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THE HOMES, INC December 2012

NEWSLETTER

THE HOMES, INC ∙660 MANORCREST, KANSAS CITY, KS 66101 ∙913-321-2471∙www.thehomesinc.com

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**IMPORTANT TELEPHONE NUMBERS**

THE HOMES INC 913-321-2471

AFTER HOURS MAINTENANCE 913-948-2211

Q.H.F. CREDIT UNION 913-342-3421

KCK POLICE DEPARTMENT 913-596-3000

KCK ANIMAL CONTROL 913-321-1445

POTHOLES 913-573-8307

CITY QUESTIONS & COMPLAINTS 311

STREET LIGHTS/POWERLINES 913-573-9522

BPU 913-573-9000

KS GAS SERVICE 1-800-794-4780

**ICE MELT**

YOU CAN BUY A BAG OF ICE MELT FROM THE OFFICE FOR $3.00

**Christmas Party & Caroling**

Saturday, December 8th 5-7pm

at the clubroom

Bring an appetizer or side dish.

In order for your child to receive a present **THEY MUST BE SIGNED UP. CALL THE OFFICE TO SIGN UP.**

(See page 11 for details)

**Be Kind!**

If it snows don't park in a spot you normally wouldn't. If a neighbor takes the time to shovel out the space they normally park at, then respect their hard work and don't park there.

THE HOMES

BOARD MEETING

December 17, 6pm

IN THE CLUBROOM

Stockholders are welcome!

FOLLOW US ON ...  AND 

**NEIGHBORHOOD WATCH NEWS**

**Meeting at the clubroom on Tuesday, December 4, 6:30pm**

**JOIN NEIGHBORHOOD WATCH**

-Crime loves darkness, hates light.  Keep your porch lights on at night.  The Neighborhood Watch can install a dawn-to-dusk attachment on to your porch light for $11.00 that will turn the light on at dusk and turn it off in the morning.  BPU estimates a 75 watt bulb in a dawn-to-dusk fixture costs about 15 cents a month in electricity.

-If you see anything out of the ordinary (strangers roaming the neighborhood, peering into car windows, etc.) call the police.  If a stranger knocks on your door with a sob story about their wife having the debit card, etc. politely refuse them, carefully note their description and call 911.  It is against the law to panhandle.  Report the description to the office so the maintenance men can be on the lookout as well.

**Safety Tips for the Holiday**

**While you are shopping**

-Beware of strangers approaching you for any reason.  At this time of year, “con-artists” may try various methods of distracting you with the intention of taking your money or belongings.

-Be extra careful if you carry a wallet or purse. They are the prime targets of criminals in crowded shopping areas, transportation terminals, bus stops, on buses and other rapid transit.

-Park in a well-lighted area and lock all doors.

-Never put items in the car’s interior or trunk and then go back for more shopping-a thief can be watching and now knows you have valuables stashed in the car.

-Be aware of your surroundings and report any suspicious persons, and ask security to escort you to your vehicle if you suspect you are being followed.

-Avoid carrying large amounts of cash or wearing expensive jewelry.

-Keep cash in front pocket.

-Pay for purchases with check or credit card when possible.

-Always carry identification with you.

-Stay in groups (safety in numbers).

-Keep a record of all your credit card numbers in a safe place at home.

-As always, keep small children close and tell them in advance to go to a responsible adult in case you get separated.  It is also suggested that you have children memorize their name, address and phone number in order to assist law enforcement if needed.

**If you are traveling**

-Set an automatic timer for your lights.

-Ask your neighbors to watch your home, retrieve newspapers and mail and park in your driveway periodically.

**At home**

-Keep windows and doors securely locked, especially when a view into the room shows a Christmas tree with several gifts in place.

-When you leave your house, turn on lights and a radio or TV to give the appearance that someone is home.

2. Where can you see free Classic Holiday Movies?

SPECIFICATIONS FOR PET OWNERSHIP IN THE HOMES, INC.

* Pets are to be penned, on a tie out or leash at all times they are outdoors.
* Dogs at large (not on leash, a tie out or in fenced area) are handled through Animal Control. Complainant should leave name and phone number, telling the dispatcher they want to file a complaint against the dog’s owner. Pets should not be tied near street-side sidewalks. These sidewalks are for public pedestrian use and are not to be obstructed.
* Residents are allowed no more than two (2) dogs or five (5) cats per unit. Any combination of up to five (5) pets is allowed as long as no more than two (2) are dogs.
* No excessive barking between the hours of 11 p.m. and 8 a.m.
* Excessive dog barking is not handled through Animal Control. Complaints should be referred to Mr. Greg Carr, Dispute Resolution, 913-573-5225. Complainant should leave their name, phone number and the address of the barking dog with Mr. Carr. Mr. Carr will contact the dog’s owner. The complainant remains anonymous.
* Pets required by city ordinance should be licensed and vaccinated for rabies yearly.
* Injured and stray-confined animals are handled through Animal Control. Complainant should follow up with Animal Control within 2 hours of first call.
* Defecation should be removed from the yard on a regular basis. If the stockholder is unable to do this work for any reason, there are services listed under pets in the yellow pages who do this work for a nominal fee.
* If The Homes has to remove excessive pet waste from a stockholder’s yard, there will be a $50.00 charge for each occurrence. Flagrant violations of these specifications can result in eviction under the nuisance clause of The Homes, Inc. Rules and Regulations.

**6. What cooling center is located at 701 N. 7th Street?**

Zorro &

Sophie (brother and sister)

Steadt

MINUTES OF THE BOARD OF DIRECTORS

THE HOMES, INC.

November 19, 2012

President Harold Watson called the regular monthly meeting of the Board of Directors of The Homes, Inc. to order at 6:00 p.m. on November 19, 2012.

