

NEWS AND VIEWS

SEPTEMBER/OCTOBER 2022

PUBLICATION 464



ATTENTION HOA MEMBERS

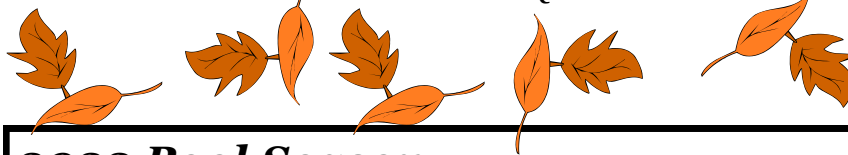
The Annual HOA meeting is fast approaching on November 10th at 8pm. The HOA Board is a body of 9 with 3 to 4 seats coming up for the normal 3-year term.

Contrary to what some may believe, this is not, nor should it be, a full-time job; however, it does require those with a willingness to be an active/cooperative participant in order to effect a functional and efficient Board.

If at some point, due to lack of community participation, we are unable to maintain a volunteer board, we will inevitably be required to hire a management company, equating to ever increasing dues along with reduced services and possible/likely a reduction in property values.

Please consider stepping up and getting involved in your community.

PLEASE CONTACT THE ASSOCIATION OFFICE OR CURRENT BOARD MEMBERS IF YOU HAVE ANY QUESTIONS.



2022 Pool Season

Another pool season has come to an end. A huge thanks to Johnson Pools, who once again kept our pool in tip top shape every day all season long. We are grateful for their hard work!

Speaking of hard work, our lifeguards really had to step up this summer and put in a lot of hours. Walnut Creek was very fortunate to be able to staff our pool at full operating capacity for as long as we did.

Thank you to our pool staff for making that possible, well done.

Pool Manager: Jessie Johnson

Assistant Managers: Edna Oswald, Glen Wright, & Logan Pearson

Returning Life Guards: Caleb Chambers, Ashton Hawkins, Brooke Robbins, Tierra Robison & Olivia Schaffer

New 2022 Life Guards: Jacob Wade

Board of Directors

PRESIDENT

Josh Owenby (606) 224-9581
Pools, Administration

VICE PRESIDENT

Carol Franklin (816) 741-3155
Administration, Clubhouse

SECRETARY

Carly Rouse (816) 560-4212
Administration, Community Rel.

TREASURER

Kim Wilhoite (816) 933-7760
Grounds, Finance

Carol Arnold (816) 321-1525
Clubhouse, Community Rel.

Ed Cayton (337) 424-8097
Pool, Grounds

Jay McMinn (816) 286-0939
Grounds, Finance

Bryce Palmer (605) 691-3628
Community Relations, Pools



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Community Highlights

Labor Day BBQ: Join us at the Walnut Creek Clubhouse on September 3 2022 at noon for our last BBQ of the year.

Fall Cleanup Day: The Walnut Creek Community Cleanup Day is scheduled for Saturday, October 1st from 8:30 to 12:30. More information is included in this newsletter.

Kids Halloween Party: The Kids Halloween Party is scheduled for October 31st at the clubhouse between 4:00 and 6:30 pm. Dress up for the occasion, come out, and enjoy the activities!

Reminder on Restrictions – If you are thinking about adding an unattached structure or outbuilding (shed, etc.) or putting up a new fence, please contact the association office to make sure your plans are not in violation of restrictive covenants in your area.

Permanent or regular parking of campers including travel trailers and RV's, boats and/or boat trailers, non operable vehicles, commercial vehicles or trailers, and any other equipment that detracts from the neighborhood is a restriction violation.

Not all properties in Walnut Creek are subject to restrictive covenants. Please check with the Association Office if you are unsure about your property.

Looking for Association Information — Go to our webpage at www.wcscha.org and find Current News, Clubhouse Calendar, Membership information, Forms and more.

Monthly Community Meetings are scheduled to occur at 7:00 pm on the 2nd Thursday of each month at our clubhouse. All members are welcome to attend!

