Happy December Birthdays

THE HOMES, INC December 2013

NEWSLETTER

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

During the months of December and January the maintenance staff will be returning to units that were found to have an issue during the fall inspections.

**Christmas Party**

Saturday, December 14th 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.**

Another chance to get Google Fiber

If you haven’t signed up for Google Fiber yet, you will have a second chance to sign up between now and December 22, go to www.google.fiber.com, enter your address and choose one of the three Fiber packages.

The on call EMERGENCY phone is for **emergencies only**. Turning on your outside water, window repairs, etc. are not emergencies. A clogged toilet or a furnace not working are emergencies. Please be mindful of this.

**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

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THE HOMES

BOARD MEETING

December 16, **6:30pm**

IN THE CLUBROOM

Stockholders are welcome

FOLLOW US ON ...  AND 

**NEIGHBORHOOD WATCH NEWS**

**Meeting at the clubroom on Tuesday, December 3, 6:30pm**

**JOIN NEIGHBORHOOD WATCH**

**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.

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If you would like to participate in caroling please call Bob or Karen Anver 913-342-2660

PARENTS: REMIND YOUR CHILDREN TO WATCH OUT FOR CARS WHILE PLAYING OUTSIDE!

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 that 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?**

MINUTES OF THE BOARD OF DIRECTORS

THE HOMES, INC.

November 18, 2013

President Elaine Hines called the regular monthly meeting of the Board of Directors of The Homes, Inc. to order at 6:30 p.m. on November 18, 2013.

Present were: Elaine Hines, Karen Anver, Kayla Ross, Frank Moss and John Carrazco, Board Members; Elizabeth Bothwell, Manager; Gregory Goheen, Attorney; and Karen Brokesh, Transcriber.

Ten stockholders attended the meeting.

President Hines 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 Hines 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 Hines 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 2013 has been posted.

Minutes of the regular meeting of October 21, 2013 and the October 21, 2013 Executive Session had previously been distributed to all board members. The minutes for the regular session were amended to reflect that the Finance Committee reviews the financials each month but will meet every three months unless there is an issue to discuss. Karen Anver moved to approve the minutes as amended. Seconded by Frank Moss. 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. Kayla Ross moved to accept the financial report as presented. Seconded by John Carrazco. Carried unanimously.

The Finance Committee did not meet this month but has reviewed the financials and found no concerns.

Stockholder change requests approved by the manager are as follows:

139 Viewcrest: Install satellite dish – Cristal Mora. Work will be done by Dish Network.

There first stockholder change request for board consideration was that of Melonie Jones, 22/24 Summitcrest, to remove entire wall between the units to make one front room. Work will be done by MLC Remodeling. Maintenance has reviewed the unit and talked with the construction company doing the work and has no concerns about the proposed construction. Kayla Ross moved to accept this change request. Seconded by Karen Anver. Carried unanimously.

The second stockholder change request for board consideration was that of Melonie Jones, 2/24 Summitcrest, to make a wider door opening into the front room. Work will be done by MLC Remodeling. Frank Moss moved to accept this change request. Seconded by Karen Anver. Carried unanimously.

The last stockholder change request for board consideration was that of Todd Brandt, 2 Craigcrest, to install an archery range on the property. Several proposed locations were discussed. Manager reported that this may increase the corporation’s insurance and that Mr. Brandt would also have to obtain insurance and name the corporation on the policy should this request be approved. Liability concerns were discussed by the board and stockholders in attendance. Manager will place an ad in the newsletter seeking input on stockholder interest in installing an archery range on the property. This item was tabled for further discussion at the December, 2013 meeting.

Kayla Ross read the stock transfer approvals as follows:

|  |  |  |
| --- | --- | --- |
| **ADDRESS** | **TRANSFER FROM** | **TRANSFER TO** |
| 49 Viewcrest | Frank Moss and Julia Moss | Brian Cordell Wood, Frank Moss and Julia Moss |
| 58 Viewcrest | Jacqueline L. Hackney | Amanda Danielle Greenwood |
| 3150 N. 9th Street | Wiley D. Sherwood | Michael James Woodson, Ashlie Fay Hunt and Wiley D. Sherwood |

After being informed that the stock transfers were in order, it was moved by Kayla Ross and seconded by John Carrazco that the Corporation waive its option to purchase the shares of stock and approve transfer of same. Motion carried with Frank Moss abstained. 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:*

This month’s winner of the stockholder trivia was the stockholder at 770 Manorcrest who will receive $25.00 of next month’s maintenance fee.

