

Olathe Trails Homes Association

2nd Quarter Newsletter

APRIL, 2018

OTHA BOARD

Marty Roper, President/Treasurer
Dawn Rush, Vice President
Richard Wolfe, Board Member
Wayne Kramer, Board Member
Linn Coad, Board Member
Jenna Spencer, Board Member

NEW TO OLATHE TRAILS

Welcome to Olathe Trails. We hope you enjoy our community and that we are working to provide.

If you have any questions, please send all concerns to olathetrails@gmail.com

Common Area

Please notify the HOA when Poop Stations need refilling. The volunteer will try to get to the stations as soon as practical and weather permitting.

Lights

Thanks for reporting lights out. Our volunteer works to replace the light bulbs when convenient. Sorry if it takes longer. We do the lights when time and weather permits.

Trees

If you see a limb down in the common area, please advise the board. Next to Nature our lawn care company, will pick up large limbs but it's at a separate charge from the lawn contract. We have to schedule them to come out. Please be patient.

TRAFFIC & KIDS

PLEASE DRIVE LIKE YOUR KIDS ARE IN THE FRONT YARD and Darting out between cars.

We have playground areas and sidewalks to ride your bikes and ride-on toys, please use these areas.

ANNUAL MEETING

The board has elected to wait to have the annual meeting of the HOA this summer outside in the common area. More information will be coming on when and where.

Quarterly Statements

Please find 2nd quarterly. Please review and advise of any discrepancies. Please send all questions or concerns to: Olathetrails@gmail.com

Please remit payments to:

P.O. Box 2952
Olathe, KS 66063

Please include your lot number for easy posting.

Please include your email address.

For those of you who have provided your email addresses, You will find your statement in your email. I'm still figuring out the process of attaching the newsletter so this quarter your statement and newsletter will be separate.

A number of homeowners use their bank to remit payments. We will still welcome your check payment. We are trying to reduce our expenses by going paperless with the statements. For those who have not provided email addresses, a paper statement will be mailed.

FINANCIALS

Checking a/o	01/01/2018:	\$8,977.39
Savings: a/o	01/01/2018:	\$55,655.81
A/R>90days a/o	01/01/2018:	\$25,545.00
Current A/R a/o	01/01/2018:	\$15,068.00

Mowing

Next to Nature will continue to be our lawn care company for 2018. Please let the HOA know if you see any mowers hitting light poles or fail to mow behind your home. If you are home and see any issues please send an email immediately to: olathetrails@gmail.com

3RD ANNUAL EASTER EGG HUNT

The 3rd Annual Easter Egg Hunt was on March 23rd. It was a little chilly but we didn't have snow or rain. We had a great turn out. Thanks for coming to the Easter Egg Hunt and hope to see you again next year.

TREES and COMMON AREAS

We currently have some Evergreen Trees along Murlen that have died, we will be removing these in the near future.

I've also asked the tree company to remove all volunteer trees that are growing on the common area side of the fences, this will help keep the lines looking clean.

If you've planted anything in the common area, you need to clean up the area around the planted areas.

If volunteer trees are growing up inside the bushes then leaves catch and the lawn care crew cannot get the leaves to blow out. If your fences back up to Murlen and/or 127th Street, please help remove trash that blows into the fences or under the bushes.

The lawn care company is not responsible for cleaning up trash, if the trash is in the mowing area they will pick it up but stuck under a bush or along a fence, this is not their job.

People throw liter out the windows of cars and or off trash trucks and the fences catch them, please help keep our area looking nice.

We have had 3 globes busted, either by accidently hitting with a ball, but a couple of the globes had holes either from rocks or bb's. Remember your dues are paying for the replacement of these globes and lights.

We have one light pole down, a new pole has been ordered. It should be coming soon.

If you see any of the mowers hit a light pole please send an email ASAP or make note that you witnessed the pole get hit and date and time. Your help in this matter is appreciated

Please don't interfere with the mowing crew. Please report any issues to olathetrails@gmail.com immediately. I get alerts to new emails and I check them through out the day. I can contact the mowing company promptly.

NEXTDOOR:

Consider signing up for nextdoor, to be informed on what's happening in the neighborhood and neighboring areas. It's easy: go to Nextdoor.com, put in your address and email address and your signed up.

Nextdoor is great for posting lost pets, found pets, for sale items. Olathe Trails Currently has 179 residents signed up.

DEAD TREES

The HOA continues to encourage the Homeowners with Dead Trees on their property to have the trees removed before they fall during the springs winds.

Big Ticket Items

The City will not pick up Furniture, TV's, Desks or any other items that will not fit in the Trash Bins, please call the city for big ticket pick-up. Please call the following number to arrange for pick-up: 913-971-9045. There is a charge for big ticket items, the charge will appear on your next water bill.

Lets Talk

If you just moved into our subdivision, Welcome. We hope you enjoy our subdivision and what we have to offer.

Common Area, we have play equipment through out the subdivision for everyone's enjoyment. If you see a problem, please report it to the board thru our email: olathetrails@gmail.com.

Sidewalks, we were one of the first subdivisions to provide walking trails. It quickly gained popularity and walking areas are now located through out the area.

Lights, the walking areas in Olathe Trails, have lights to make walking after dark safe. Please report any light out, the poles are numbered. Please report to olathetrails@gmail.com

Dues: The dues that are charged, help to keep the above areas maintained and updated. We appreciate everyone who pays promptly. When dues are not paid, we have to file liens against the property, this ensures that we will be paid if and when the property is sold.

Please be advised that any homeowner who owes \$300 or more a lien will be placed against your property and your account will be assessed the lien fees. Liens will be filed this month.

By paying your dues, enables us to update the areas. When dues remain unpaid, the cost of the lawn care being our major expense, we have to raise the dues to cover our expenses.

If you have any questions, please direct them to the email address: olathetrails@gmail.com

Thanks again for supporting the HOA and our efforts to keep our subdivision looking nice.