

News and Views

JANUARY/FEBRUARY 2023

PUBLICATION 466

Association Annual Meeting Highlights

We have wrapped up another year! There have been fun days at the pool, celebrations with the Easter Bunny, Santa Clause and Ms. Clause, but there has also been some sad moments, as we lost some of our most active members.

Member Annual Meeting and Election of Board Members: On November 11, community members met at the clubhouse for the 2021 Annual Member Meeting.

Information on 2022 activities and finances was provided to members in attendance. Four Board Member positions were up for election. Nominees included Summer Hogan and Meghan Robinson. Based on election results, Summer Hogan and Meghan Robinson were elected to the three year terms. Janette Hale was unable to attend the annual meeting but was approved by the Board at the December 8th meeting.

**Welcome new board members:
Janette Hale, Summer Hogan, and
Meghan Robinson!**



1 st Place	5715 NW Heritage Hill
2 nd Place	5815 and 5817 NW Creekview Dr
3 rd Place	10703 NW Crooked Rd

Thanks to everyone who participated in lighting up Walnut Creek!

Board of Directors

PRESIDENT

Josh Owenby (606) 224-9581
Pools, Administration

VICE PRESIDENT

Ed Cayton (337) 424-8097
Grounds, Pools

SECRETARY

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

TREASURER

Kim Wilhoite (816) 933-7760
Finance, Grounds

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

Janette Hale (816) 617-2766
Clubhouse, Finance

Summer Hogan (620) 341-2681
Finance, Grounds

Meghan Robinson (817) 239-4298
Community Relations, Pools

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Community Highlights

New Homeowner or Resident in our Neighborhood? Please contact the Association Office to receive a packet containing information about our community and homes association.

New Board Committees: New Board Committees have been formed for 2022. Please check the front page of this newsletter for Board Member committee assignments.

Christmas Lighting Contest: There were lots of really nice Christmas lighting displays in Walnut Creek in 2022. Certainly the lighting contest winner decision had to be difficult! The results are listed on page one.



Upcoming Events

Join us for a fun night of BINGO.

Tuesday, February 7th from 6-8pm at the clubhouse.

This fun event is open to all ages! All minors must be accompanied by an adult.

There will be fun and fabulous prizes!

Light snacks will be provided. You are welcome to bring your own food/snacks and drinks!

This event is open to all residents who are current on their HOA



Signup for Email Alerts & Reminders on important information and activities in our community. To add your contact information to our alert list, go to www.wcscha.org and click 'Get Alerts' on the home page

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! If you are unable to attend, a summary of each monthly meeting is available at: www.wcscha.org.

Friends of the Board—do you have a skill that you believe would be beneficial to the HOA, but not sure you want to be on the board? Read page ?? To find out what that means.

Free Pancake Breakfast

8:00—10:00 a.m.

March 4th at the Clubhouse

Bring your family and fill up on pancakes.



This fun event is open to all ages! All minors must be accompanied by an adult.

This event is open to all residents who are current on their HOA dues.

Meeting News

October Community Meeting

Vice President Carol Franklin called to order the regular monthly meeting of the Walnut Creek South Homes Association on Thursday, October 13, 2022 at 7:00 p.m. at the Association Clubhouse.

Board members in attendance were Carol Arnold, Ed Cayton, Carol Franklin, Carly Rouse, and Kim Wilhoite. Unable to attend were Jay McMinn, Josh Owenby, and Bryce Palmer. Also in attendance were Office Manager Angela Ray and residents on the attendance list.

Vice President Carol Franklin opened the meeting by welcoming the guests.

APPROVAL OF MINUTES:

The Board approved minutes for the September monthly Board Meeting.

OLD BUSINESS:

Board Members approved a request from the Administration Committee for Continuation of privilege suspensions for those

violating restrictive covenants.

NEW BUSINESS:

Retain Same Dues Structure—The board approved the continuation of the dues structure through 2023.

2023 Annual Assessment—Administration Committee presented the annual assessment as is for approval and it was passed by the Board unanimously.

2023 Annual Assessment Letter—Administration Committee presented the annual assessment as is for approval and it was passed by the Board unanimously.

Committee Reports were presented and discussed.

Mike Howell Provided updates on the insurance complaint filed with the AT&T Fiber contractor for damaging our sewer line.

Mike Howell presented an update to the issue with the sink hole in the park.

The meeting was adjourned without objection.

November Special Meeting Highlights

President Josh Owenby called to order the a special meeting of the Walnut Creek South Homes Association on Thursday, November 1, 2022 at 6:00 p.m. at the Association Clubhouse.

NEW BUSINESS

2023 Budget Approval—Ed Cayton moved that the suggested 2023 budget be adopted, seconded by Kim Wilhoite. The motion passed with four approving and one dissenting

The meeting was adjourned without objection.

November Community Meeting

President Josh Owenby called to order the regular monthly meeting of the Walnut Creek South Homes Association on Thursday, November 10, 2022 at 7:00 p.m. at the Association Clubhouse.

Board members in attendance were Carol Arnold, Ed Cayton, Carol Franklin, Josh Owenby, Carly Rouse, and Kim Wilhoite. Unable to attend was Jay McMinn. Also in attendance were Office Manager Angela Ray and residents on the attendance list.

