

HOA Member Feedback

Updated: 11/15/2021

<u>Facility</u>	<u>Name</u>	<u>Address</u>	<u>Summary</u>	<u>Comments</u>
<u>Common Area Maintenance</u>				
10/31/2020, 11/4/2020	Kay Brada		In support of increased effort Cody Pond	<p>Has the slough been cleared to specifications? (Doesn't look so). What is the scheme for HOA mowing behind Cody Ct and Keaton? I can do some research but I believe there are some restrictions/regulations on the cleaning of the slough. In the early years of the HOA, we had to clean it every year to be in compliance. It doesn't look like it has been cleaned and when we have heavy rains, there is flooding onto the HOA property. Mowing behind Cody Ct/Keaton seems to be done only when the slough is mowed and then the grass/weeds are left to die and dry - not a pretty sight when others look onto manicured parks. I have mentioned this to Melissa each time and her answer is that "they" can't get in there to get it out. As you probably know, the HOA property in that area is quite uneven (not a conforming line). For instance, the Enclave lots are deep in the back on the bluff above the slough. In our case, the HOA property takes away half or more of our present yard. When our house was built, sod was laid to about where a path would be. We have maintained and mowed it for almost 10 years. Originally, we didn't know that our property ended so close to the house. We would hope if the HOA takes it over, it would not look like the slough!! To see the area as homeowners see it, one needs to walk the sidewalk to the Enclave; look from the end of the cul-de-sac of Keaton; in our backyard; and in Curtis Leslie's beautiful backyard. I am sure the Board can't do anything about the felled trees lying in rot and the scars on the Dole properties. About 2014, there was heavy emphasis on sodding and planting the area for a more finished look of the subdivision and completing the landscaping that had been done. Unfortunately, there wasn't money to do it. Is there a reason to have a "natural" look in the subdivision or has it been forgotten because it was undeveloped until Dole was extended? Is it appealing to someone looking to build a home in Westwood Hills? Several of the Enclave residents have been cleaning out the area closest to their homes (plastic bags, cups, etc) and one has been cutting down the tallest weeds.</p>
11/2/2020	Claire Cici	303 Dole	In support of increased effort Pond #2	<p>We need to mow along the sidewalk north of Pond 2. Otherwise the grasses grow over the sidewalk and encroach the passable space, and unwelcome critters travel too heavily upon the path. I recommend switching away from Schendel. We, at 303 Dole Dr. also use Schendel for mowing, and I was constantly negatively surprised by how they would leave debris on our property adjacent to that dam.</p>
11/2/2020	Clayton Galloway	331 Dole	In support of increased effort Ponds #2 and #3	<p>It was also mentioned the committee is reviewing ponds 2 and 3 and the possibility of addressing them. Are either of those the pond behind our lot on 331 N Dole? If so, we were also wondering if there was someone to be in touch with for updates and planning around that?</p>
11/3/2020	David Beck	Lot 18 Enclave	In support of increased effort Cody Pond Area	<p>I'm also in favor of extending the "bush hog needed" mowing all along the proposed D&A sidewalk and would like to see this done even if the sidewalk is never installed.</p>
11/4/2020	Kay Brada		In support of increased effort Pond 3 line with Rock	<p>We would be overjoyed if the pond behind Curtis Leslie's house was improved!! We have thought it would take more residents who see it to ask the HOA to clean it up - or at least line it with rock!</p>
1/8/2021	Sunee Mickle	110 Earhart	In favor	<p>In addition, I am concerned with the cost of installing and maintaining the tract A sidewalk. The construction and landscaping costs will come from the HOA dues that should be used for more important projects such as:</p> <ul style="list-style-type: none">- expanding the neighborhood pool,- building a community clubhouse near the pool,- expanding the brick wall and fencing around the neighborhood,- adding signage to the neighborhood entrances,- adding security cameras to monitor the current public sidewalks and streets in the neighborhood,- repairing existing sidewalks and streetlights,- maintaining the ponds and dam structure, and- maintaining the existing landscape beds. <p>The HOA Board has been stating it would follow up and move ahead with many of the above projects for years, but most of these projects are still in limbo due to concerns about funding and long-term upkeep. Therefore, it seems unwise to redirect the HOA funds to build new sidewalks when they were not in the original community plan and risk depleting the HOA funds for previously approved projects.</p>
1/21/2021	Julie Bramschreiber	5108 Cody Ct.	Cody Pond Maintenance	<p>My house sits immediately south of pond and my main living room window is positioned directly on pond. As you know I have pleaded for improvements on managing the algae repeatedly. I sent pictures to each board member in August 2020 and attended the board meeting in October. I am happy to say the current vendor being used for pond maintenance is doing a remarkable job; the algae was killed and since then the vendor has treated the pond to prevent any further algae. I do go out and speak to him and express my appreciation each time I am home when he comes by. He tells me that the chemicals being used do not kill habitat in the pond; I do see, and hear, lots of frogs, turtles, and even snakes. One board member mentioned harming fish and the vendor said the chemicals do not kill fish either. I just ask that this vendor be retained for his service and that the board will take his advice on quantity and frequency of treatments that are required to maintain a nice looking pond. There are eight houses that have windows facing the pond so it is not just me that benefits from this action.</p> <p>The vendor has suggested an aerator be placed in the center of the pond. He stated the cost at \$5000. The electrical source could come from my outdoor receptacle placed for the hot tub when my house was built. Additionally, the vendor would like to be able to drive his pick-up truck with small motor boat down to the pond to be used to adequately distribute the chemicals. He is aware of the situation of the county road at the back of the pond requiring action by the WWH Board to gain access for him to</p>