Present were: Harold Watson, Karen Anver, Frank Moss and Kayla Ross, Board Members; Elizabeth Bothwell, Manager; Greg Goheen, Attorney; and Karen Brokesh, Transcriber. Elaine Hines was absent.

Five stockholders attended the meeting.

President Watson welcomed the stockholders to the meeting and announced that, as provided by the By-Laws of the corporation, only stockholders of record are entitled to attend the board meeting. President Watson also asked all stockholders in attendance to hold their questions and comments until after the finish of regular business at which time anyone who wishes to speak will be allowed to make a statement.

President Watson reminded the stockholders to state their name and address so that the minutes can accurately reflect all comments made during the open session. Stockholders were asked to hold their comments until executive session or to speak with the manager one-on-one if they did not want their comments reflected in open session.

Stockholders are reminded that if they have a problem with their unit, to please report it to the office during regular business hours.

It was announced that the work order report for October, 2012 has been posted.

Minutes of the regular meeting of October 15, 2012 and the October 15, 2012 Executive Session had previously been distributed to all board members. Kayla Ross moved to approve the minutes as written. Seconded by Karen Anver. Carried unanimously.

Treasurer Anver reported that the financial statements have been reviewed and were found to be in good order. The income statement and balance sheet were posted for the duration of the meeting. Frank Moss moved to accept the financial report as presented. Seconded by Kayla Ross. Carried unanimously.

Stockholder change requests approved by the manager are as follows:

34 Summitcrest: Install cable – Pat Reid. Work will be done by Time Warner Cable.

The stockholder change request for board consideration was that of Gai Green, 6-8 Summitcrest, to install a door in the wall in 8 Summitcrest to provide access to 6 Summitcrest and enclose the furnace room, install a closet in the former kitchen at 6 Summitcrest, remove two half-doors and sheetrock, remove two windows in the living room area in 8 Summitcrest, install 72” x 80” sliding glass doors onto deck and build a 12’ x 16’ deck. Work will be done by Mantooth Remodeling Restoration. Karen Anver moved to approve this change request. Seconded by Frank Moss. Carried unanimously.

Kayla Ross read the stock transfer approvals as follows:

|  |  |  |
| --- | --- | --- |
| **ADDRESS** | **TRANSFER FROM** | **TRANSFER TO** |
| 3125 N. Allis | Charles Roberson | James E. White and Oscar A. Stacy |
| 85 Manorcrest | Hal Dickey | Hal Dickey and David Pallacios Villareal |
| 27-29 Summitcrest | Cynthia McGrew-Streeter and Melissa Blevins | Cynthia McGrew-Streeter |
| 728 Manorcrest | Chen A-Tuen | The Homes, Inc. |

After being informed that the stock transfers were in order, it was moved by Kayla Ross and seconded by Karen Anver that the Corporation waive its option to purchase the shares of stock and approve transfer of same. Carried unanimously. The manager was reminded that all original signed stock certificates must be stored with the credit union if the stockholder has an outstanding loan.

*Announcements:*

Terry Zeigler with the Kansas City Kansas Police Department will be at the January, 2013 Neighborhood Watch meeting. Neighborhood Watch is also sponsoring one of the Unified Government’s holiday trees.

The board thanked everyone who attended and participated in the Halloween Party.

The annual Christmas Party for the children will be held Saturday, December 8, 2012 from 5:00 p.m. – 7:00 p.m. in the clubroom. Christmas caroling will also held in the clubroom during this time.

A traffic mirror has been installed at the intersection of Manorcrest and Viewcrest and it has been very helpful with traffic matters.

Stockholders were reminded that they are responsible for keeping their steps and sidewalks clean of ice and snow this winter. Stockholders who are unable to do this themselves may contact the office for recommendations on persons to contact.

This month’s winner of the stockholder trivia was the stockholder at 3140 N. Allis who will receive $25.00 of next month’s maintenance fee.

Stockholders were reminded that the speed limit in The Homes is 20 m.p.h.

Drawings were held for the turkey and ham dinners donated by The Homes. Sherry McCool won the ham dinner and Mary Jane Watson won the turkey dinner.

*Old Business to be Discussed:*

The Finance Committee reported that the corporation experienced a $10,000.00 deficit for the month of October due to mowing and furnace inspection expenses. The corporation is still showing a net profit for the year and all loans have been paid off. The Committee recommended that the corporation begin considering budgeting funds to purchase new maintenance vehicles.

The fall inspections have been completed. One more furnace had to be replaced. A few units were found to be in very poor condition and the manager has been working with the stockholders on improving their units. The board discussed requiring all units to have carbon monoxide detectors. This item was tabled until the next meeting for further discussion.

The Homes received a $5,500 grant from United Way for the purchase of new playground equipment which is much more than had been expected. Kayla Ross moved to have the corporation match the $5,500 grant donation. Seconded by Frank Moss. Carried unanimously. The equipment will not be purchased or installed until spring.

*New Business to be Discussed:*

The corporation’s bi-annual real estate tax payment is due. Kayla Ross moved to approve payment in the amount of $51,000.00 for the property tax payment. Seconded by Frank Moss. Carried unanimously.

The corporation’s annual auto insurance payment is due. Frank Moss moved to approve payment in the amount of $8,000.00 for the auto insurance payment. Seconded by Kayla Ross. Carried unanimously.

The Homes will be conducting an angel tree again this year to provide presents to needy children in the community. Letters have been sent out to vendors and local businesses requesting donations.

Volunteers are needed to serve on a welcoming committee for new stockholders. Anyone interested is asked to contact the office.