President Josh Owenby opened the meeting by welcoming the guests.

APPROVAL OF MINUTES:

The Board approved minutes for the October monthly Board Meeting

OLD BUSINESS:

Board Members approved a request from the Administration Committee for Continuation of privilege suspensions for those violating restrictive covenants.

NEW BUSINESS:

Proposed Rules and Regulation Change in regards to parking overnight on HOA property—Grounds Committee presented a change to the Rules and Regulations prohibiting overnight parking on HOA property. Bryce Palmer made a motion to accept the change, seconded by Ed Cayton. Motion passes unanimously.

Committee Reports were presented and discussed.

The meeting was adjourned without objection.

2023 Community Event Schedule

Date	Event	Time	Place
February 7th	Bingo	6-8 p.m.	Clubhouse
March 4th	Pancake Breakfast	8-10 a.m.	TBD
April 1st	Easter Egg Hunt	11 a.m.	Clubhouse
May 13th	Neighborhood Garage Sale	8—2	Neighborhood Wide
May 20th	Neighborhood Clean up Day	8:30 a.m.—12:30 p.m.	Clubhouse
May 27th	Pool Opens!	11 a.m. - Adult swim 12:00 p.m.— All welcome	Pool
June 10th	BBQ	TBD	Clubhouse
July 22nd	Ice Cream Social	TBD	TBD
August 26th	BBQ	TBD	Clubhouse
September 23rd	Bags Tournament	TBD	Tennis Courts
September 30th	Neighborhood Garage Sale	8-2	Neighborhood Wide
October 7th	Neighborhood Clean up day	8:30 a.m.—12:30 p.m.	Clubhouse
October 28th	Halloween Party	TBD	Clubhouse
Nov. 25th—Dec 22nd	Santa's Mailbox Open		Clubhouse
December 2nd	Santa's Here	10-Noon	Clubhouse
December 10th	Lighting Contest	6-7 p.m.	Neighborhood Wide

Waste Management

Holidays



New Years Day

Memorial Day

Independence Day

Labor Day

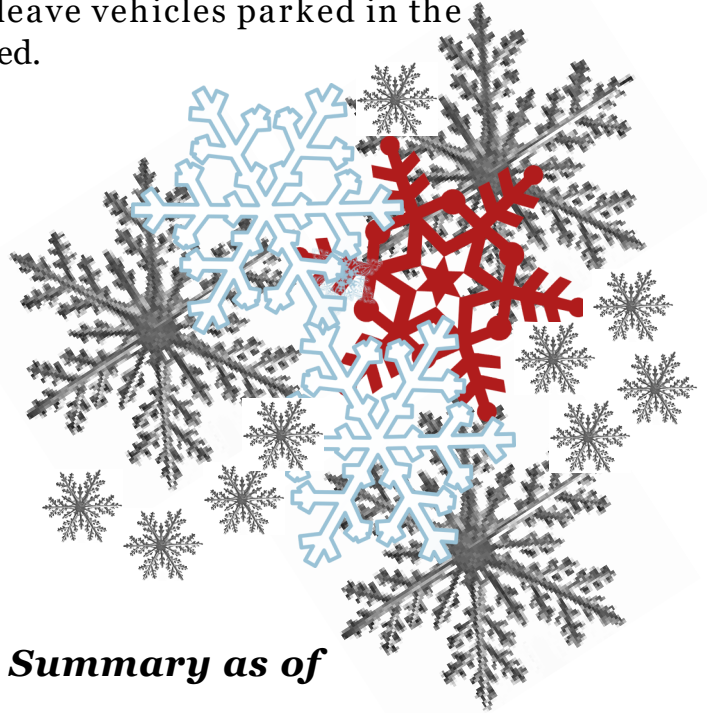
Thanksgiving Day

Christmas Day

Holidays may affect regular pickup schedules. If your service day falls on or after a Waste Management observed holiday, your service will run on Saturday.

Snow is on its way!!

For Proper Snow Removal please do not leave vehicles parked in the street during times when snow is highly predicted.



Financial Summary as of

Income		
	Dues	\$367,860.51
	Interest, Reimbursement, Other	\$11,873.69
Total Income		\$379,684.20
Expense		
	Administration	\$28,460.02
	Clubhouse	\$21,641.02
	Community Relations	\$4,678.80
	Grounds	\$54,830.36
	Office	\$17,107.91
	Trash Collection	107,258.30
	Personnel Office/Pool	\$79,450.99
	Pool	\$20,865.11
Special Project Expense		
	Pipeline Park Projects	\$498.10
	Grounds Improvements	\$10,800.00
	Social Committee	\$647.12
	Verlin Storm Water Project	\$2,024.00
	TOPS Update	\$763.50
Total Expense		\$349,025.23
Net Income/Expense		\$30,658.97

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 proceeding 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@wcsa.org or (816)587-8289. You may also submit your questions to the Committee in writing.

TO VIEW THE FACILITY CALENDAR,
SIGN UP FOR EMAIL ALERTS AND MUCH MORE
PLEASE VISIT OUR WEBSITE AT WWW.WCSHA.ORG