



WHAT'S NEW?

This is a publication for residents of Red Oak Hills to keep us up to date on our community and to provide a forum for sharing information.

FEBRUARY 2012 ISSUE

WELCOME TO THE SIMMONS FAMILY



Rebecca and Brandon Simmons moved to Kansas City eight years ago, and then most recently to 7012 Clairborne in December 2011. They have one daughter, Landry Kate, who is 3 years old. Rebecca is the Kids' Ministry Director at Westside Family Church and Brandon is an account executive in accounting and finance at Allied Global Services in Lenexa. They are both University of Oklahoma fans! Brandon likes all sports and plays golf and softball and the family likes to go boating.

Rebecca likes decorating, shopping and reading. Their favorite cuisine is Mexican. When they travel, they prefer beaches; Hilton Head is a favorite spot.

MIDLAND ENTRY RENOVATIONS

The board approved some renovations to the Midland entry in order to update a classic look that has not changed for 25 years. Our gatehouse is a unique entry to the HOA in that there are very few HOAs that have gatehouses. Enclosed are two sketches of the planned renovation of the gate house and walls at the Midland and Red Oak Drive entrance. On Feb 7, the Board approved a contract with Kirk Nelson's company to begin renovating the entrance. (Kirk lives on 69th Street.) The gatehouse will be covered with a polymer slate roof. A light will be visible near the top through a break in the slate. The three Red Oak Hills markers are being repainted and repositioned as well as the two leaf markers.

The greenery and plantings will be kept to a minimum in order to give the limestone walls and gate house a cleaner look and to reduce maintenance costs. Rock will replace much of the plantings. Broken rock, electrical, and water lines will be repaired. Kirk expects a 2 to 3 week construction time. Sketches of the planned renovation follow the newsletter.

NEIGHBORHOOD WATCH PROGRAM

We have had several neighborhood incidents that point to the importance of establishing a Neighborhood Watch Program. A rock was thrown through a rear window of a home in Red Oak Hills, three teenagers from outside the area were caught engaging in some undesirable activities, and a woman was followed to her home by an unknown man in his car. Please be aware of people that you don't recognize from the neighborhood. Help us get the Neighborhood Watch Program going by volunteering to help. Call Gary Turner at 268-4513 if you might consider volunteering for this program.

EPH AND JAN EHLEY

Our sympathy is extended to the Ehleys, great supporters of the HOA and friends to many of us, on the loss of their home due to fire several weeks ago. They are coping well and are moving on with their lives. If you want to contact them, please send them a letter or card addressed to their ROH mailbox at 17317 W 70th. They will be missed and we wish them well.

NON MEMBERS OF THE HOA

Fortunately, we have new people buying homes and moving to Red Oak Hills. Some homes in the subdivision are not required to belong to the HOA. These are the 80 homes built before the HOA was formed and these homeowners can opt out of the HOA. Of the 80 homes that were built before the HOA was formed, only 27 have chosen not to belong to the HOA.

The 53 homes who have chosen to belong to the HOA are called Informal Members and they retain the right to opt out at any time. These Informal Members recognize the importance of living in a HOA. We have only to look in Shawnee at non HOA neighborhoods to recognize the value of working together. Trash pick-up represents half of our HOA dues; those not belonging to the HOA pay more for their trash pickup when they contract directly with Deffenbaugh. We urge Informal Members to continue their partnership with the HOA, using their buying power to strengthen our community. The extra premium (over the HOA rate) that non members pay to Deffenbaugh could be going to the HOA for the benefit of all residents.

DEFFENBAUGH NEGOTIATIONS

Speaking of Deffenbaugh, last fall we were notified that our costs for household waste, recycle, and yard waste were going up about \$8000 in March 2012. \$8000 would increase our waste costs over 25% and would cause an 8% increase in our total budget. A conversation with another HOA (who had just renegotiated with Deffenbaugh) and with another trash hauler caused us to initiate negotiations with Deffenbaugh to control/reduce the rate of increase. As a result, Deffenbaugh agreed to keep the costs about the same, except for yard waste. This led to the Board's decision not to include yard waste services in the standard services provided by the HOA.

Our contract with Deffenbaugh is effective until March 1, 2014. They have been a great company to work with for many years and they have done a wonderful job for us. However, we will be open to other options to find the best value (a combination of price and service) for residents. If you have thoughts on this, please share them with us.

CLASSIFIEDS

If you are a resident and have something to sell or you have a service like babysitting or lawn mowing, you can send an e mail to Gary Turner for possible inclusion in the next newsletter.

ROH RECIPE OF THE MONTH

Have a favorite recipe you want to share? Email nkoporc@att.net and you may be published.

HONEY MUSTARD BAKED SALMON

Ingredients

- 1/4 cup butter, melted
- 3 tablespoons Dijon mustard
- 1 1/2 tablespoons honey
- 1/4 cup dry bread crumbs
- 1/4 cup finely chopped pecans
- 4 teaspoons chopped fresh parsley
- 4 (4 ounce) fillets salmon, skin removed
- salt and pepper to taste
- 1 lemon, for garnish

Directions

Preheat oven to 400 degrees F (200 degrees C). In a small bowl, stir together butter, mustard, and honey. Set aside.

In another bowl, mix together bread crumbs, pecans, and parsley.

Dip each salmon fillet in the honey mustard mixture, and sprinkle the tops of the fillets with the bread crumb mixture.

Bake salmon 12 to 15 minutes (thick fillets may take more time) in the preheated oven, or until it flakes easily with a fork. Season with salt and pepper, and garnish with a wedge of lemon.

SKETCHES OF THE PLANNED RENOVATION