*Comments from Directors and Attorney:*

Harold Watson thanked all the stockholders for their efforts in turning around the financial status of the corporation. Great improvements have been made over the past year.

*Comments from Stockholders:*

Mary Jane Watson, 28 Summitcrest, commented on the nice holiday lights that are already being displayed in the neighborhood and expressed pleasure about receiving the United Way grant.

Beverly Waltrip, 25 Viewcrest, thanked the manager and office staff for all their hard work and expressed her gratitude for all of the improvements that have been made to her building and unit.

No further business to come before the board the board adjourned into executive session.

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R. ELAINE HINES

 SECRETARY

APPROVED:

\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

HAROLD WATSON

PRESIDENT

Transcribed by Karen Brokesh

**Prepare your vehicle for winter**

These simple steps will keep you safe and your vehicle in good working order this winter. (It is against the rules to work on your vehicle in the Homes so if repairs are needed they will need to be done off property or by a mechanic).

**1. Get the right kind of oil change.** The oil used should have the right viscosity, or thickness, for your vehicle at this time of year. Oil tends to thicken as it gets colder, and if it’s too thick it won’t do the best job of keeping your engine lubricated. Check your owner’s manual for guidance about which oil to use in different climates and temperatures.

**2. Make sure you can see.** When’s the last time you replaced your windshield wiper blades? They usually work effectively for about one year, so be sure to invest in some new ones if you’re due. Here’s another important step to take before you find yourself struggling to see in a blinding storm: Fill up your windshield washer reservoir with windshield washer fluid. (Plain water won’t do the trick at this time of year because it freezes.) Also check to see that your heater and defroster are working properly so you can keep the windshield nice and clear.

**3. Give your battery a little TLC.** This is an ideal time of year to make sure your battery’s posts and connections are corrosion-free and that your battery has all the water it needs. If your battery is more than three years old, have a certified repair shop test its ability to hold a charge.

**4. Examine your belts and hoses.** When you have that full service done on your vehicle, make sure the belts and hoses get checked for wear and tear even if you’re driving a modern car. Cold weather can do a number on belts and hoses, so they deserve attention.

**5. Check your tire pressure.** Your tires must be properly inflated to ensure you’ll have the best possible traction as you drive along and traction is often severely jeopardized in wet, snowy or icy conditions. The air pressure in your tires has likely dropped as the weather has gotten colder, so it’s important to see where things stand now. (You can generally expect that you’ll lose 1 pound per square inch whenever the temperature drops by 10 degrees Fahrenheit.) Again, your trusty owner’s manual will tell you what your target tire pressure should be.

**6. Do you have four-wheel drive?** If so, it’s important to check the status of your four-wheel-drive system and be sure it’s working correctly especially because most drivers don’t use their 4WD systems in the pleasant summer months. Be sure that the system engages and disengages easily, and that all drivers in your household know how and when to activate the system.

**7. Get the antifreeze mixture just right.** Aim for having a 50-50 mix of antifreeze (coolant) and water inside your radiator. This will prevent the mixture from freezing even at ridiculously cold temperatures. It’s easy to check the status of the mixture with an inexpensive antifreeze tester, which you can pick up at any auto parts store. If the mixture is off, your cooling system should be drained and refilled or flushed. Be sure you’re equipped to dispose of your old antifreeze properly if you do this job yourself. It can’t just be poured down the drain.

**8. Prepare an emergency kit.**

Store this stuff in your trunk during the winter months, especially if a road trip is in your future:, a blanket, extra boots and gloves, an extra set of warm clothes, extra water and food, including hard candies, an ice scraper

a small shovel, a flashlight, windshield washer fluid, windshield wipers, flares, jumper cables, a tool kit, tire chains, a tire gauge, a spare tire with air in it, tire-changing equipment, a first-aid kit, paper towels and a bag of abrasive material such as sand, salt or non-clumping kitty litter, which can provide additional traction if a tire gets stuck in snow. Also, keep the gas tank as full as you can to prevent the gas lines from freezing.

**9. Know what to do if you get stranded.**

Don’t wander away from your car unless you’re completely sure about where you are and how far away help is. Light two flares and situate them at each end of your vehicle to call attention to your plight. Put on the extra clothes and use the blanket to stay warm. If you have enough gas in the tank, run the engine and heater for about 10 minutes for each hour you’re waiting for help. Leave at least one window open a little bit so that snow and ice don’t seal the car shut. Suck on a hard candy to prevent your mouth from getting too dry.

3. What is the first thing you should do before shoveling?

**HOLIDAY DECORATION CONTEST**

This month 5 residents will be chosen for the best holiday decorations on the outside of their unit. The winners will receive a $20 gift card to Wal Mart.

The deadline is December 7th.

Get those lights and reindeer out of the attic and be one of the best decorated yards in The Homes

Winners will be announced at the Board of Directors meeting on Monday, December 17th and featured in the January newsletter.

**Motor Vehicle Office Schedule**

Prior to the implementation of the new computer system, the Motor Vehicle office accepted both renewals and title work until office closing time at 5:00 p.m. However, since the switch in the computer system in May 2012, the Motor Vehicle office has implemented a 2:00 p.m. cutoff time for any work requiring the change of a title. At the end of each month, the cutoff time had to be adjusted in order to process renewals by 7:00 p.m. or later. We recognize that the continuous adjustment has become confusing for some citizens and even staff. Therefore, effective November 1, 2012, the following schedule will be implemented in the Motor Vehicle offices:

On Mondays and Fridays, all title work will be stopped at 2:00 p.m.

On Tuesdays, Wednesdays, and Thursdays, all title work will be stopped at 3:30 p.m.

On the last day of each month, only renewals will be processed and no title work will be done.  (Title work includes new title registration, title or plate transfers, secured title application, duplicate title applications, new registration quotes, adding or dropping names, and dealer work processing.)

