## THE CLARION

#### January 2007

### **President's Message**

A suggestion was made at our last Board of Directors meeting that all homeowners turn on their front porch lights at night. We have many homeowners who frequently walk their pets at night and this would help to light up the properties and the common grounds. I thought this was a good suggestion so am passing it on to you.

Another request was made to use the President's Message to reach our community with a plea for persons interested in shoveling snow in the Four Colonies area. The Association plows our streets and parki ng areas but they don't shovel private sidewalks and drives. If you or your teenager want to earn some extra money or know of someone who might be interested, call the office with names and phone numbers which can be given to the inquiring homeowners. We may even consider publishing a list of names and numbers in the Clarion.

Top Care has been working on the leaf cleanup since November 27, 2006. The Ash trees are always first to drop their leaves and the Oaks are always the last. We want the majority of the leaves down before we start the fall cleanup because we budget for only one pass through the property. The timing is tricky but eventually (weather cooperating) the majority of leaves will be raked and removed. The spring cleanup usually happens in late March or early April.

Jim Lindsey, Chair of Grounds Committee, tells us some Ash trees in the area are suffering from a slow progressing blight which is not treatable. Each year, fewer leaves appear until the tree eventually dies. The bean producing Locusts have a 20 to 25 year life

expectancy and most Locusts in Four Colonies are reaching their life expectancy.

These trees can be productive one year and die the next. The Association does have a small budget to replace trees but will not plant if the circumstances are not optimal for tree growth. Shawnee Mission Tree Service has been contracted for 2007 to prune primarily in Colony 4. The neighborhood is divided into 3 sections and each year, we trim 1 section.

The City of Lenexa is planning to celebrate their 100th anniversary of incorporation with a week long series of events starting on May 5, 2007. A website is being built to inform every one of the schedules. Be sure to check out <a href="https://www.lenexal00.com">www.lenexal00.com</a>.

Happy New Year!

Jim Shields, President



#### **Meeting Minutes**

FOUR COLONIES HOMES ASSOCIATION REGULAR BOARD MEETING MINUTES

December 18, 2006

Jim Shields
Gene Moyer
Maureen Shawver
Jim Lindsey
Ann Arnott
Alice Bennett
Louise Byer
Dawn Harmon
Sara Hurley

President Vice-President Secretary Treasurer

Becky Powell General Manager
Absent: Gene Moyer & Maureen Shawver left early
These minutes have not been approved.

The Homeowner's Forum started at 6:45 p.m. There were 4 homeowners present. The following topics were discussed: snow removal, new roofs, and problem neighbors.

President Jim Shields called the Regular Board Meeting of December 18, 2006 to order at 7:35 p.m. A quorum was present.

Ms. Shawver made the motion to accept November 20, 2006, Regular Board Meeting minutes as written. Ms. Arnott seconded and the motion passed. (Vote #1)

#### **COMMITTEE REPORTS:**

<u>Finance-</u> The Board received copies of the financial reports. Discussion followed.

<u>Grounds-</u>Mr. Lindsey reported that Top Care was still working on the fall cleanup.

<u>Common Area Facilities</u> - Mr. Shields informed the Board that the resurfacing of Tennis Court 3 was complete.

<u>Architectural Control - Ms. Arnott reported that one request</u> was submitted for review since the November Board meeting: To replace slider glass doors with triple, doublehung windows. It was approved.

Roof Report - There was no report.

Paint Report-There was no report.

Rental Review Report-There was no report.

Communication/Social Report-Ms. Bennett reported that Ms. Harmon did a great job on the Holiday Party. Ms. Harmon reported that the party was a success. Everyone enjoyed the white elephant gift exchange and cookie contest.

<u>Manager's Report-</u>Ms. Powell read her report. Discussion followed.

Old Business- There was no old business.

New Business- The Board received copies of the Tree Trimming Proposal from Arbor Masters Tree & Landscape. Discussion followed. Mr. Lindsey made the motion to accept Arbor Masters Tree & Landscape's bid in the amount of \$25,750.00 for tree trimming in area #3 in 2007. The motion passed. (Vote #2)

The Board received copies of a bid from Arbor Masters Tree & Landscape for tree fertilization and spray in 2007. Discussion followed. Mr. Lindsey made the motion to accept Arbor Masters Tree & Landscape bid in the amount of \$8,305.00 for tree fertilization and spray in 2007. The motion passed. (Vote #3)

The Board received copies of a bid from McConnell & Associates Corp. to sealcoat streets overlaid in 2002. Discussion followed. Mr. Lindsey made the motion to accept McConnell & Associates Corp. bid in the amount of \$32,560.00 to sealcoat Four Colonies streets overlaid in 2002. The motion passed. (Vote #4)

The Board received copies of a bid from Top Care, Inc for grounds maintenance in 2007. Discussion followed. Mr. Lindsey made the motion to accept Top Care, Inc. bid in the amount of \$147,905.00 for the 2007 grounds maintenance. The motion passed. (Vote #5)

Mr. Lindsey made the motion to adjourn, seconded by Ms. Arnott. The meeting adjourned at 8:30 p.m.

