

NALL HILLS HOMES ASSOCIATION

FALL 2022 – ANNUAL MEETING NOTICE

BOARD OF DIRECTORS.

PRESIDENT

-MARK SUTTON

VICE PRESIDENT

- OPEN

TREASURER

- MARK ABLE

SECRETARY

- CHARLOTTE LEWIN

NEIGHBORHOOD SERVICES

- SHAREE WIGGINS

TECHNOLOGY/WEBMASTER

- MARK HEATHERMAN

CIVIC AFFAIRS

- BILL ROSE-HEIM

MEMBER AT LARGE

- AMY ROSE

MEMBER AT LARGE

- OPEN

RECORDING SECRETARY

- ERICA KURTA

WE NEED YOUR 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

WE ARE BACK TO AN IN-PERSON ANNUAL MEETING THIS

YEAR!! The Nall Hills Homes Association 2022 Annual Meeting will be held at Indian Woods Middle School. Your attendance is greatly appreciated.

DATE: TUESDAY NOVEMBER 15, 2022

6:35pm: DOORS OPEN (cookies and drinks available)

7:00pm: MEETING START TIME

A ZOOM link will be offered for those who may not be able to attend in person. HOWEVER, DOOR PRIZES WILL ONLY BE AWARDED TO THOSE ATTENDING THE MEETING IN-PERSON.

Please send an email to communication@nallhills.org to receive a ZOOM invite. **Registration is required to join this meeting.**

If you are unable to attend, please drop off or send the signed proxy (included with this mailing) to the HOA office at 10025 Lamar, Overland Park, KS 66207, or give it to any board member prior to November 15, 2022.

MEETING AGENDA

- INTRODUCTIONS
- REVIEW AND APPROVE THE 2021 ZOOM MEETING MINUTES
- 2022 YEAR IN REVIEW
- 2022 BUDGET VS ACTUAL RESULTS PROJECTION
- 2023 BUDGET PROPOSAL (**SEE PAGE 2**)
 - o **BOARD RECOMMENDS APPROVAL**
- ELECTION OF BOARD MEMBERS TO NEW 2 YEAR TERM
 - o **BOARD RECOMMENDS APPROVAL**
- NEW BUSINESS
- DOOR PRIZES (MAY BE LIMITED THIS YEAR-SEE PAGE 2)

Treasurer Mark Able **recommends the annual assessment for 2023 be set at \$241** per household (an \$7 increase from 2022). This increase is due to the contractual increase in trash service cost from Republic Services. All other expenses are expected to remain at current levels. ****VOTE REQUIRED****

Proposed 2023 Annual Budget and Projected 2024-2025

	Proposed		Preliminary				
	Budget 2023	Cost per Home	Budget 2024	Cost per Home	Budget 2025	Cost per Home	
Receipts:							
Membership assessments	306,070	\$ 241	316,230	\$ 249	326,390	\$ 257	
Late payment fees	3,600		3,600		3,600		
Transfer fees	2,200		2,200		2,200		
Disbursements:							
Trash service	286,671	226	295,956	233	305,547	240	
Salary	9,600	8	9,600	8	9,600	8	
Payroll taxes	814	1	814	1	814	1	
Telephone	1,060	1	1,092	1	1,125	1	
Print/postage/supplies	5,500	4	5,600	4	5,700	4	
Insurance/bond	2,566	2	2,618	2	2,670	2	
Professional fees	4,800	4	4,900	4	5,000	4	
Miscellaneous	1,200	1	1,200	1	1,200	1	
Total operating funds disbursed	312,211	246	321,780	253	331,656	261	
Net increase (decrease) in operating funds	(341)	(0)	250	0	534	0	
Interest income	500	0	500	0	500	0	
Net Increase (Decrease) in Cash	159	0	750	1	1,034	1	

Note: Trash service expense based on renewed contract effective January 1, 2023 - December 31, 2025

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 2023 calendar year, these individuals are up for election or re-election.

- Mark Able – 17 years on the board
- Mark Heatherman – 7 years on the board
- Bill Rose-Heim – 3 years on the board
- Charlotte Lewin – appointed to the board in 2022
- Amy Rose – appointed to the board in 2022

As noted on page one, bottom left, we have two open positions. This is not a huge time commitment.

DOOR PRIZES – TO BE AWARDED TO THOSE ATTENDING THE IN-PERSON MEETING ONLY.

We will take the list of attendees (one per address) and randomly select door prize winners. We are hoping area merchants will donate to the door prizes this year. We do know the last 5 door prizes will be as follows:

- 5) 50% reduction in your annual dues for 2023 (a \$120 value)
- 4) 50% reduction in your annual dues for 2023 (a \$120 value)
- 3) 50% reduction in your annual dues for 2023 (a \$120 value)
- 2) 50% reduction in your annual dues for 2023 (a \$120 value)
- 1) **Grand Prize – ENTIRE 2023 Annual Dues PAID IN FULL (a \$241 value)**