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drive his truck down the road.
Mowing of the Cody Pond area requires improvement. The immediate area around the pond is mowed weekly and that is nice. It is the area east of the pond that only appears to get mowed once in the spring/summer and once in the fall. With that level of frequency the grass, mostly weeds, is approximately 36 inches tall. At the end of August 2020 when I took the pictures the vendor used three different push mowers to get it done. I watched this happen and was very dissatisfied with the result. If infrequent mowing is the decision that is made then the vendor needs to use bigger equipment and consider picking up the mowed grass/weed. Honestly, I would like to see more frequent mowing. We are very careful about walking this area since we had an adult timber rattlesnake inside our air conditioned, found by the HVAC maintenance technician. I have cellphone pictures to prove this. The next spring the technician found a juvenile timber rattlesnake inside the air conditioner. Needless to say, I don't every do much landscaping on the west side of my house because of this.

2/23/2021	Alap and Hina Shah	130 Earhart Dr.	In favor	While we fully support the maintenance-related projects for the ponds, we are opposed to the sidewalks in tracts of land and decorative mailboxes projects under the facilities section.
4/24/2021	Lori Linhos		in favor	I also support continued maintenance for the ponds in the neighborhood.
4/30/2021	Fong Suo & Kaixu Song	5007 Chesbro	support	We are in favor of the future street lights and pond maintenance.
8/17/2021	Alison and Jim Nye		Cody Pond Maintenance	Obviously, since we back up to the Cody Ct Pond we also have a vested interest in the maintenance of that. While the pond company that we have hired has vastly improved the algae situation, we do have concerns about the gallons of chemicals poured into it on a regular basis. Between that, the fertilizer runoff and the street runoff, it's basically a toxic dump. We would like to suggest (yet again) that a fountain be installed in the Cody Ct Pond similar to the one in Pond 1. It seems to have helped the algae situation there. A portion of the pond maintenance should also include tree maintenance/ removal. There are far too many large trees trying to grow in a space much too small. At a closer glance it's clear that none of the trees are growing uniformly with strong branches. They don't have room. Our suggestion would be to remove the ones closest to the pond and let the grass grow again. I would be happy to meet anyone there to point this out. There are also large sinkholes forming behind the large limestone rocks that border the pond. A small child could slip behind one. The rocks have settled to create these holes over time. They just need some attention and fill.
9/3/2021	Pat Kerich		in favor	Please share with the BOD that 2 seasons of not watering in this area is not acceptable. The HOA pays thousands each month to Glen's companies on pool maintenance, and individual owner payments for sprinkler and lawn maintenance. How can common area maintenance be so low on the totem pool. A lot of people want more \$ spent to expand the pool while we face neglect in even maintaining the infrastructure. That's called having the wrong priorities in my book !
9/8/2021	Bill Schulteis		in favor	Landscape looks great. It would be nice if we could mow more often and closer to pond 2 and 3 so they are usable, including the easement between the ponds.
10/21/2021	Jim Mielke		in favor	If there is a lot of interest about pond cleaning, could the HOA discuss the possibility of stocking fish in the ponds?