Neighborhood Watch will receive its $860 grant at a December 6, 2013 luncheon. The Unified Government is not holding a Christmas tree decorating contest this year but is having a gingerbread house decorating contest.

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

Stockholders were reminded that there is no assigned parking in The Homes.

*Old Business to be Discussed:*

Fall inspections and the weather have delayed the installation of the playground equipment. It will be installed by Spring, 2014.

Manager continues to work with public works to install cleanouts at units that do not have one. Bids will be requested soon.

Work continues on incorporating a non-profit organization to solicit grants for improvements to The Homes.

Fall inspections are ongoing and should be finished in about one week. Six furnaces have been replaced to date.

Manager has looked into creating permit parking on Viewcrest. Since it is a public street, The Homes would need to petition the Unified Government to convert it to a private street. If the street became private, The Homes would bear sole financial responsibility for its maintenance and upkeep and for patrolling, ticketing and towing any violating vehicles. This may also jeopardize and TIF funding the Homes may receive to replace the sidewalks and curbs in the neighborhood.

*New Business to be Discussed:*

The annual Christmas Party will be held December 14, 2013 from 5:00 p.m. – 7:00 p.m. in the clubroom. Volunteers are needed as well as cash donations for gifts for the children.

Real estate taxes have increased by 13% this year. Manager will look into the reasons for such a dramatic increase. Frank Moss moved to withdraw $35,000 from the credit union account to pay the increased taxes. Seconded by Karen Anver. Carried unanimously.

The Missouri Department of Transportation is in the preliminary stages of planning repairs to the US 69 bridges. The bridges will either be repaired or torn down and replaced with new ones. Stockholder input is encouraged by going to MoDOT’s website at [www.modot.org/KC](http://www.modot.org/KC). Work is anticipated to being in the summer of 2014.

Kayla Ross discussed her plans to establish a community group focused on promoting activities for children living in The Homes. It will be called Kids at Heart and volunteers are needed. There are two activities planned for December and the main goal is to get people involved in the community again. Persons interested in more information are asked to contact the office.

*Comments from Directors and Attorney:*

Manager thanked Beverly Waltrip for donating a television to the clubroom.

*Comments from Stockholders:*

Beverly Waltrip, 25 Viewcrest, commented on continued parking problems near hear unit. Ms. Waltrip also volunteered to make spaghetti for a pot-luck dinner before the February, 2014 board meeting.

Bob Anver, 108 Viewcrest, asked if anyone was interested in having a holiday caroling event in the clubroom.

Bob Whittington, 127 Viewcrest, reported that his furnace went out recently because the batteries had gone dead in his digital thermostat.

Oscar Stacey, 3125 N. Allis, proposed that the stockholders have potluck dinners at the clubroom a few times a year to increase community involvement and participation. Mr. Stacey also reported on increased traffic and activity at the end of his street.

Morgan Caraway, 3021 N. Allis, also commented on the increased traffic and activity on N. Allis and discussed the unattended children in the neighborhood.

Dottie Reynolds, 38 Summitcrest, suggested that signs be posted on the property as reminders on the day of the board meeting.

Sherry McCool, 12 Summitcrest, reported on the number of cars parked in yards and thanked the lawn service for the good job they did mowing this summer.

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

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KAYLA ROSS, SECRETARY

APPROVED:

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

R. ELAINE HINES, PRESIDENT

Transcribed by Karen Brokesh

**Deffenbaugh Industries**

Recycling Guidelines

Deffenbaugh Industries provides curbside residential recycling within the Kansas City metropolitan area and Lawrence, KS and collects a wide range of recyclable materials. We encourage all residents to recycle as much as possible. Together, we can help to ensure a greener future for our communities. For more information on Deffenbaugh Industries’ residential recycling services, please call 800-631-3301.

How Should Recyclable Materials Be Set Out?

Deffenbaugh will pick-up an unlimited amount of recyclables from each home. We provide the initial recycling bin to homeowners at no cost. Alternatively, homeowners can use their own containers, including trash barrels. These containers need to be well marked with “RECYCLING” or the universal recycling symbol.