**NEWSLETTER TRIVIA**

We want to encourage all residents to read the newsletter. You will find 10 questions within the newsletter. Write down your answers, along with your name and address. Bring the information to the office and drop it in the lock box. At the monthly board meeting we will randomly choose an answer sheet and if all the answers are correct, that resident will receive $25 off the next month’s maintenance. The following is the first question…

1. What do the parents think they have hidden?

Now find the other nine questions and bring your answers to the office!

Employees and board members of the Homes and their family members are not eligible to participate.

**EVENTS AROUND TOWN**

**11/17/12 to 1/27/13 - Christmas at the Strawberry Hill Museum**

720 North 4th Street, Kansas City, KS 66101, 913-371-3264. [www.strawberryhillmuseum.org](http://www.strawberryhillmuseum.org)

The museum will open its doors to the Christmas season on November 17, 2012.

**12/1/12 to 12/2/12 - 12/8/12 to 12/9/12 - 12/15 to 12-16 - Pictures with Santa**

[Nebraska Furniture Mart](http://www.visitkansascityks.com/component/mtree/shopping/nebraska-furniture-mart.html), 1601 Village West Parkway, Kansas City , KS 66111, 913-288-6200, <http://www.nfm.com>. Get your pictures taken with Santa! Noon-4pm

**12/1 – 12/23, Photos with Santa,** (Sat. 10am-8pm, Sun. 11am-6pm), The Legends Outlets Kansas City

**12/2/12 to 12/23/12 - FREE Classic Holiday Movies**

Legends 14 Theatre, 1841 Village West Parkway, Kansas City , KS 66111, 913-428-2992, <http://www.phoenixtheatres.com>

Every Sunday from December 2 through December 23. Get in the holiday spirit with free classic holiday movies offered at Legends Outlets Kansas City’s Legends 14 Theater every Sunday from December 2 through December 23. Limited seating is available and offered on a first-come, first-served basis. For more information, call The Legends 14 Theater at 913-428-2979.

The free holiday movie schedule at The Legends 14 is: Sunday, December 2 – A Christmas Story, Sunday, December 9 – Polar Express, Sunday, December 16 – It’s A Wonderful Life, Sunday, December 23 – Miracle on 34th Street

**Free Fitness Classes for Seniors & Young Adults**

Quindaro Family Health, Faith Lutheran Church, 530 Quindaro Blvd, 913-621-0100, ext 208

* Bend & Flex, strengthening & stretching exercises, 11-11:45 am, Tuesdays & Fridays
* Wu-Qiqigong, flowing form of meditation for healing, giving relief for pain & stress, 5-6pm Thursdays

**Workforce Development at Kansas City Kansas Community College**, 7250 State Ave., KCK, 913-288-7659, A full complement of training solutions in order to meet your needs.

**Quindaro Boulevard Family Health Care:** 530 Quindaro Boulevard, KCK 66101. Phone: (913) 722-3100. [www.swbfhc.org](http://www.swbfhc.org), Se habla Español. Your Health is important to us! Family Health Care provides primary health care for the entire family. Services include care for pregnant women, children and adults (including chronic diseases such as HIV, HepC and diabetes). Family Health Care is a non– profit safety net clinic with services provided on a sliding scale for those who do not have insurance. Our goal is to improve your family’s health by providing comprehensive health care services. No patient is turned away for inability to pay. Call (913) 722-3100 for an appointment. Monday - Friday Social and legal services from 12:00pm to 6:00pm Monday - Thursday The medical clinic is open 3:00pm to 6:00pm

**New and Used Building Materials & Workshop:** Habitat for Humanity Restore, 4701 Deramus Ave. K.C, MO or 303 W. 79th St. K.C., MO, 816-231-6889. Hours are Monday – Friday, 10am – 6pm (Donations/purchase pick-up until 5pm); Saturday, 9am – 4pm (Donations/purchase pick-up until 3pm)

**Medicare Savings Program Application Assistance** is offered by appointment, over the phone, or in your home. Senior Health Insurance Counseling for Kansas (SHICK) is a free program offering older Kansans an opportunity to talk with trained, community volunteers and get answers to questions about Medicare and other insurance issues. Please call the SHICK Hotline at 1-800-860-5260 to speak to a volunteer. If you are a resident of Wyandotte or Leavenworth County, you can reach a local volunteer at 913-573-8531.

4. What will the 5 best decorated yards in the Homes win?

**ARE YOU TURNING 65 THIS YEAR? ARE YOU ALREADY RECEIVING MEDICARE BENEFITS? IS YOUR SOCIAL SECURITY INCOME LESS THAN $1361 PER MONTH**

**($1839 per month for a married couple)?**

Then…you need to apply for Extra Help from Medicare. Medicare, not you, may pay for your premiums, copays, and deductibles! For help by appointment in our office call the local SHICK office at the Wyandotte/Leavenworth Area Agency on Aging at 913-573-8531 or 1-888-661-1444. APPLY for extra help with the Social Sec. Administration online at www.social security.gov, or by phone at 1-800-772-1213.

**Live in Wyandotte County?** **Have a family?** Call CONNECTIONS, 913-321-9999. We can help you make the right connections to build a strong family. You want the best for your family — we’re here to help. If you are pregnant or care for a child under five years old, CONNECTIONS is for you. We can help you find answers to important questions for your family. CONNECTIONS is available for no cost, and we can visit you in your home. Call us to get connected to community resources today. Parenting Skills • Parent Health /Child Health • Independence Household Necessities/Housing Support • Job Advice

**Free Hair Cuts and Trims**

The Keeler Women’s Center, located at 2220 Central Avenue, is offering free haircuts and trims for women and men. Call and check on the 2nd and 4th Mondays to see if our volunteer, Donna McCarty, is coming. 913-906-8990.