Landscaping

10/31/2020	Kay Brada		Praise of effort	You have done a wonderful job with landscaping on the public side. More can be done for the residents and people considering building here.
11/2/2020	Claire Cici	303 Dole	In support of increased effort Pond #2	We need to devote resources to beautify, or at the very least, to better-maintain the North side of the dam along Pond 2. The rest of the HOA is well-maintained with manicured plantings, but that dam gets a poorly-done brush-hog very infrequently. It looks awful and is an inequitable use of community resources.
1/8/2021	Sunee Mickle	110 Earhart	In favor	In addition, I am concerned with the cost of installing and maintaining the tract A sidewalk. The construction and landscaping costs will come from the HOA dues that should be used for more important projects such as: <ul style="list-style-type: none"> - expanding the neighborhood pool, - building a community clubhouse near the pool, - expanding the brick wall and fencing around the neighborhood, - adding signage to the neighborhood entrances, - adding security cameras to monitor the current public sidewalks and streets in the neighborhood, - repairing existing sidewalks and streetlights, - maintaining the ponds and dam structure, and - maintaining the existing landscape beds.

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				<p>The HOA Board has been stating it would follow up and move ahead with many of the above projects for years, but most of these projects are still in limbo due to concerns about funding and long-term upkeep. Therefore, it seems unwise to redirect the HOA funds to build new sidewalks when they were not in the original community plan and risk depleting the HOA funds for previously approved projects.</p>
1/25/2021	Bill Wilson	316 N. Parker Cir.	Common area maintenance and landscaping	Landscaping on and around the retention ponds and drainage areas leading to them. Those are the most visible and frequented areas along Dole/WWH.
2/28/2021	Jason Stephens	339 N. White	Annual Review of Budget	<p>Support reviewing the annual landscaping budget. It seems excessive. Spending should achieve parity between Sunrise and Sunset Divisions. Even the public-facing landscaping along Wakarusa gets less attention over in the Sunset Division and looks far worse during the hottest part of the summer than the matching area by Sunrise.</p> <p>Support mulching proposal of 1x/3y or 1x/2y with off-year targeting of problem areas. That seems reasonable, especially if it helps direct other landscape spending to better usage within the professional landscaping plan.</p>
10/17/2021	Tom Walton		General Observations	<p>i think the landscape improvements and sidewalks need to be bound together. i'm fully supportive of landscaping the new sidewalk areas, so long as they are accessible to the whole community. i feel strongly that the whole community should not be doing pet projects for a small number of homeowners who want better landscaping for their own yards, but also want to prohibit others from enjoying that space in the name of 'their personal privacy.'</p> <p>We should either do the sidewalks with landscape, or we should do neither sidewalks nor landscape.</p>

Entrance Signage

1/8/2021	Sunee Mickle	110 Earhart	In favor	<p>In addition, I am concerned with the cost of installing and maintaining the tract A sidewalk. The construction and landscaping costs will come from the HOA dues that should be used for more important projects such as:</p> <ul style="list-style-type: none">- expanding the neighborhood pool,- building a community clubhouse near the pool,- expanding the brick wall and fencing around the neighborhood,- adding signage to the neighborhood entrances,- adding security cameras to monitor the current public sidewalks and streets in the neighborhood,- repairing existing sidewalks and streetlights,- maintaining the ponds and dam structure, and- maintaining the existing landscape beds. <p>The HOA Board has been stating it would follow up and move ahead with many of the above projects for years, but most of these projects are still in limbo due to concerns about funding and long-term upkeep. Therefore, it seems unwise to redirect the HOA funds to build new sidewalks when they were not in the original community plan and risk depleting the HOA funds for previously approved projects.</p>
1/21/2021	Julie Bramschreiber	5108 Cody Ct.	General Comments	West side of Eisenhower entrance to WWH property owned by someone else. Has anyone discussed with owner the improvements, or at least the upkeep, needed to make the entrance acceptable to residents? What else can be done?
1/25/2021	Bill Wilson	316 N. Parker Cir.	Monument signs	And some modest but clear monument markers at entrances would enhance WWH.
3/2/2021	Gary and Susan Knudsen	208 Earhart Dr.	In favor	Subdivision entrance signs – We agree that this could be a nice visual enhancement to the development and would support this idea. Any signs that are installed should also be illuminated at night.
4/24/2021	Lori Linhos		opposed	Signage, security cameras, lights, walking path and the remainder of the items are not areas I support funding.
8/17/2021	Alison and Jim Nye		in favor	Jim and I are very much supportive of attractive signage at each of the three entrances to Westwood. The signs should be uniform.

Street Lights

11/2/2020	Claire Cici	303 Dole	Oppose Dole and Chesbro light	I really, really, really, really oppose the street light at the corner of Dole and Chesbro. I find it a waste of energy and light pollution. Please do not put this suggestion up for a vote until more plots have been filled and can contribute to the decision.
11/3/2020	David Beck	Lot 18 Enclave	In support of additional lights	We are very pleased with the lighting where we live on Keaton Court and would support additional street lighting in other areas.
12/27/2020	Bill and Brenda Schulteis	5002 Chesbro	In support of additional lights	Brenda and I are in support of the future street lights. The new neighborhoods are very dark at night. One of the street lights will be in front of my house and I am happy with it.
12/31/2020, 1/24/2021	Chris Rimmer	328 White	In support of additional lights	There is no light at the end of N White and Eisenhower. It is extremely dark at the intersection. Is this planned?