Financial Summary as of August 31, 2022

The Financial Summary includes actual WCSHA income received and expenses paid for the year to the date provided.

Year to Month End Balance Sheets and Profit / Loss Statements are available to Members for the preceding month on request after the 10th day of the following month.

Questions regarding the Financial Summary may be directed to the Board Finance Committee at office@wcscha.org or (816)587-8289. You may also submit your questions to the Committee in writing.

Income	
Dues	232,345.91
Interest, Reimbursement, Other	7,650.13
Total Income	239,996.04
Expense	
Administration	4,858.83
Clubhouse	13,155.06
Community Relations	3,321.92
Grounds	34,684.62
Office	11,499.01
Trash Collection	72,089.25
Personnel Office/Pool	61,627.50
Pool	23,393.16
Special Projects	6,871.12
Bank Service Fees	165.64
Total Expense	231,666.11
Net Income/Expense	8,329.93

July Community Meeting not held due to a quorum not able to attend.

Upcoming Activities

Labor Day Cookout:

September 3rd, 2022 Starting at noon
Walnut Creek Clubhouse

September Community Board Meeting

Sept 8, 2022 Starting at 7:00 pm
Walnut Creek Clubhouse

Bags Tournament - rescheduled

September 17th 1:00 p.m.
Walnut Creek Clubhouse Tennis courts

Fall Cleanup

Oct 1, 2022 8:30 am to 12:30 pm
Clubhouse Parking Lot

October Community Board Meeting

October 13, 2022 Starting at 7:00 pm
Walnut Creek Clubhouse

Kids Halloween Party

October 31, 2022 4:00 to 6:30 pm
Clubhouse
Costume contest, snacks, and beverage.

Annual Elections

November 10th, 2022 8:00 p.m.

Fall Clean-up

Fall Clean-up Day is scheduled for Saturday, **October 1st from 8:30 am to 12:30 pm** at the clubhouse parking lot. Volunteers can access the dumpsters beginning at 8am. Others can begin forming a line behind the clubhouse sidewalk and will be given access at 8:30. Please arrive no later than noon to ensure access to the dumpsters. We will conclude when the dumpsters are full or if there are no vehicles present at any point after 12pm. Past Clean-up Days have proved successful as residents remain patient, lining up and waiting their turn. Please bring along a teenager or neighbor to help you unload. This keeps the line moving to your and everyone's benefit. Board members and volunteers will be available to direct traffic, organize materials, check dues status and proof of residence in Walnut Creek. Please expect to be asked to see your drivers license or utility bill for proof of residence. Dumpsters ... will be available in the clubhouse parking lot, right side. They will be supervised. Members are encouraged to use the dumpsters with the following guidelines:

- No toxic chemicals such as solvents, gas, or oil will be accepted.
 - No tires or batteries.
 - Large items (swing sets, picnic tables, etc.) must be "broken down".
 - For any wood or lumber, please **remove all nails** that might wound our volunteers.
 - Use of the dumpsters is "first come, first served". Once the dumpsters are filled, and the event has closed, no one will be allowed to dispose of additional materials overflowing the dumpsters or in the surrounding area.
 - Loose tree debris and branches less than 6" in diameter,
 - Any debris broken down and compacted into a lawn bag can be put in dumpsters beginning at 11:30, pending available room in the dumpsters.
- No chipper available.**
- No construction lumber,
 - No bagged material of any kind.

News and Views

A BI-MONTHLY NEWSLETTER PUBLISHED FOR WALNUT CREEK RESIDENTS

Office Hours:

Tuesday –Friday

3:00 pm—6:00 pm

Saturday

9:30 am - 12:30 pm

Office Phone:

(816) 587-8289

E-Mail:

office@wcscha.org

Website:

www.wcscha.org.

Facebook

www.facebook.com/wcscha/

Administrator:

Angela Ray



**RETURN SERVICE REQUESTED
DATED MATERIAL**

Walnut Creek South Homes Assoc.
P.O. Box 12252 - 5502 NW Clubhouse Cove
Parkville, MO 64152

**PRESORTED STANDARD
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