concerned with safety and privacy.

It also appears a significant portion of our neighborhood members are willing to give their time and attention to others. For example, over half of the respondents indicated they and/or their spouses would volunteer to improve Shannon Valley (Questions 4A). The most frequently marked areas to volunteer (Questions 4B) were “Public relations” (29), “Website assistance” (28), “Neighbor assistance” (26), “Furnish treats for neighborhood gatherings” (25), and “Long Term Planning Committee” (20).

Where Do We Go From Here? As we consider what we can do to improve our neighborhood and address the items identified in the Survey responses, it appears clear that we need to develop ways to encourage ***greater interaction between the Association’s members, and greater participation in Association activities.***

With greater interaction and participation, our members will have a deeper feeling of pride and ownership in the Association and its activities. With a greater feeling of pride and ownership, Shannon Valley will be an even more desirable place to live. This should translate into strong property values and attract people to live in Shannon Valley, including young families, especially when combined with marketing the various assets of the Association. Attracting young families is important to maintaining and preserving Indian Valley Elementary. Greater interaction and participation should also provide budgetary relief and assistance in dealing with the anticipated future challenge presented by the \$150 maximum annual assessment. By focusing on how to encourage greater interaction and participation of the Association’s membership, and utilizing various resources within the Association to emphasize its assets, the One-Year and Five-Year Plans will address the primary concerns of its Members and provide a course for long term improvement and stability in our neighborhood.

Please feel free to contact the Chair of the LTPC at TELLIOTT@SHANNONVALLEY.ORG and let us know whether or not you agree with the premise set forth above. If you do not agree, please let us know where you believe we should focus our attention. If you do agree, please let us know your ideas for increasing interaction and participation. A draft of the LTPC’s Report, which includes the One-Year and Five-Year Plans was presented to the Board’s for review at its September Board Meeting. We will review their comments, and suggestions from the LTPC and Association members and make revisions prior to the October meeting. Upon approval by the Board, the Report will be published on the Association’s website prior to the November Annual meeting, and voted on at that meeting. Therefore, we are on a rather short time frame, so we really need your feedback as soon as possible.

We really appreciate your time and attention to this project.

Tim Elliott, LTPC Chair

Shannon Valley Homes Association
P.O. Box 25054
Overland Park, KS 66225

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MEET YOUR NEW BLOCK CAPTAIN COORDINATORS

As Shannon Valley Block Captain Coordinators, we want to welcome new residents to the neighborhood. We moved to Shannon Valley in the spring of 2003, and we are pleased with our decision to make this great established neighborhood our home. Our role as Block Captain Coordinators is to assist neighborhood block captains with welcoming new residents and providing them with neighborhood information. We strongly encourage residents to check out the neighborhood web site at: www.shannonvalley.org where you will find a wide variety of Shannon Valley information. The neighborhood directories are currently being printed and should be ready for distribution in the next several weeks.

We are currently updating the list of block captains for the neighborhood. There are numerous openings, so please contact Erin or Jeff Burvee if you would be interested in serving as a block captain. You can contact us at: eburvee@shannonvalley.org or 322.8127.

Erin and Jeff Burvee
Block Captain Coordinators

Check out

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