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2/28/2021	Jason Stephens	339 N. White	In favor	Strong support of lights at Eisenhower & White, and at White & Brown... streetlights that look like the ones in the rest of the neighborhood.
3/2/2021	Gary and Susan Knudsen	208 Earhart Dr.	In support of additional lights	Street lights – We are puzzled as to why this is not at the top of the priority list. This is a traffic and pedestrian safety issue that should be addressed as soon as possible.
3/24/2021	Trish Brabender	204 Brown Ln.	Light intensity	The only issue we have is the intensity of the street lights. The light at the corner of Eaton and Brown is really really bright and contributes to light pollution. It just doesn't seem necessary for the lamps to be that bright. I see in the Jan 2021 notes that someone else in a newer section of the neighborhood agrees that the newly installed light bulb is too bright and that person also voices concern about light pollution. Is this something that could be considered when bulbs need to be replaced?
4/24/2021	Lori Linhos		opposed	Signage, security cameras, lights, walking path and the remainder of the items are not areas I support funding.
4/30/2021	Fong Suo & Kaixu Song	5007 Chesbro	support	We are in favor of the future street lights and pond maintenance.
4/24/2021	Bill		support	Street lights should be a top priority. It is very dark when walking at night. Lights provide safety for residents at night and deter non residents from driving through looking for targets. This could be paid for by dropping the stone/brick work around mailboxes and leaving entrance landscape as is.
7/30/2021	Mark Matese	5240 Brown Lane	support	Street lights & street signs like the rest of the neighborhood are requested at the corner of White & Brown & at the corner of White & Eisenhower.
8/22/2021	Tiffany Vidoli	308 N. White Dr.	in favor	I would like to add to the short/long term planning document under street lights, street signs and landscaping to please consider beginning the process of bringing the newer parts of the neighborhood up to equality with the more established areas. Currently N White and Brown do not have street lights and our street sign is a galvanized metal pole, very unlike the lovely green scrolled street lamps and street signs in the rest of the neighborhood. The landscape in the front section of Westwood Hills, both in the neighborhood and outside of the neighborhood is lavish, well planned and stunning at least 3 seasons of the year, a hallmark of this community, the newer streets are also a part of this community and will hopefully soon, be brought up to the same standards.
9/8/2021	Bill Schulteis		in favor	I really think safety should always be number one. Street lights in the new areas is a must. It is pitch black along Dole and Chesbro Ct. I would be one that would have a street light in front of my house and I am fine with that.

Misc. Short Term Repairs

4/23/2021	identified by Melissa		Maintenance	Curb on center islands on Dole and Eisenhower are in need of repair.
7/30/2021	Mark Matese	5240 Brown Lane	Maintenance	The road & curbs at the main entrance to Westwood Hills by the intersection of Wakarusa & Eisenhower are in desperate need of repair. I have reported this to the city & have asked other homeowners to do so as well, & think the HOA needs to initiate some action with the city for resolution of these much needed & long overdue repairs.

Pool

10/30/2020	Cheryl Hammes	349 Parker Circle	Request for small clubhouse	I would like to request that the HOA put a small club house on the list of options to consider. It would be nice to have a place on site for small groups to meet (committees, social groups associated with the HOA, etc.).
10/31/2020, 11/4/2020	Kay Brada		Opposed to Consultants Request for survey # pool users Propose pool membership fee	I am concerned about the number of consultants the board is considering. Before those are engaged, I hope the board will survey the residents of how important those issues are. How many lot owners use the pool for 1/4 of the year? Face to face interaction with residents is best and hopefully, we will be able to do that before some of the HOA work needs to be done. I realize surveys can be questionable but a priority survey could be done while we are all sequestered indoors. In the past, we used Survey Monkey. How many lot owners use the pool? How many of their family use the pool? There was some "unrest" about the comment of a "country club pool with food bar". Pool membership fee? And, of course, the limited time it is available vs. the cost/percentage of the budget.
11/2/2020	Clayton Galloway	331 Dole	Informed that the lot N of pool to be used for possible parking	Regarding the use of the lot being purchased to the north of the pool, has it been finalized that it will be used for pool expansion, or are there other possibilities for the use of that lot? Will there be any updates or meetings to discuss the options for the lot?
1/8/2021	Sunee Mickle	110 Earhart	In favor	In addition, I am concerned with the cost of installing and maintaining the tract A sidewalk. The construction and landscaping costs will come from the HOA dues that should be used for more important projects such as: - expanding the neighborhood pool, - building a community clubhouse near the pool, - expanding the brick wall and fencing around the neighborhood, - adding signage to the neighborhood entrances, - adding security cameras to monitor the current public sidewalks and streets in the neighborhood,