Respectfully Submitted By:

Maureen Shawver, Secretary

Approved On

Board Member	1	2	3	4	5	6	7	8	9	10
Arnott, Ann	Υ	Υ	Υ	Υ	Υ					
Bennett, Alice	Υ	Υ	Υ	Υ	Υ					
Byer, Louise	Α	Υ	Υ	Υ	Υ					
Harmon, Dawn	Υ	Υ	Υ	Υ	Υ					
Hurley, Sara	Υ	Υ	Υ	Υ	Υ					
Lindsey, Jim	Υ	Υ	Υ	Υ	Υ					
Moyer, Gene	-	-	-	-	-					
Shawver, Maureen	Υ	-	-	-	-					
Shields, Jim										

Balance Sheet As of 11/30/06

A		Fund Balances —			
Account Description	Operating	Reserves	Other	Totals	
			ASSETS		
			ASSETS		
Petty Cash	500.00			500.00	
National BK of KC Operating CH	118,540.86			118,540.86	
National Bank of KC Roof Fund		247,585.89		247,585.89	
National Bank of KC Street		122,011.10		122,011.10	
National Bank of KC Major Impr		81,007.45		81,007.45	
Nat'l BK of KC Operating M M	87,758.48			87,758.48	
Bank of America - Operating	83,054.95			83,054.95	
Unit Dues Receivable	36,905.80			36,905.80	
Allowance for Delinquent Dues	(14,000.00)			(14,000.00)	
Prepaid Insurance	13,720.40			13,720.40	
Interstate Federal Roof Res		89,997.78		89,997.78	
Gold Bank Roof Res(Was NAS)		104,653.72		104,653.72	
Western National BK Roof Reser		101,193.98		101,193.98	
Roxbury Bank Roof Reserve		100,425.75		100,425.75	
Improvements			1,039,277.98	1,039,277.98	
Clubhouse			438,600.00	438,600.00	
Clubhouse Improvements			50,326.82	50,326.82	
Trucks/Equipment			64,774.00	64,774.00	
Furniture/Appliances			17,566.00	17,566.00	
Pool			280,097.06	280,097.06	
Computers			6,896.00	6,896.00	
Land			913,175.69	913,175.69	
Accum Depreciation			(905,471.68)	(905,471.68)	
YOTAL ASSETS	326,480.49	846,875.67	1,905,241.87	3,078,598.03	
				===========	
		LTABILT'	TIES & EQUITY		
CURRENT LIABILITIES:					
accrued Income Tax	2,661.00			2,661.00	
Note Payable GMAC	10,181.00			10,181.00	
Prepaid Homeowner Dues	20,742.81			20,742.81	
Clubhouse Deposits	3,520.00			3,520.00	
Subtotal Current Liab.	37,104.81	.00	.00	37,104.81	
ESERVES:					

Balance Sheet As of 11/30/06

	Fund Balances —				
Account Description	Operating	Reserves	Other	Totals	
Subtotal Reserves	.00	.00	.00	.00	
EQUITY:					
Donated Capital	1,045,300.28			1,045,300.28	
Additional Pd - In Capital	477,953.04			477,953.04	
Retained Earnings-prior years	2,048,837.11			2,048,837.11	
Current Year Net Income/(Loss)	(530,597.21)	.00	.00	(530,597.21)	
Subtotal Equity	3,041,493.22	.00	.00	3,041,493.22	
TOTAL LIABILITIES & EQUITY	3,078,598.03	.00	.00	3,078,598.03	
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Income/Expense Statement Period: 11/01/06 to 11/30/06