Christmas Tree Recycling Locations

Residents of Wyandotte County can drop off their tree for recycling December 26, 2012 through January 31, 2013 All tinsel, lights and ornaments must be removed. **All drop off locations will be clearly marked with a sign.**

Christmas tree drop off locations are as follows:

Stony Point Park - 527 N. 86th (North East corner of parking lot)

Alvey Park - 4834 Metropolitan (North side of the South parking lot)

City Park - 2601 Park Drive (In the park around the corner on the grass)

Wyandotte County Park (Bonner Park) - 631 N 126th (Ball field parking )

74th & Ann (Grass area on the east side of the street)

**\* Please drop off trees in designated areas only.**

5. Name one thing you can do to your vehicle to make sure you can see?

**HOLIDAY TREES**

Neighborhood Watch has sponsored a decorated holiday tree featured in the lobby of City Hall, 701 N. 7th St. Thank you to Karen Anver and Tammy Eklund for all their hard work. Stop by and see the tree along with 19 other trees from local neighborhood associations.

**Tips for shoveling snow**

Winter is here and that means the possibility of snow. For efficiency and safety follow these tips to shoveling snow.

1. Stretch first. Don't be in a hurry to get outside. Stretch thoroughly using the same sorts of moves that runners, mountain bikers and other athletes use. Stretch your hamstrings, stretch your back, and stretch your shoulders. Then dress in removable layers, grab your shovel and resist the urge to fly at the white stuff just to get the job done. Pace yourself. Start slowly and ramp up to speed.

2. Don't move snow twice. Before you even take your first scoop, decide where you're going to dump the snow. Drop the first shovelful farther away from where you are standing, then dump remaining snow closer and closer to where you are. That way, the last scoops that you shovel are moved the shortest distance. Don't block access to snow that needs to be removed by piling it up in a way that will force you to move it twice.

3. Move snow the shortest distance possible. Consider that everything from a driveway to a patio to a walkway is really a rectangle, and rectangles have a center point. Move the snow from the center of the rectangle to the nearest edge.

4. Clear cars first. Brush snow off cars then clear around the cars.

5. Do the foreground then the background. For example, to clear snow from a rectangle, first shovel a strip clear along the perimeter of the rectangle. Then, moving from the center to the edge, push the snow into the cleared area. Next, lift and throw the snow out of the area.

6. Maintain proper posture:

A. Use your leg muscles as much as possible - push snow when you can and use your legs to lift when you can't push it.

B. Keep your back straight as you move from the squat position to the upright position.

C. Use your shoulder muscles as much as possible.

D. Hold the snow shovel as close to your upper body as possible.

E. Keep one hand close to the shovel blade for better leverage.

F. Don't twist your upper body as you throw snow.

7. Keep hydrated. Take bottles of water out with you and keep them accessible, either in the car or on the front stoop or somewhere else convenient.

8. Rest frequently. Clearing an area by hand means that you may lift and carry anywhere from hundreds of pounds to tons of snow.

9. Be thorough but not fussy. The sun is relatively strong this time of year. Clear an area, spread de-icer if necessary and then let the sun do the rest. The fact is, any surface color that you expose in shoveling (gray, green, brown or black) will be far less reflective than a thick blanket of snow, and remaining snow will melt more easily from that darker surface.

10. Don't overdress. You need to stay warm, but if you overdress you're going to be soaked in sweat in no time. Dress in loose-fitting layers that you can peel off as you heat up.

11. Whenever possible, team up. Shoveling with a friend or neighbor is inherently more enjoyable than shoveling on your own. Plus, it's quicker to get the job done with two or three sets of hands.

12. Go easy on the de-icer. Once the area is clear, all you need is a thin scattering of de-icer to keep it that way. If you're scattering by hand, throw the salt, pellets or granules low along the ground so they bounce and roll into a uniform layer.

13. Whenever possible, get a head start. It's easier to remove snow in thin layers than wait until all the snow is down to have at it. If it looks like your area is going to get dumped on, try to get out there and shovel it in several passes.

14. Maintain your equipment. The front edge of a snow shovel takes a beating. If it's metal, hammer it straight when it gets bent; if it's plastic use a utility knife to carve off the burr that forms on its end. Tighten a loose handle by driving a large hex head sheet metal screw through the blade socket and into the handle.

15. Stretch when you're done. Stretch gently when you're done and use an ice pack and ibuprofen to take care of inflamed muscles. Rest and remain hydrated.

6. Who will be at the January 2013 Neighborhood Watch meeting?

Christmas Party and Caroling

Come see Santa.

Enjoy the excitement of children getting presents and wonderful Christmas music performed by residents.

Bring an appetizer or side dish.

Saturday, December 8th 5-7pm

at the clubroom

In order for your child to receive a present **THEY MUST BE SIGNED UP. CALL THE OFFICE TO SIGN UP.**

![C:\Users\The Homes\AppData\Local\Microsoft\Windows\Temporary Internet Files\Content.IE5\DRN7Q8BA\MCj04420360000[1].wmf]() HELPFUL HINTS ABOUT LIVING IN THE HOMES

**BURN PILE AND DUMPSTER.** Contact the office before dumping items in the burn pile

or the dumpster located at the office. The burn pile is for yard waste (tree limbs, brush, and grass) only. DO NOT PLACE BUILDING MATERIALS IN THE BURN PILE.