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2/28/2021	Jason Stephens	339 N. White	Pool Survey	Support Kay Brada's call for a pool survey. Would love to see an entire neighborhood survey regarding pool use and what budget consequences there may be for pool features and expansions... maybe a question of what members would be willing to pay for a nicer pool if that came to pass. Indifferent to pool expansion or parking lot, but would definitely support a pool membership fee "if" HOA fees were to ever go up as a direct result of the pool.
3/2/2021	Bill and Cathy Wilson	316 N. Parker Cir.	Pickleball Court	<p>how could we consider striping the basketball court, or could we, to accommodate a portable pickleball net? (a fixed one would be in the way of basketball, and individuals would/could supply their own net set)</p> <p>striping would be inexpensive and "enhance" the current slab used for basketball.</p>
3/2/2021	Gary and Susan Knudsen	208 Earhart Dr.	In favor with proper planning	Pool – We are not opposed to the idea of expanding the pool, but only if it is done in a manner that will allow it to be utilized by a larger portion of the HOA's residents by including into the design at least two designated swimming lanes with lane markers that are at least 75 feet long. The current pool cannot be used for the purpose of swimming laps which is a great form of aerobic activity that we feel many people would take advantage of it were installed. Expanding the pool simply for more recreation or leisure would not be a good utilization of HOA funds.
4/24/2021	Lori Linhos		in favor	I support spending money our HOA money on expanding the pool as we have many new families and houses that have been and continue to be added to the neighborhood.
5/25/2021	Pat Kerich		opposed	As the former HOA treasurer for 5 yrs - I can't imagine how you can consider expanding the size of our current pool ! The current pool is expensive, pretty well landlocked, and a money pit in it's current size. Please focus on keeping our HOA as an adequately funded neighborhood that's welcoming to all and well maintained !
5/25/2021	Bill Ackerly		opposed	<p>Pat, excellent comments. I think an HOA's responsibilities to its members are like those of a city. In return for taxes, a city's major responsibility is to provide basic services and infrastructure, such as emergency services, water, streets, etc. Likewise, in return for dues, the HOA should focus on basic services and amenities , such as common areas, landscaping, snow removal, etc., and never let those deteriorate or slip.</p> <p>Pool expansion is very different from pool maintenance/improvement.</p>
7/13/2021	Louise Heinz		General Observations	<p>1) The existing pool is a 0" entry / 4ft max deep pool. Essentially it is a pool designed for babies / toddlers / children. Which is great and a very safe option for young children. I believe this is confirmed by usage. Given my home's location, I drive past the pool every day, multiple times a day, and it is always full of kiddos and their Moms / Child care. I suspect also those who do choose to use the sign up genius would predominantly reflect this family dynamic.</p> <p>2) Also, obviously not everyone uses the sign up genius. That is clear if you look at the number of folks using the pool at any given time and the number that have actually signed up. Therefore, the sign up genius does not reflect accurate usage as it pertains to numbers. I'm not suggesting that you would use it for that purpose. I know it's designed for Covid 19 tracking purposes.</p> <p>3) However, those folks that do use the pool frequently (whether they sign up or not) reflect the style of pool i.e. predominantly families with young children and their friends. Therefore, the demand of that section of the neighborhood has been met with this style of pool.</p> <p>4) So, assuming the wishes of the families with young children are taken care of with the existing pool, that leaves the wishes of the families with teenagers and the adult only families. This group tends to like a pool that is suitable for exercise. I am not talking about a 100m Olympic size pool :-). However, definitely a pool that accommodates lap swimming / fins / kick boards etc.</p> <p>Ultimately the point is, current usage of the existing pool is unlikely to reflect the wishes of all existing families / future requirements of neighborhood expansion.</p>
10/18/2021	Stephanie Littleton		General Comments	<p>I did select that Margaret & I support installation of security cameras but we only agree to placing one at this time in the Pool Parking Lot. This parking lot area tends to bring a number of non-residents to our property where people park to meet up for various reasons like partaking in drugs, after hours partying, etc. and can lead to crimes of opportunity in Westwood Hills (my 2 cents). I think due to logistic challenges I am not sold on us adding other cameras in West Wood Hills.</p>

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I would like for the HOA to consider adding "placebo" type security camera signs at the front entrance to Westwood Hills and in the pool parking lot and other places that may be deemed good locations that say we have security cameras when we really do not in an effort to make folks think twice before stealing our flowers, property, breaking in to homes and cars and so on.