• Recyclables can be commingled loosely in the recycling bin

• Corrugated cartons should be cut or reduced to 2’ X 2’ and placed under the recycling bin

• All containers should be thoroughly rinsed

• Labels are okay

YES — ACCEPTABLE RECYCLABLE MATERIALS

• Newspaper • Manila File Folders • Steel (Tin) Food and Beverage Cans

• Advertising Inserts • Junk Mail • #1-7 Plastics (no Styrofoam)

• Office Paper • Magazines • Plastic Bottle Caps

• Chipboard • Catalogs • Yogurt or Margarine Tubs

• Telephone Books • Aluminum Cans • Deli or Salad Bar “Clamshells”

• Carrier Stock • Corrugated Boxes

• Envelopes • Drink Cartons

NO — UNACCEPTABLE MATERIALS

**\*\* NO GLASS JARS OR BOTTLES WILL BE ACCEPTED**

Glass can be taken to any Ripple Glass recycling drop-off center around the Metro area and in Lawrence, KS.

Please visit www.rippleglasskc.com for a list of drop-off locations.

Other unacceptable materials include:

• Gift Wrap • Plastic Bags • Automotive Product Bottles

• Blueprints • Hanging Folders • Plastic Cereal Box or Cake Box Liner Bags

• Carbon Paper • Hardback Books • 6-Pack Rings

• Construction Paper • Microwave Trays • Scrap Metal

• Drink Pouches (Foil) • Motor Oil Bottles • Shredded Paper

• Egg Cartons • Paper Plates or Cups • Tissue Paper

• Film Canisters • Paper Towels • Trash

• Foil • Paperback Books • Frozen Food Containers

• Photographs • Wax Cardboard • Frozen Juice Containers or Straws

• Pizza Boxes • Vitamin or Prescription Bottles

7.  If a neighbor takes the time to shovel a parking space, what should you NOT do?

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Do you have an interest in archery? A resident would like to install an archery range and we would like to know if there are other residents who would enjoy this activity.

Please call the office if you would like to participate.

**EVENTS**

**9/13/13 to 12/13/13** - Grim & Ghastly: Oddities from the collection

Wyandotte County Historical Society & Museum, 631 North 126th, Bonner Springs , KS 66012

913-721-1078, [www.wycomuseum.org](http://www.wycomuseum.org). Come see the Grim & Ghastly: Oddities from the collection.﻿

**11/23/13 to 1/26/14** - "Olde World Christmas" at Strawberry Hill Museum and Cultural Center

Strawberry Hill Museum and Cultural Center, 720 N. 4th Street, Kansas City , KS. 66101. 913-371-3264. http://strawberryhillmuseum.org. The museum will be decorated in its holiday glory starting Saturday, November 23rd till January 26th for "Olde World Christmas"! Each year the main house rooms are uniquely and stunningly decorated. Activities are numerous and the Victorian mansion is well known for its beautiful Christmas decorations. This is a wonderful time of year to visit the museum and experience the rich Olde World traditions of the season. The Tea Room will feature ethnic foods for Christmas and each weekend a different ethnic group will be on hand to offer their "Olde World Delicacies". Traditional Ethnic inspired desserts will be offered as well as coffee, tea and lots of fun and laughter as we celebrate the season together. On December 7th St. Nicholas will be present to visit and have his picture taken with the children. He will be here from 1:00pm - 4:00pm. Photos are $5.00. Milk and cookies will be served and each child will be given a gift to take home. In addition to our permanent ethnic exhibitors, there will also be displays by various ethnic groups and cultures representing, Mexico, Ireland, Germany, Italy, African-American, and Belgium. Don't miss out on this annual tradition! Strawberry Hill Museum is open every Saturday and Sunday noon to 5:00.

**12/08//13** - Crèche Celebration and Holiday Homes Tour

409 N. 15th Street, Kansas City, KS 66102, 12:00 PM to 3:00 PM, $5.00, 913-371-0840

BPU Warns Customers of Widespread Telephone Scam Targeting Customers

The Kansas City Board of Public Utilities (BPU) is warning customers about a phone scam targeting electricity customers that has been reported in a number of states. The scam involves telephone callers claiming to be from a utility company and then using various techniques to defraud customers. Some threaten customers with disconnecting electric service to their home or business if they do not make a payment immediately. The scam artist instructs customers to send them money via a prepaid card such as a Green Dot Card, before their power is shut off. Other scam calls   were made to collect money for replacing electric meters or adding surge protectors to customer's homes. The person is asking customers to purchase a $350/$500 Green Dot Card and asking them to have the card account information available when he calls back. The person told potential victims if the information was not given within four hours, their electricity would be shut off or their home would blow up. The scammer's caller-ID is falsified so it appears to originate from the utility, a practice known as "spoofing." "We've had reports of several calls from customers who have been contacted by these methods. We urge all who are contacted to call their utility before providing any type of payment to any such request," stated David Mehlhaff, BPU Chief Communications Officer. "Any customers who receive such a call should not attempt to make any payment and should instead contact their utility's customer service department."