**YARDS & PORCHES:** Please take the time to clean up/organize your yard and porch. The size of our porches do not allow for you to keep many items on them before they start to look cluttered and messy. If you do not have a shed an affordable idea to store your items in are: deck and patio boxes. They range in cost from $30 to $100 and can be purchased on-line or at your local discount store. Items that should not be on your porch: **appliances, boxes, buckets, mops, paint containers or any other "non outdoor" items**. The office offers free paint for the porches.

**SPEEDING.** The speed limit in The Homes, Inc. is 20 mph. It only takes a few seconds for a distracted child to dart out in the road. Please be aware and safe while driving.

**NOISE.** Please be mindful of the level of noise you create. It is our responsibility to keep the sound we make to a reasonable level so we are not disturbing our neighbors. Sometimes, simply communicating with your neighbors and working out an understanding can resolve this and many other problems.

**ONLY FLUSH TOILET PAPER.** The pipes in our homes are over 60 years old. They do not have the capacity to wash away any other material. Do not flush baby wipes, feminine hygiene products, diapers, paper towels, Q tips, etc. If maintenance finds these items consistently causing a back up in your pipes you may be charged for the repair.

**PARKING:** The Homes does not have assigned parking. Please be considerate of your neighbors and their parking needs. Try not to park in a spot that is normally used by your neighbor. If you have guest, have them park in the overflow lots.

**KEEP FURNANCE AND WATER HEATER AREAS CLEAN.** Having too many clothes, boxes, or general clutter in your utility area can be a fire hazard. Please keep yourself and your neighbors safe and keep your utility areas clean. **DO NOT PILE CLOTHES OR OTHER ITEMS ON TOP OF THE WATER HEATER OR FLU AREA.**

**STICKS AND LIMBS:** Place sticks/limbs in 4 foot bundles to the curbside for pickup by maintenance.

**NEED CURRENT CONTACT NUMBERS.** It is crucial that the office can reach every resident. We might have a question about a work order or need to alert you to damage to your unit because of a fire. Please call the office and give us your current telephone number.

**Public Service Announcements**

**AUTO**

|  |  |  |
| --- | --- | --- |
| Aamco Total Car Care | 1000 State Ave KC Ks | 913.342.5000 |
| Jose’s Auto Service  | 1413 N. 18th KC Ks | 913.371.9101 |
| Tomz Toyz Race & Repair | 4301 Swartz Rd. KC Ks | 913-279-1663 |

**COMPUTER**

|  |  |  |
| --- | --- | --- |
| Heartland On-Site Services  | Joe Dix | 913.735.7121 |

**FURNANCE / AIR CONDITIONING**

|  |  |  |
| --- | --- | --- |
| Clair Heating & Cooling | Jon Clair | 913.334.4020 |
| AM Mechanical Service |  | 913.371.5885 |
| Smitty’s Heating & Cooling  | Joe Smith | 913.299.1488 |

**HOME REPAIR**

|  |  |  |
| --- | --- | --- |
| Air Duct Cleaning/Carpet Cleaning | Rosario Ortiz | 816-215-5114 |
| Handyman Pros &Real Deal Pressure Washing  | Brandon Deal | 913.707.2669 |
| CTC Electrical Service | Jeremy Tollie | 913.375.0070 |
| Reliable Flooring  | Shawn Walters | 913.944.1970 |
| Wallpaper Hanger/Painter | Annamaria | 816.810.8872 |

**LAWN CARE**

|  |  |  |
| --- | --- | --- |
| Todd Bothwell |  | 816.517.6639 |
| Grass Mowing/Yard Work  | Matt Eklund | 913.526.2974 |
| Jano’s Lawn Service | Antonio Mandujano | 913.944.8082 |
| Rolling Reel Grass Cutting  | J. Hall | 913.233.2541 |
| Yard Work | Annamaria | 816.810.8872 |

**NOTARY / TAX SERVICE**

|  |  |  |
| --- | --- | --- |
| Becky, Tax Representative |  | 913.232.7339/816.516.1959 |
| Open Door Mobile Notary  | Mary Jane Watson | 913.281.4405 |

**PERSONAL**

|  |  |  |
| --- | --- | --- |
| Angels of Grace Child Care  | 1220 Troup Ave Ste. B | 913.233.2944 |
| Artistry Cosmetics | Mary Jane Watson | 913.281.4405 |
| Avon  | Karen Anver | 913.342.2660 |
| Cupcakes by Frederick | William Frederick | 913.248.5416 |
| Custom Made to Order Jewelry & Watch Repair  | Tammy Eklund | 913.342.2326 |
| House-sitting/Pet & Plant Care | J. Hall | 913.233.2541 |
| Housecleaning/Babysitter (24hr)/Dog Walker | Annamaria | 816.810.8872 |
| Sell It on EBay | Bob Anver | 913.342.2660 |
| Tina’s Alteration & Repair |  | 913.633.1495 |

**PAINTING**

|  |  |  |
| --- | --- | --- |
| Todd Bothwell |  | 816.517.6639 |
| Matt Eklund |  | 913.526.2974 |
| Abe Sawyer |  | 913.562.7252 |

**PHOTOGRAPHY**

|  |  |  |
| --- | --- | --- |
| Freeze Frame Photography | Dee Dee Johnson | 816.716.8865 |

**RECYCLING**

|  |  |  |
| --- | --- | --- |
| C & E Recycling | Chris/Eric | 913.904.8501/913.907.6764 |

7. If you are traveling during the holidays what is one thing you should do?

Cherry wood TV cabinet and entertainment center, 50” wide 36” high 16” deep, shelves for VCR,DVD player, Cable box,etc.  In good condition, about 2 years old.  $100 OBO and will deliver it within THE HOMES.

Call Bob or Karen at 913-342-2660 and come over and take a look at it!!