Additionally, I am in favor and voted for a pool expansion committee to pursue ideas to expand the pool property. I will serve on this committee but am not interested in chairing it since I serve on one Board as a vice chair now thanks!

Additional Sidewalks

General Comments

10/31/2020	Kay Brada		Opposed to Consultants Cost/benefit	I am concerned about the number of consultants the board is considering. Before those are engaged, I hope the board will survey the residents of how important those issues are. How many lot owners need more sidewalks perhaps available for limited months?
11/2/2020	Claire Cici	303 Dole	Request for Handicap Ramp	We need a curb cut along Dole Drive to the South of 303 Dole, to provide access to the sidewalk across the dam. As it is, residents frequently use the private driveway of 303 Dole Dr to access the sidewalk. Perhaps this is a city issue?
12/29/2020	Claire and Gjergji Cici		Opposed to sidewalks Reduce privacy, cost, O&M	<p>I just now saw the plans for the Tract D & A sidewalks. My comment on those is the same as my comments on all sidewalks: I am STRONGLY AGAINST them. They are costly to install, they GREATLY reduce residential privacy, and the existing sidewalk landscape maintenance already lacks (ask the Brannicky family on Earhart circle how well-maintained their community landscaping is). There are many other, more responsible ways to spend the community's money that would enhance our quality of life.</p> <p>If The Board *must* consider the sidewalks, I urge the Board to execute (1) a feasibility study before sinking hundreds of thousands of homeowner dollars along with a commitment to spend more in maintenance and continued landscaping (2) and then earnestly, transparently, solicit homeowner feedback before moving forward.</p>
1/25/2021	Bill Wilson	316 N. Parker Cir.	In favor of sidewalks	<p>Those who oppose the Trails base their argument on unfounded security concerns and personal concern for their privacy. There are no more security issues then the street and sidewalk in their front yard. The last three homes we have lived in all had a trail run the length of our backyard and our large development had no issues and it enhanced the neighborhood. The concern for personal privacy, tough beans! Knowing the development of WWH, both current and future, if that was of such concern then live out in country with all the space one wants for privacy.</p> <p>We can't base major revisions to the plan based only on those vocal activists and ones affected most. The paths are for all residents.</p> <p>At the end of the day the opportunity to move forward with the Trails is very unlikely due to its costs and the lack of priority. It's concerning that objections to HOA plans can be derailed by a micro minority. Where would that end in so many situations?</p> <p>We have several projects I would place ahead of Trails and the cost to run trials are large. It's unfortunate that the Trails were delayed by the developer and now here we are with the cost to install so high. And it's unfortunate that the momentum to build only concrete sidewalks will likely make things prohibitive.</p> <p>You are welcome to put any or all of my comments down on Trails. If anything we should make an effort to have a trail in the Cody retention area since it has such limited access at present and would help provide a larger opportunity for walks in WWH.</p>
2/23/2021	Alap and Hina Shah	130 Earhart Dr.	Opposed to sidewalks in tracts	While we fully support the maintenance-related projects for the ponds, we are opposed to the sidewalks in tracts of land and decorative mailboxes projects under the facilities section. We have a sidewalk in our front yard and are concerned about safety, privacy and property value if a sidewalk is built in our backyard. Further, a feasibility study should not be conducted if homeowners are opposed to the project.
3/2/2021	Gary and Susan Knudsen	208 Earhart Dr.	In favor with proper planning	Sidewalks – We continue to be strong advocates for the expansion of the walking path system as depicted in the original master plan for the development when it was first conceived. Two pieces of this system should be prioritized in our opinion. One should be the installation of a footbridge leading from the east side of the dam at the entrance to the Sunrise side of Westwood Hills to the Villas. This would be a very pleasing aesthetic addition and would also effectively complete a "loop" around the pond on the west side of Dole Dr. just below the dam. The second priority item should be the installation of a new walking path leading from the current sidewalk between Dole Dr. and the Villas to the north along the west side of the stream leading from the second dam and then connecting to Cody Court between lots 17 and 18. This would really enhance the walking options throughout the Westwood Hills development. If these two items were completed, the other walking paths would probably not be needed soon, if ever.