BPU customer service representatives are reassuring customers that this is a scam and warning them to not give out any personal information to these scam artists. Please contact BPU or call the police if you believe you have been the target of this or any scam.

8.  Where should a pet not be tied?

What would it feel like to have a CASH Christmas this year?

Take Control of Your Future --

Start Now.

Learn How Money Works and How It Can Work for You!

We Want To Help Your Family Have A Better Financial Future!!!

\* We will show you how to deal with serious issues affecting millions of Americans today.

\* What happens when Social Security isn't enough? Learn how to save for your future.

\* Worried about the security of your family's income in the event of your demise? Get the life insurance coverage that meets your needs.

\* Tired of "robbing Peter to pay Paul"? Consolidate or reduce your debt and lower your total monthly outlay.

\* Need extra income? Apply for immediate opportunities in Sales.\*

Call Jeff Vandaveer{ (816) 721-3759 } for more information.

Local Office: { 310 N.W. ENGLEWOOD RD. SUITE 410 GLADSTONE M.O. 64118 }

CAUTION

Some residents have received a letter from Jason Jones, 1371 East 155th Street, Olathe, KS 66062, offering to buy your house. This is not a legitimate offer. Disregard the letter.



**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 is the deadline to sign up for Google fiber?

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.

**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)

**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

**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.

**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.



9.  What area should you put shoveled snow?

2. When is the general election?

YOU SHOULD CHANGE THE BATTERIES IN YOUR THERMOSTAT ON DAYLIGHT SAVINGS TIME

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

**PLUMBING:** **DO NOT FLUSH FLUSHABLE WIPES**. The pipes in our homes are over 70 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.** **The sink and tub drains are only for water disposal. Do not force items down the drains.** If maintenance finds these items consistently causing a back up in your pipes you may be charged for the repair.

**LITTERING.** Think twice about throwing your trash out your car window or into someone's yard. First, it's rude and selfish. Someone will have to pick it up and most of the time it is the maintenance staff. This takes time and money away from other residents needs. Second, it is against the law. Littering is a Class C violation that is punishable by a fine up to a $500.00. If you are witnessed littering the police will be called and you will be charged, by The Homes, for the time it takes to pick it up and dispose of it.

**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.

**AUTOMOBILE REPAIR**. It is against the rules to work on your vehicle in The Homes. If your vehicle needs repair then you will have to go out of the neighborhood or take your vehicle to a mechanic. Unless you are changing a flat tire you should never put your vehicle on a jack in the Homes.

**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. **NEVER PARK IN YARDS OR COMMON GROUND.**

**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.

**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.

**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.**

**SECURE YOUR HOME.**  It is very important that you have a trusted family member or friend on your stock certificate. In the event of your death, if you are the sole person on the stock certificate your home will go into probate. Probate can be messy, expensive and time consuming to relatives and friends. Plan for the future.

**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.

10.  Name one ingredient in doggie bark?

**Public Service Announcements**

**AUTO**

|  |  |  |  |  |  |
| --- | --- | --- | --- | --- | --- |
| Aamco Total Car Care | | 1000 State Ave KC Ks | |  | 913.342.5000 |
|  | 913.342.1484 | |