FOR SALE

37” RoundTable w/4 wicker chairs, $30

11 ½” x10”x37” Speakers, $30

Call James, 913-940-3629

2 Thermo Windows (31”x54”), $30 each

Call Gai, 913-321-6947

34” TV (not flat screen) $75, with stand $100

Call Rosetta, 913-499-7704

ENGLISH AS A SECOND LANGUAGE

FREE CLASSES

Where: Don Bosco ESL Center

 526 Campbell Ave, KCMo

When: Monday- Friday

 9am – 12pm and 6pm- 9pm

Contact: David Holsclaw, 816-691-2832

**Help with the Homebound**

CSI Care, staffed by religious women, provides services such as spiritual care, homemaking, personal care, companionship and transportation. If you have a need, please contact us to request more information or to apply for assistance for yourself or a loved one. Mrs. Ann Landers, CSI, 1919 E. 58th St., KCMO (816)-304-2968

 ![C:\Users\The Homes\AppData\Local\Microsoft\Windows\Temporary Internet Files\Content.IE5\J83UXIBK\MC900430233[1].wmf]()Happy Birthday to the residents celebrating their birthday in December.

|  |  |
| --- | --- |
| Quindaro Homes Federal Credit Union As of October 31, 2012 | NEEDED |
| Assets: |  |
|  LOANS |  555,028.97 |
|  ALLOWANCE FOR LOAN LOSSES |  - 15,201.80 |
|  SECURITY BANK |  96,853.51 |
|  CHANGE FUND |  200.00 |
|  COMMUNITY AMERICA CU – SAVINGS |  85.78 |
|  COMMUNITY AMERICA CU – CD  |  105,110.24 |
|  BANK MIDWEST |  54,073.70 |
|  KCCU MEMBERSHIP SHARES |  11,428.85 |
|  KCCU CASH MANAGEMENT |  1,441.72 |
|  CREDIT UNION 1 SAVINGS |  26.28 |
|  INDUSTRIAL STATE BANK |  84,609.07 |
|  INTERSTATE FEDERAL SAVINGS & LOAN |  1,551.55 |
|  INTERSTATE FEDERAL SAVINGS & LOAN |  100,000.00 |
|  M & I BANK |  100,000.00 |
|  COMMERICAL STATE BANK OF BONNER SPRINGS |  100,000.00 |
|  PREPAID INSURANCE |  2,976.19 |
|  FURNITURE & EQUIPMENT |  2,061.17 |
|  NCUSIF |  10,308.28 |
|  |  |
|  **TOTAL ASSETS** | **1,210,553.51** |
|  |  |
| Liabilities: |  |
|  ACCOUNTS PAYABLE |  618.00 |
|  AUDIT FEE - PAYABLE |  822.50 |
|  NCUSIF PREMIUM PAYABLE |  76.00 |
|  FEDERAL & KANSAS TAXES DUE |  55.00 |
|  SHARED DIVIDENDS PAYABLE |  400.36 |
|  MEMBER SHARES |  957,264.11 |
|  REGULAR RESERVES |  31,510.21 |
|  RESERVE FOR CONTINGENCIES |  26,500.00 |
|  UNDIVIDED EARNINGS |  192,637.87 |
|  NET INCOME |  669.46 |
|  |  |
|  **TOTAL LIABILITIES** | **1,210,553.51** |

8. What will be purchased with the grant from United Way?

THE HOMES UNITS FOR SALE

|  |  |  |  |
| --- | --- | --- | --- |
| ONE BEDROOM  | Owner | Phone | Price |
| 728 Manorcrest (C/A, Fridge, W/D, Furnished) | The Homes | 913.321.2471 | Make Offer |
| 900 Manorcrest | The Homes | 913.321.2471 | Make Offer |
| 960Manorcrest (No C/A) | Dyche | 913.406.5968 | $1,500 |
| 3118 N Allis (C/A, Stove, Patio) | Rueff | 757.572.5165 | $4,500 OBO |
| 3156 N Allis (C/A, Stove, Fridge) | Cantwell | 913.499.7704 | $4,000 |
| 31 Summitcrest | The Homes | 913.321.2471 | $6,200 |
| TWO BEDROOM UP | Owner | Phone |  |
| 839 Manorcrest (No C/A, Stove, Fridge, W/D) | Jackson | 816.803.9914 | $9,255 OBO |
| 855 Manorcrest (C/A, Appliances, Dryer) | Ramos | 816.337.6567 | $8,000 |
| 3116 N 9th (C/A) | West | 913.999.2517 | $10,000 |
| 3191 N 9th (C/A, Stove, Fridge, Washer) | Liu | 913.963.9956 | $7,000 |
| 810 Roswell (C/A, All Appliances) | Lawrence | 913.548.1575 | $9,900 |
| TWO BEDROOM DOWN | Owner | Phone |  |
| 5 Craigcrest (C/A, Stove, Fridge, W/D) | Prince | 913.400.1133 | $ 8,000 |
| 727 Manorcrest (C/A, Shed) | The Homes | 913.321.2471 | Make Offer |
| 741 Manorcrest (C/A) | The Homes | 913.321.2471 | Make Offer |
| 783 Manorcrest (C/A) | Deal | 913.707.2669 | $10,000 |
| 841 Manorcrest (Appt Only, C/A, Fridge) | Green | 913.424.6059 | $9,000 |
| 954 Manorcrest (C/A, Basement) | Ramos | 913.621.4532 | $13,000 |
| 3149 N Allis (C/A, Stove, Fridge, Microwave) | Hernandez | 913.563.2635 | $11,000 |
| 841 Roswell | Gregg | 913.371.5673 | $10,233 |
| 1 Summitcrest (C/A, Stove, Shed) | Robleado | 913.488.5563 | $12,000 |
| 14 Summitcrest (C/A, Appliances) | Weichelt | 757.375.7548 | $10,500 |
| 14 Viewcrest (C/A, Appliances, Deck, 2 Sheds) | Couch | 913.788.9523 | $8,000 |
| 80 Viewcrest (C/A, Deck, Shed) | Vandaveer | 816.721.3759 | $14,000 |
| 115 Viewcrest (Stove, No C/A) | Rivas | 913.371.3001 | Make Offer |
| 130 Viewcrest (C/A, Deck, Patio, Shed) | Rivera | 913.522.9147 | $ 9,500 |
| THREE BEDROOM | Owner | Phone |  |
| 774 Manorcrest (C/A, Appt Only) | Sabata | 913.284.6583 | $15,000 |
| 822 Roswell (C/A, Appt Only) | Gallegos | 913.638.0521 | $14,500 |
| 824 Roswell (C/A, Stove, Fridge, W/D) | Gardea | 913.562.4288 | $13,000 |
| 44 Viewcrest (C/A, Deck, Appt Only) | Meraz | 913.991.8131 | $13,000 |
| 68 Viewcrest | The Homes | 913.321.2471 | Make Offer |
| 3150 N 9th  | Sherwood | 816-838-9974 | $10,000 |
| DOUBLE UNIT | Owner | Phone |  |
| 3133/3141 N Allis, 1/1 Bedrm (No C/A) | The Homes | 913-713-3458 | Make Offer |
| 27/29 Summitcrest, 1/1 Bedrm - Converted to 3bdrm (C/A, Stove, Fridge) | Streeter | 913.620.5366 | $15,000 |
| 39/41 Summitcrest, 2/2 Bedrm (Stove, Fridge) | Lopez | 913.952.5386 | $25,000 OBO |
| 84 / 86 Viewcrest, 2/2 Bedrm (C/A, Shed) | Eberhardt | 913.281.5847 | $20,000 OBO |

