

New Mark First Pool Association

2023 Fall Newsletter

2024 DUES NOTICE

- ❖ **2024 HOA dues are \$500.00, and the payment deadline is January 31st, 2024.**
- ❖ Account balance statements will be sent to each property in November. No additional dues increases are currently planned.
- ❖ **Anyone with a past due balance after January 30th, 2024, will again accrue a \$15 per month late fee.**
- ❖ See *Homeowners Association Dues* section in the newsletter for more information on dues.

FALL ANNOUNCEMENTS

- ❖ **Annual Meeting** – This year’s annual meeting was held on November 12th, 2023, at the clubhouse. Topics for this year’s annual meeting included elections for open Executive Board and Board of Directors positions, review of the 2024 proposed budget, and an open discussion on topics facing the homeowner’s association.
- ❖ **Dues & Collections** – The executive board is continuing its efforts to collect delinquent dues and fees to bring all properties into good standing. If you are an owner of a property with delinquent dues and/or special assessment and have not yet communicated with the board, we strongly encourage you to reach out so we can discuss your specific situation. The board continues to pursue liens and other collection measures for those properties with delinquent accounts.
- ❖ **Dues Payments** – Please allow up to 3 to 4 weeks for payment processing when mailing a dues payment. The dues payment is credited based on the postmark date, so the time to process the payment will not count against the account. The mail is collected from our P.O. box, delivered to the accountant to be recorded, and then taken to the bank for deposit, which is the reason it does take some time for processing. If there is concern about whether a payment has been received please email the board and we can verify the status for you.
- ❖ **Pool** – Johnson Pools has informed us they will not be contracting for lifeguards in 2024 but they have tendered a contract for the rest of the pool maintenance effort. The board is working through our options to continue to provide lifeguards as well as keeping the same general pool schedule as previous years.
- ❖ **Pond** – The board is aware of the many issues with the state of the pond. The last of the working aerators has quit functioning, and one or two new aerators is still a possibility. The board continues to work with Blue Valley Laboratories on the chemical treatments of the ponding. The biggest and most challenging issue continues to be the build-up of sediment in the pond. Estimates to address this in the past have indicated a very high cost, to which the board has tabled potential solutions at this time.
- ❖ **Club House** – The club house continues to be available for rentals. The rental rate is \$50 and is first-come, first-serve for reservations. Please send an email to clubhouse@newmarkhoa.org for more information or to make a reservation.
- ❖ **Tree clean up** – Just a reminder to please take time to clean up tree and lawn debris (including leaves and the wonderful “gumballs”) around and along the curb of your property. Debris that is not cleaned up can clog the storm water drains or end up in the pond. The city provides a free disposal area for yard debris and branches at Cookingham and N. Main Street, which is free to use on Saturdays.
- ❖ **Kansas City 311** – If you haven’t already, the board recommends everyone becomes familiar with the City of Kansas City 311 service. Contact 311 to report a problem, request a service, or ask a question about a city service. www.kemo.org/311 Dial 311 or 816-513-1313
- ❖ **Board Meetings** – The board encourages anyone who has not attended a board meeting to stop by during a meeting on the second Sunday of each month (changes are posted on the Facebook page and website calendar). The meeting is a good opportunity to get updates on what is going on in our neighborhood, and an open forum is held during

each meeting for any resident to bring questions or other topics to the board for discussion. We enjoy meeting with our neighbors and your input is always appreciated.

- ❖ **Communication** – The board has a website and email system which are monitored and updated on a regular basis and will continue to be improved. There is also a neighborhood Facebook page which is another great tool to get to know some of your neighbors.

CONTACT INFORMATION

Web Address:

www.newmarkhoa.org

The website is the board’s official message board to keep residents updated on current information.

Facebook Page:

<https://www.facebook.com/groups/1503140259919231> or search for New Mark Brookings First Pool Association Residential page

This is the neighborhood Facebook page which is managed by several residents. This is a closed page and only residents are allowed access. If you are new and would like to join please send a request to join along with your address to the site administrator.

Email Addresses:

General Questions & Comments:

board@newmarkhoa.org

Board of Directors:

directors@newmarkhoa.org

Club House Reservations:

clubhouse@newmarkhoa.org

Website & Email Issues or Comments:

webmaster@newmarkhoa.org

Mailing Address:

**New Mark First Pool Association
P.O. Box 10646
Kansas City, Missouri 64188-0646**

Please mail all dues or special assessment payments to this address.