	Description	Comment Actual	Voca To Data Anta-1
	Description	Current Actual	Year-To-Date Actual
INCOME:			
33000	Administrative & Common Area	67,039.19	734,235.57
33010	Reserves - Roof Replacement	12,234.08	134,574.88
33011	Reserve - Street Replacement	5,000.00	55,000.00
33012	Reserve - Supplement Roof Fun	4,416.67	48,583.37
33020	Roof Repair	2,083.33	22,916.63
33030	Gutters	3,054.17	33,595.87
33031	Gutter Repair	166.67	1,833.37
33040	Paint - Homes	18,482.92	203,312.12
33050	Paint/Roof - Garage	299.58	3,295.38
33060	Paint/Roof - Carport	606.75	6,674.25
33070	Light Credit	(491.00)	(5,401.00)
34000	Clubhouse Rentals	1,550.00	7,150.00
34010	Clarion	285.00	3,650.00
34020	Interest-Regular	4.57	2,335.96
34021	Restricted Interest-Roof	3,586.02	32,241.96
34022	Major Improvements Interest	.00	1,209.75
34023	Restricted Interest - Streets	.00	718.57
34030	Misc. Other	50.00	1,756.60
34040	Misc. Owner Income	36.74	476.72
34045	Income Detex Cards	.00	1,130.00
34050	Collection Income	25.00	700.00
	Subtotal Income	118,429.69	1,289,990.00
		EXPENSES	
General 8	& Administrative		
50011	Payroll	16,655.08	173,631.62
50021	Accounting Fees	74.95	740.33
50031	Annual Audit/Tax Prep	.00	6,400.00
50041	Computer	.00	7,593.56
50051	Copier Expense	204.03	2,470.03
50061	Collection Expense	2,264.54	7,499.76
50071	Insurance	2,286.00	24,691.40
50081	Dues & Subscriptions	.00	130.00
50091	Legal	.00	3,661.58
50101	Employee Relations/Education	12.50	179.18
50111	Office Materials/Supplies	184.72	3,478.97
50112	Annual Meeting	.00	1,321.92
50121	Clarion Newsletter	700.16	9,308.74
50131	Postage	411.32	1,079.08
50141	Security Alarm	.00	2,520.31
50151	Professional Services	231.24	2,769.64
50161	Taxes (corporate income)	.00	11,026.00
50171	Taxes-other(property/licenses	929.06	1,461.99
50191	Office Equipment - Misc.	349.43	349.43
50211	Office Cleaning	24.73	24.73
50231	Office Telephone	286.40	3,045.67
50241	Miscellaneous	.00	(65.73)
50242	Service Charges	.00	(30.00)
50261	Depreciation Expense	10,425.00	112,216.68

Income/Expense Statement Period: 11/01/06 to 11/30/06

	Description	Current Actual	Year-To-Date Actual	
	Conough the Administration			
	General & Administrative	35,039.16	375,504.89	
Common	Area Maintenance			
51012	Clubhouse Cleaning	.00	1,575.00	
51032	Contract - Trash	5,480.00	54,629.41	
51042	Contract - Pool	.00	19,713.87	
51043	Detex System (Pools)	.00	584.94	
51052	Contract - Lawn	6,275.00	115,037.00	
51062	Contract - Tree Service	.00	35,713.02	
51082	Pool Maintenance/Improvements	.00	3,523.40	
51092	Grounds Improvements	.00	23,093.03	
51094	Drainage	210.92	9,981.39	
51095	Public Relations	.00	3,115.64	
51102	Buildings Improvements	113.00	5,778.17	
51103	Clubhouse/Pool Furniture	79.03	3,414.11	
51115	Common Facilities Maintenance	229.97	7,989.81	
51122	Concrete Repair	.00	11,174.29	
51132	Lighting	118.09	7,563.31	
51142	Utilities	2,097.29	33,626.08	
51152	Truck Maintenance/Golf Cart	292.88	6,347.92	
51154	GMAC 2004 Truck	509.05	5,599.55	
51162	Tools/Equip/Supplies	370.90	2,813.48	
51163	Right of Restoration	105.00	1,995.00	
51172	Miscellaneous	122.07	2,207.17	
	Common Area Maintenance	16,003.20	355,475.59	
Residen	tial Maintenance			
52013	Paint Homes	.00	289,710.00	
52020	Roof Replacement (Total)	169,303.00	716,987.00	
52023	Paint/Roof - Gar	.00	4,445.00	
52033	Paint/Roof - Car	.00	4,285.00	
52043	Residential-Roof Repairs	1,525.00	14,725.00	
52053	Gutter -Repairs	225.00	3,707.01	
	Residential Maintenance	171,053.00	1,033,859.01	
	mprovements/Repair			
53024	RR Tie Replacement	2,817.41	3,856.07	
53034	Tree Removal	.00	5,710.08	
53036	Irrigation	.00	25,000.00	
53037	Erosion	.00	3,476.76	
53074	Contingency Fund	.00	4,248.00	
53095	Clubhouse 3 Floor	.00	13,456.81	
	Major Improvements/Repai	2,817.41	55,747.72	
Reserve	s			
	Reserves	.00	.00	
	TOTAL EXPENSES	224,912.77	1,820,587.21	
	CURRENT YEAR NET INCOME/(LOSS	(106,483.08)	(530,597.21)	

# January 2007

SUN	MON	TUE	WED	тни	FRI	SAT
	I New Year's Office Closed	2 Book Exchange CH2 Spm to Spm	3 800K CLUB 7:00 PM CH1	4	5 Breakfast Le Peep's 9:00 am	6
7	8	9 Book Exchange-CH2 Spm to Spm	10	11	12 Breakfast Le Peep's 9:00 am	13
14	15 Regular BOD Meeting Tpm CN3 Martin Luther Kings Jr Birthelay	16 BUNKO Book Exchange-CH2 Sperito Speri	17	18 Clarion Deadline	19 Breakfast Le Peep's 9:00 am	20
21	22	23 Book Exchange CN2 3pm to 5pm	24	25	26 Breakfast Le Peep's 9:00 am	27 RENTAL CHS
28	29	30 Book Exchange CH2 3pm to 5pm	31			



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