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4/24/2021	Lori Linhos		opposed	Signage, security cameras, lights, walking path and the remainder of the items are not areas I support funding.
4/30/2021	Fong Suo & Kaixu Song	5007 Chesbro	opposed due to safety concerns	We strongly oppose Tract A, Tract B sidewalks because of safety concerns.
8/9/2021	Sarah Clopton		opposed	I do want to let you know that I am not in favor of adding sidewalks and common areas between houses. I find it invasive and don't support spending our neighborhood funds on this project.
10/17/2021	Tom Walton		General Observations	<p>i think the landscape improvements and sidewalks need to be bound together. i'm fully supportive of landscaping the new sidewalk areas, so long as they are accessible to the whole community. i feel strongly that the whole community should not be doing pet projects for a small number of homeowners who want better landscaping for their own yards, but also want to prohibit others from enjoying that space in the name of 'their personal privacy.'</p> <p>We should either do the sidewalks with landscape, or we should do neither sidewalks nor landscape.</p>
10/18/2021	Glen Westervelt		General Observations	<p>Based the Map provided, the one with the sidewalks, it would appear that the purple line as drawn on the map goes right thru the wooded behind our patio. While it is shown on the map next the property line, I would assume that someone would actually look at the property and realize that that area is heavily wooded as well as on a pretty steep side slope. Not to mention that it is about 3' off of our back patio!</p> <p>I realize that there is a pedestrian easement to the South of our house, between the Brada's and our home, and while I realize that it would be very difficult to use that area for a sidewalk due to the steepness of the terrain, I don't think we would have any way to legally protest a sidewalk being put in there, but I am opposed to it going in there. For what that is worth and am equally opposed to putting any pedestrian traffic behind our homes. There is actually a P/E platted to the back corner of our property but it does stop there at the corner of lot 18-19 and does not extend along the back property line of lot 18 (our lot), so not only is it a bad idea putting it there because of the natural lay of the ground, we would likely have a legal challenge due to the lack of a platted P/E along our property line. The platted P/E behind lot 19 w actually goes inside the fence in that yard as the back fence is actually on the HOA common area.</p>

Tract "B" Comments

11/2/2020	Claire Cici	303 Dole	Opposed Privacy and security	I am firmly against the Tract A sidewalk connecting Hickok to the proposed Sunrise Tract A walk. I am also against the Tract A and Tract B sidewalks. They are such an invasion of privacy and costly to the community at that, too. We do not need to invite more people into the neighborhood.
11/5/2020	Jim Bauer	228 Earhart	Opposed Privacy and security	Thank you for forwarding the Strategic Planning items from the Annual Meeting. Shelby and I were not able to attend, but we wanted to get a pulse on the likelihood of adding the proposed new common sidewalk areas. I see that a feasibility study will be conducted next spring, but I wanted to get a general idea how other homeowners in the neighborhood feel about it. One of the things we loved most about moving to this neighborhood and our new home was the privacy and security of the back yard. We are currently in the process of deciding whether or not to add improvements (landscaping, covered patio, etc.) to our backyard space. Opening up our backyard to a common sidewalk to Wakarusa Street will definitely give us pause. I know you don't have a crystal ball about how this decision will go, but any initial feedback would be helpful.
12/27/2020	Bill and Brenda Schulteis	5002 Chesbro	Opposed Opposed to promoting public access to utilize HOA infrastructure	We are not in support of connecting Tract B with Wakarusa and have public access to the back of neighbors yards. It would be a different matter if the access was within our own neighborhood.
2/28/2021	Jason Stephens	339 N. White	Opposed Privacy, safety, cost, property value	Opposed based on privacy, safety, cost, and property values
4/30/2021	Fong Suo & Kaixu Song	5007 Chesbro	opposed due to safety concerns	We strongly oppose Tract A, Tract B sidewalks because of safety concerns.

Tract "A" Comments

11/2/2020	Claire Cici	303 Dole	Opposed Privacy, security and cost	I am firmly against the Tract A sidewalk connecting Hickok to the proposed Sunrise Tract A walk. I am also against the Tract A and Tract B sidewalks. They are such an invasion of privacy and costly to the community at that, too. We do not need to invite more people into the neighborhood.
11/9/2020	Kevin Trummel	210 Landon	Opposed Privacy, security and cost Feasibility of construction/grading	<p>I am writing in regards to the proposed walking paths mentioned in the annual meeting. I understand the theoretical appeal of additional walking paths, but there is significant concern when it comes to neighborhood security. We were burglarized three years ago. The perpetrators spent time on our back patio in the middle of the day without being seen. There is substantial risk when we give people access to backyards without houses on the opposite side to help deter potential thieves. There have been two burglaries on our street alone since we moved in, and I strongly believe that the number of burglaries will increase if we have public walkways behind our houses.</p> <p>The purpose of an HOA is to protect the homeowner's property values and keep the neighborhood safe. Walkways on our properties does neither of these. I think it would be wise to evaluate the neighborhood's desire to proceed with walkways before</p>