Phone Message Number: 816-734-2552

The board has set up phone message system for residents to call and leave messages. The messages are sent to the board for review and the board will do their best to respond to all calls as soon as possible.

Executive Board Meetings

Monthly board meetings are held on the 2nd Sunday of the Month at 7pm in upper level of the clubhouse. Meeting postponements or cancellations will be posted on the website and Facebook page.

Member Name	Service Term	Contact Email
Mike Thomas	2023-2024	president@newmarkhoa.org
Brian Bonebrake	2024-2025	vicepresident@newmarkhoa.org
Debbie Mitchell	2023-2024	secretary@newmarkhoa.org
Quinn Gregg	2024-2025	treasurer@newmarkhoa.org
Paul Hinson	2023-2024	board@newmarkhoa.org
Norma Sollman	2024-2025	board@newmarkhoa.org
James Miller	2024 (one year)	board@newmarkhoa.org

Shelbi Maxwell	2024-2025	board@newmarkhoa.org
Lindsay Mrowinski	2024-2025	board@newmarkhoa.org
Steve Scheerer	2024-2025	board@newmarkhoa.org
Robyn Dunlap	2024 (one year)	board@newmarkhoa.org

Board of Directors	Service Term
Eliza Flores	2023-2024
Cheryl Edmondson	2024-2025
John Spottswood	2024-2025

Homeowners Association Dues

Dues - General Information

- Yearly dues are \$500.00 and full payment deadline for dues is January 31st of each year.
- Payment shall be mailed to the HOA P.O. Box address (see contact information section).
 - Please be sure to include the property address with your payment.
- Late fees will be charged if payment is not received in full. Late fees are \$15.00 per month and will be added the first day of each month not paid.
- If you are unable to pay by the deadline, please contact the HOA Executive Board to discuss the situation and available options.
- The board will accept credit or debit card payments made via PayPal to the HOA through our website. There is an additional fee on Paypal payments to cover the additional cost of providing this service.

Dues - Frequently Asked Questions

- The property owner is responsible for payment of the dues each year. Dues are not intended to be amenity usage fees but are required for all property owners to allow the HOA to maintain all the property and amenities which are owned by the HOA and benefit the neighborhood.
- If a property is being rented it is still the responsibility of the property owner to pay the dues. If the property owner has not paid the dues, the tenants will not be able to use the homeowner's association facilities until the payment has been made.
- If you are unsure of the status of your dues or require a receipt for payment of your dues, please contact the board.
- If a property is being sold, then it is still the responsibility of the property owner on January 31st to pay the dues in full for the year. Typically, the new buyer will then reimburse the seller a prorated amount to cover the dues for the remainder of the calendar year. These agreements are to be negotiated between the buyer and seller and not between the seller and homeowner's association.
- If there is a lien on the property for delinquent dues and those dues have been paid in full, please contact the board so the lien release process can be completed in a timely manner.

WELCOME AND THANK YOU TO ALL THE NEW RESIDENTS THAT HAVE CHOSEN TO LIVE AND BE PART OF OUR BEAUTIFUL COMMUNITY HERE AT NEW MARK.

We encourage residents to review all of the information about our community on our website. Please also contact us through the board email and let us know you are here so we can reach out to welcome you.

If you have not attended a board meeting, we encourage everyone to try and make it out a least once or twice a year. These meetings provide valuable updates on the status of the HOA and input from residents is also welcome during each meeting.

Please note that the work that has been done in our community by this board has been done on a volunteer basis. Board members have chosen to take time away from work, family, and many other valuable occasions for the benefit of our community. With that said, we ask for the homeowner's support, appreciation, and in many instances patience.

Remember, board members do not have careers in governing homeowner's associations. What we do have though, is a team of resident volunteers that make decisions based on what they believe the majority of homeowners would want if they were as fully informed as we are in situations. The goals of this board are to maintain and improve the appearance of our community grounds which in turn will help improve the quality of life in our community and maintain or increase the values of our homes. We are willing to assist you with valid concerns and are open to positive, productive, and solution-based suggestions for improvement.

Thank you for your time and attention!

-New Mark First Pool Association Board Members