The Board of Directors is accepting bids on units owned by The Homes. For more information, contact the office.

9. How often does the corporation pay the property tax payment of $51,000?

|  |
| --- |
| December 2012 |
| Sunday | Monday | Tuesday | Wednesday | Thursday | Friday |  Saturday1 |
| 2 | 3 | 4NEIGHBORHOOD WATCH 6:30 PM | 5 | 6 | 7 | 8CHRISTMAS WITH KIDS & CHRISTMAS CAROLING 5-7PM |
| 9 | 10 | 11 | 12 | 13 | 14 | 15 |
| 16 | 17THE HOMES BOARD MEETING 6PM | 18 | 19CREDIT UNION BOARD MEETING 4:30PM | 20 | 21 | 22 |
| 23 | 24CHRISTMAS EVETHE HOMES AND CREDIT UNION OFFICES CLOSED | 25CHRISTMAS DAY THE HOMES OFFICE CLOSED | 26 | 27 | 28 | 29 |
| 30 | 31 |  |  |  |  |  |

NEWSLETTER INFORMATION: This newsletter is intended to inform and notify in an unbiased form. It is published in cooperation with The Homes, Inc., The Quindaro Homes Neighborhood Watch, The Quindaro Homes Federal Credit Union, and the stockholders of The Homes, Inc. No discrimination against any person or group is intended or tolerated. If a stockholder would like to submit material for the Newsletter, please submit to the office in writing no later than the 20th of the month. Newsletter Editors, Elizabeth Bothwell and Debbie Walters

10. What should you bring to the Christmas party?

**DECEMBER TRIVIA & FUN**

Hot Chocolate Cones



Package all the fixings for hot cocoa in this festive cone, a great holiday gift for babysitters, teachers, and neighbors. Be sure to add a tag letting your recipients know the cone contains enough for four servings.

What you'll need:

3/4 cup cocoa mix

2 (6- by 12-inch) cone-shaped cellophane bags (available at party stores)

2 clear rubber bands (we used ponytail holders)

Scissors

1/4 cup mini chocolate chips

3/4 cup mini marshmallows

1 large red gumdrop

How to make it:

Pour the cocoa mix into one of the bags. Close the bag with a clear rubber band, then trim the end of the bag 1 inch above the band.

1. Place the cocoa-filled bag into the second bag and flatten its top so the end doesn't stick up.
2. Layer the chocolate chips and the marshmallows, then top with the gumdrop. Secure the bag with the other rubber band.

 Chocolate Mice Ornaments

What you'll need:

Hershey's Kisses Pink felt

Scissors Double-sided carpet tape

Fishing line Self-adhesive googly eyes

Curling ribbon

How to make it:

Remove the tags from two Hershey's Kisses. Cut out mouse ears from pink felt, about 3/8-inch high. Using double-sided carpet tape, affix the bottoms of the ears to the flat side of one of the Kisses.

Tape an 8-inch loop of fishing line behind the ears to form a hanger.

With more double-sided carpet tape, join together the two flat sides of the Hershey's Kisses, with the mouse ears and fishing line loop pointing up. Add a pair of self-adhesive googly eyes.

Slip a tail -- a 4-inch piece of curling ribbon -- under the foil. Now, see how they run (or disappear) from your tree!

Bottom of Form

Do you have a craft, game, idea, or recipe you want to share? Submit it to the office by the 20th of the month and we will put it in the newsletter.

Child Holiday Poem

My mom is cooking holiday treats;
My dad is spending money;
They think they've hidden all the gifts;
It's really pretty funny.

Now Mom and Dad are whispering;
They imagine I don't hear.
I'm really all excited;
It's a happy time of year.

I've made my holiday gift list;
Whatever I get, I'll be glad
To be a part of my family,
And the best holiday I've had!

 *By Joanna Fuchs*