

NALL HILLS HOMES ASSOCIATION

FALL 2021 – ANNUAL MEETING NOTICE

BOARD OF DIRECTORS.

PRESIDENT

- MARK SUTTON

VICE PRESIDENT

- BRIAN VIETS

TREASURER

- MARK ABLE

SECRETARY – OPEN

COMMUNITY SERVICES

- OPEN

NEIGHBORHOOD SERVICES

- SHAREE WIGGINS

TECHNOLOGY/WEBMASTER

- MARK HEATHERMAN

CIVIC AFFAIRS

- BILL ROSE-HEIM

MEMBER AT LARGE

- BILL MINGLE

RECORDING SECRETARY/

OFFICE MANAGER

- ERICA KURTA

WE NEED HELP!!

THERE ARE **TWO** OPEN SPOTS ON THE BOARD OF DIRECTORS. IF YOU ARE INTERESTED IN BECOMING A BOARD MEMBER, PLEASE CONTACT OUR OFFICE (913-642-8398).

www.nallhills.org

Due to the continued health risks associated with public gatherings and limited facilities available, the Nall Hills Homes Association 2021 Annual Meeting will be held virtually, **via ZOOM**. We are aware that some members of our community may not have direct access to the internet, but we hope this advance notice will allow them to make arrangements with family members or neighbors to attend.

DATE: TUESDAY DECEMBER 7, 2021

6:45pm ZOOM SESSION OPENS

7:00pm ZOOM MEETING START TIME

If your email address is active with the HOA, you will receive an invitation with registration information. If not, send an email to communication@nallhills.org to receive an invite.

Registration is required to join this meeting.

If you are unable to attend, please drop off or send the completed and signed proxy (included with this mailing) to the HOA office at 10025 Lamar, Overland Park, KS 66207, or give to any board member prior to December 6, 2021.

ZOOM VIRTUAL MEETING AGENDA – TARGET IS A ONE HOUR TIME LIMIT

- INTRODUCTIONS and INSTRUCTIONS
- REVIEW AND APPROVE THE 2020 ZOOM MEETING MINUTES
- YEAR IN REVIEW
- OPPD OFFICER WES GRIFFITH – STEADFAST O.P.
- 2021 BUDGET VS ACTUAL RESULTS PROJECTION
- 2022 BUDGET PROPOSAL (**SEE PAGE 2**)
 - o **BOARD RECOMMENDS APPROVAL**
- ELECTION OF BOARD MEMBERS TO NEW 2 YEAR TERM (PAGE 2)
 - o **BOARD RECOMMENDS APPROVAL**
- DOOR PRIZES (MAY BE LIMITED THIS YEAR-SEE PAGE 2)

Treasurer Mark Able **recommends the annual assessment for 2022 be set at \$234** per household (an \$8 increase from 2021). This increase is due to the contractual increase in trash service cost from Republic Service. All other expenses are expected to remain at current levels. ****VOTE REQUIRED****

Proposed 20221 Annual Budget and Projected 2023-2024

	Proposed		Preliminary			
	Budget 2022	Cost per Home	Budget 2023	Cost per Home	Budget 2024	Cost per Home
Receipts:						
Membership assessments	297,180	\$ 234	311,150	\$ 245	325,120	\$ 256
Late payment fees	3,600		3,600		3,600	
Transfer fees	2,200		2,200		2,200	
Disbursements:						
Trash service	277,830	219	291,301	229	305,891	241
Salary	9,600	8	9,600	8	9,600	8
Payroll taxes	814	1	814	1	814	1
Telephone	1,050	1	1,076	1	1,103	1
Print/postage/supplies	5,500	4	5,600	4	5,700	4
Insurance/bond	2,504	2	2,554	2	2,605	2
Professional fees	4,700	4	4,700	4	4,700	4
Miscellaneous	1,200	1	1,200	1	1,200	1
Total operating funds disbursed	303,199	239	316,846	249	331,613	261
Net increase (decrease) in operating funds	(219)	(0)	104	0	(693)	(1)
Interest income	425	0	425	0	425	0
Net Increase (Decrease) in Cash	206	0	529	0	(268)	(0)
<i>Note: Trash service expense for 2022 based on renewed contract effective January 1, 2020 - December 31, 2022 (2023-2024 based on an estimated 5% annual increase).</i>						

BOARD MEMBER ELECTIONS: **VOTE REQUIRED**

Each year, certain board members are eligible for election or re-election. Terms are limited to renewable 2-year terms (unlimited terms). For the 2022 calendar year, these individuals are up for election or re-election.

- Bill Mingle (re-election) – 3 years on the board
- Sharee Wiggins (re-election) – 7 years on the board
- Mark Sutton (re-election) – 24 years on the board

DOOR PRIZES – TO BE AWARDED AFTER THE ZOOM MEETING.

We will take the list of attendees (one per address) and randomly select door prize winners, using the same format the board uses every year at the in-person annual meeting. The last 5 door prizes will be as follows:

- 5) 50% reduction in your annual dues for 2022 (a \$117 value)
- 4) 50% reduction in your annual dues for 2022 (a \$117 value)
- 3) 50% reduction in your annual dues for 2022 (a \$117 value)
- 2) 50% reduction in your annual dues for 2022 (a \$117 value)
- 1) **Grand Prize – 100% reduction in your annual dues for 2022 (a \$234 value)**

All door prize winners will be notified directly by the Nall Hills Homes Association Board of Directors.

We hope you can join the meeting this year and if interested in serving on the board, see page 1, bottom left.