|  |  |  |  |
| --- | --- | --- | --- |
| **Type of Service/Repair** | **Company Name** | **Contact** | **Phone Number** |
| **Automotive** | Herrera’s Service Shop  Tomz Toyz Race & Repair | 1315 State Ave  4301 Swartz Rd | 913.562.4202  913.279.1663 |
| **Computer Repair** | Heartland On-Site Services | Joe Dix | 913.735.7121 |
| **Air Conditioner** | AM Mechanical |  | 913.371.5885 |
| **Electrical** | CTC Electrical | Jeremy Tollie | 913.375.0070 |
| **Carpet /Vinyl Installation** | Reliable Flooring | Marvin Smith  Shawn Walters | 913.548.3195  913.944.1970 |
| **Handyman** |  | Brandon Deal | 913.707.2669 |
| **Haircuts for Homebound Seniors** |  | Juanita Priolo | 816-606-0026 |
| **Lawn Care** |  | Todd Bothwell  J. Hall  Antonio Mandujano | 816.517.6639  913.233.2541  913.944.8082 |
| **Painting** |  | AnnaMarie  Todd Bothwell  Brandon Deal | 816.810.8872  816.517.6639  913.707.2669 |
| **Personal** | Angels of Grace Childcare  Artistry Cosmetics  Avon  Babysitting/Infant CPR Certified  Cupcakes by Fredrick  Custom Made Jewelry & Watch Repair  Freeze Frame Photography  Housecleaning/Babysitter/Dog Walker  Housesitting/Plant Care  Sell It On Ebay  Tina’s Alteration & Repair | 1220 Troup Ave  Mary Jane Watson  Karen Anver  Reagan Adams  William Fredrick  Tammy Eklund  Dee Dee Johnson  AnnaMarie  J. Hall  Bob Anver | 913.233.2944  913.281.4405  913.342.2660  913.832.9266  913.248.5416  913.342.2326  816.716.8865  816.810.8872  913.233.2541  913.342.2660  913.633.1495 |
| **Recycling** | C&E Recycling | Chris  Eric | 913.904.8501  913.907.6764 |
| **Siding & Windows** |  | Mario | 913-486-3174  913-488-5563 |
| **Tree Trimming** | Pine Tree Service | Jose Meraz | 913.800.1905 |
| **Truck Refurbishing** | Superior Truck Refurbishing | Miguel Comacho | 913-313-0716 |

6.  When should you change the batteries in your thermostat?

**SERVICE AND REPAIR**

**HEARTLAND HABITAT FOR HUMANITY VETERANS HOUSING INITIATIVE**

Our nation’s Veterans bravely served our country and made great sacrifices to do so. While serving, the skills and leadership qualities they learn make them valuable assets to communities and businesses. However, Veterans and their families can also face major challenges, including housing, unemployment and/or disabilities. Statistics show that many veterans face severe housing needs due to a disability from combat injuries or they’ve been particularly hard hit by the economy and/or because they simply can’t find decent, affordable housing. Our Gold Star Families are facing the same issues with the loss of their family member who served.

**Veterans Housing Initiative Guidelines**

**Heartland Habitat for Humanity Veterans Housing Initiative (VHI) is a program focused on five interrelated strategies:**

Affordable Housing and Home Preservation

Volunteer Mobilization

Education

Celebration

Identification of Veterans

**Program Includes:**

Heartland Habitat Homeownership (Based on need, ability to pay, sweat equity)

A Brush with Kindness (Including wheelchair ramps; accessibility modifications; home rehabilitation;

energy-saving weatherization; other critical home repairs

Homeowner Education

**Who Qualifies?**

**Veterans**

Individual or family member must have served on active duty at least 6 months

Received any discharge other than dishonorable

Retired

**Gold Star Families** – Members of immediate family of a fallen service member.

**Program Requirements**

Must complete Veterans Housing Initiative Application

Must provide proof of home ownership, current homeowner insurance, and property tax status if

applying for

A Brush with Kindness

Must provide current proof of household income (pay stubs, current Social Security printout)

Must meet household income guidelines

Must provide copy of the service member’s DD-214 discharge form

**How to Apply**

Contact Heartland Habitat Family Services at (913) 342-3047, e-mail [Brenda@heartlandhabitat.org](mailto:Brenda@heartlandhabitat.org) or

fax the application request form to (913)342-4459

5.  What is the name of the person mailing offers to buy your home?

|  |  |
| --- | --- |
| Quindaro Homes Federal Credit Union  As of October 31, 2013 | NEEDED |
| Assets: |  |
| LOANS | 543,725.76 |
| ALLOWANCE FOR LOAN LOSSES | - 11,615.06 |
| SECURITY BANK | 229,856.94 |
| CHANGE FUND | 200.00 |
| COMMUNITY AMERICA CU – SAVINGS | 85.90 |
| COMMUNITY AMERICA CU – CD | 105,510.55 |
| BANK MIDWEST | 54,275.92 |
| KCCU MEMBERSHIP SHARES | 11,428.85 |
| KCCU CASH MANAGEMENT | 1,459.55 |
| CREDIT UNION 1 SAVINGS | 26.28 |
| INDUSTRIAL STATE BANK | 84,849.07 |
| INTERSTATE FEDERAL SAVINGS & LOAN | 1,553.89 |
| INTERSTATE FEDERAL SAVINGS & LOAN | 100,000.00 |
| M & I BANK | 100,200.94 |
| COMMERICAL STATE BANK OF BONNER SPRINGS | 100,000.00 |
| PREPAID INSURANCE | 1,924.59 |
| FURNITURE & EQUIPMENT | 1,524.25 |
| NCUSIF | 9,839.09 |
|  |  |
| **TOTAL ASSETS** | **1,334,846.52** |
|  |  |
| Liabilities: |  |
| ACCOUNTS PAYABLE | 0.00 |
| AUDIT FEE - PAYABLE | 1,233.28 |
| NCUSIF PREMIUM PAYABLE | 76.00 |
| FEDERAL & KANSAS TAXES DUE | 55.00 |
| SHARED DIVIDENDS PAYABLE | 224.91 |
| MEMBER SHARES | 1,079,162.77 |
| REGULAR RESERVES | 31,510.21 |
| RESERVE FOR CONTINGENCIES | 26,500.00 |
| UNDIVIDED EARNINGS | 195,575.80 |
| NET INCOME | 508.55 |
|  |  |
| **TOTAL LIABILITIES** | **1,334,846.52** |

FOR SALE

Dehumidifier, Like New, Original Cost $160, Sale Price $79, 913-371-4976

**STICKS AND LIMBS**

**Place sticks and limbs to the curb in manageable piles**

AM Mechanical Services

is offering air conditioning tune ups for $70

913-371-5885

Neighborhood Resource Center movedto their new location at 4953 State Ave. Eight UG divisions will be located together , including the KCKPD Community Policing Unit, to continue to provide a central location for neighborhood groups, businesses and residents to conduct business. The official opening of the new location is expected during the first week of June 2013.

**Spring Inspections**

Spring inspections are completed. If you received notice of what needs repaired or painted around your unit, you have 30 days to complete it. Railings around your porch must be painted white, black or grey. All exterior doors must be painted white, black or grey. All other colors must be approved by the board. The office supplies black and white paint.

Quindaro Homes Federal Credit Union will charge for credit reports.

Credit report for 1 person $20

Joint credit report (2 people\*) $30 \*You must be legally married\*

4.  What should be done to all containers when you recycle?

|  |  |  |  |
| --- | --- | --- | --- |
| ONE BEDROOM | Owner | Phone | Price |
| 900 Manorcrest (C/A, Shed, Patio) | Lamb | 816.288.4989 | $3,000 |
| 3100 N Allis (C/A) | Davis | 913.915.8564 | $5,000 |
| TWO BEDROOM UP | Owner | Phone |  |
| 743 Manorcrest | QHFCU | 913.321.2471 | $4000 |
| 839 Manorcrest (No C/A, Stove, Fridge, W/D) | Jackson | 816.803.9914 | $9,255 OBO |
| 3010 N Allis (C/A, Stove, Fridge) | Vazquez | 913.220.6918 | $10,000 |
| 3116 N 9th (C/A) | West | 913.999.2517 | $10,000 |
| 3151 N 9th (C/A, Stove, Fridge, W/D) \*\*\*REDUCED\*\*\* | Reynolds | 913.991.1385 | $ 9,000 |
| TWO BEDROOM DOWN | Owner | Phone |  |
| 783 Manorcrest (C/A) | Deal | 913.707.2669 | $10,000 |
| 789 Manorcrest (C/A, Stove, Fridge, Jacuzzi) | Hudson | 816.898.5524 | $12,000 |
| 954 Manorcrest (C/A, Basement) | Ramos | 913.621.4532 | $13,000 |
| 841 Roswell | Gregg | 913.371.5673 | $10,233 |
| 26 Viewcrest | Shields | 316.992.2115 | $7,000 |
| THREE BEDROOM | Owner | Phone |  |
| 7 Craigcrest Place | Franklin | 913-232-7339 | $12,000 |
| 788 Manorcrest (C/A, Appliances negotiable) | O’Brien | 913.620.8521 | $12,500 |
| 822 Roswell (C/A, Appt Only) | Gallegos | 913.638.0521 | $14,500 |
| 827 Roswell (No C/A, WD) | Bolton | 913.396.3919 | $15,000 |
| 44 Viewcrest (C/A, Deck, Appt Only) | Meraz | 913.991.8131 | $13,000 |
| DOUBLE UNIT | Owner | Phone |  |
| 84 / 86 Viewcrest, 2/2 Bedrm (C/A, Shed) | Eberhardt | 913.281.5847 | $17,000 REDUCED |

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.

3.  What percentage has The Homes real estate taxes increased this year?

THE HOMES UNITS FOR SALE

|  |  |  |  |  |  |  |
| --- | --- | --- | --- | --- | --- | --- |
| December 2013 | | | | | | |
| Sunday  1 | Monday  2 | Tuesday  3  NEIGHBORHOOD WATCH MEETING  6:30 PM | Wednesday  4 | Thursday  5 | Friday  6 | Saturday  7 |
| 8 | 9 | 10 | 11 | 12 | 13 | 14  CHRISTMAS PARTY & CAROLING  5-7PM |
| 15 | 16  THE HOMES BOARD MEETING 6:30PM | 17 | 18  CREDIT UNION BOARD MEETING 4:30PM | 19 | 20 | 21 |
| 22 | 23 | 24 | 25  THE HOMES AND CREDIT UNION OFFICES 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

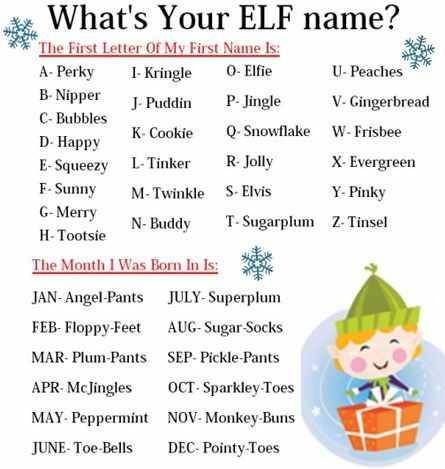
This trick works equally well with other fall fruits and veggies, such as apples and turnips. Just use a sharp knife trve out a section large enough to hold a small candle then set one at each place setting to light up your brunch table.

2.  Where should you safely park while Holiday shopping?

**SNOW SHOVELING**

When it snows, shovel the snow into your yard and not the street. If you put it in the street it will be shoved back into the parking space by the plow.

**DECEMBER TRIVIA & FUN**

es into handmade votive



Total Time 1 to 2 hours

'Tis no longer the season for growing veggies, so go ahead and transform a tomato cage from your garden into this clever evergreen look-alike.

What you'll need:

Tomato cage

Duct tape

Wrapping paper

Tape

Scissors

3/4-inch binder clips

How to make it:

First clean the cage's prongs and wrap them together with duct tape to form a point.

Roll a sheet of wrapping paper into a cone, tape it to secure it, and trim the bottom edge. Slip the cone over the cage's point.

Put a second sheet of wrapping paper under the cage, trace around the cage, and trim the circle so that it's just wider than the base.

Use binder clips to attach cards to the rings.

Doggie Bark



Help your child make a special treat for that other member of the family, plus any other dogs in her life. (We hear that reindeer are also partial to this bark!) Be sure to use carob chips -- chocolate is harmful to canines.

What you'll need:

4 cups carob chips

1/2 cup creamy peanut butter

1/2 cup dry-roasted peanuts or chopped walnuts

1/4 teaspoon cinnamon

How to make it:

In a bowl, melt the carob chips in the microwave for 30 seconds. Stir them with a wooden spoon, then microwave for 30 seconds more.

Stir in the peanut butter and microwave for another 15 seconds. Stir the ingredients again to combine.

Add the nuts and the cinnamon, then stir the mixture to coat the nuts.

Line an edged cookie sheet with aluminum foil and lightly spray the foil with nonstick cooking spray. Pour the mixture onto the foil and chill it for 15 minutes in the freezer or 30 minutes in the refrigerator.

Remove the bark and break it into roughly 1- by 2-inch pieces. Store it in an airtight container for up to 2 weeks. Makes about 70 pieces.