HOA Member Feedback

Updated: 11/15/2021

Date	Member Name	Address	Response	Comments
12/22/2020	Mike Riggs	106 Earhart Circle	Opposed	<p>spending a significant amount of money to assess their economic feasibility. That money could be utilized elsewhere. Public walkways are extremely unsafe and pose a significant threat to the security of our neighborhood. I wouldn't want anyone to go through what my family experienced. My children still hide things they don't want stolen and my wife does not feel safe with contractors coming into the house. We lost a significant amount of our possessions, but the loss of all our family photos is devastating. Please consider how you would feel if all your family pictures, computers, and digital back-ups with all of your photos were suddenly gone forever. This experience has taken away our sense of security, and this is no way to live in your own home. If we aren't smart about how we proceed with public walkways, this will be a common occurrence to any of us in our neighborhood.</p>
1/8/2021	Sunee Mickle	110 Earhart	Opposed privacy, security, home value, cost, O&M	<p>I am strongly opposed to the tract A sidewalk. And I am strongly opposed to hiring consultants to do a feasibility study on building any sidewalks along any tract when we haven't even asked the neighborhood who wants these sidewalks. I don't understand how this keeps coming up when virtually everyone does not want them. Everyone that I have talked to that lives along tract A is opposed to the project. I feel that home owners along these proposed sidewalks should carry the most weight in the approval of such a project.</p> <p>I hope 2021 is off to a great start for you and your family! Thank you in advance for sharing my email with the HOA Board of Directors.</p> <p>Unfortunately, I was unable to attend the annual meeting due to a sudden death in my family. Now that things are settling down, I have had the opportunity to review the material and project proposals that were discussed at the annual meeting. I was very surprised and concerned with the direction and focus of one of the HOA's proposed projects -- the addition of new sidewalk tracts behind my home and other homes in the community.</p> <p>As you are well aware, Westwood Hills was designed and marketed as Lawrence's only gated community with walking trails and a private pool. It was a wonderful idea that attracted me and many of our original residents to purchase homes in the HOA community. However, the initial plan has dramatically changed due to the conversion of our private neighborhood streets and sidewalks to the City of Lawrence. As a result, the private park-like design of our community has created a public park for many people who live outside of our HOA community.</p> <p>I am troubled by the number of non-resident pedestrians that I encounter on a daily basis on the sidewalk in front of my home, and when I walk the existing trails in the neighborhood. I often have non-resident pedestrians walking in front of my home late at night -- I bump into them when I am walking my dog -- and it has detracted from the safe close-knit feeling that my family and I had when we first moved into Westwood Hills. In fact, a few years ago I installed security cameras to monitor my property (with special attention to my front yard) after several vandalism/littering incidents on my property and in front of my home. The increased foot traffic has made it difficult for my young daughter and niece to safely play on the sidewalk in front of my home at times, and it makes it very difficult to walk my dog in my front yard or along the sidewalk adjacent to my property.</p> <p>The one sanctuary that I have is my backyard. It provides my family with a safe and private place to share memorable family experiences, play with our dog, and converse with neighbors away from strangers that stroll through (and sometimes even drive and park) in our community to utilize our park-like setting. Therefore, you can imagine how shocked and disappointed I have been since I realized the HOA Board is encouraging the development of the tract A sidewalk behind my home. This sidewalk was NOT included in my property documents when I purchased my home. I have a utility easement behind my home, not a public path that creates an opportunity for strangers to watch and interact with my daughter and niece while they play in our backyard. The tract A sidewalk will infringe on my family's ability to use our backyard as we do today. Unfortunately, the world is not as safe as it once was for children and the idea that the HOA would want to make our family neighborhood less safe for children to play in the privacy of their own backyards is disturbing. My home already has a public sidewalk in our front yard -- why should my home and my immediate neighbors' homes be singled out to have both front AND backyard sidewalks? Does the HOA intend to compensate me and other property owners if the additional sidewalk negatively impacts the value of our homes?</p> <p>In addition, I am concerned with the cost of installing and maintaining the tract A sidewalk. The construction and landscaping costs will come from the HOA dues that should be used for more important projects such as:</p> <ul style="list-style-type: none">- expanding the neighborhood pool,- building a community clubhouse near the pool,- expanding the brick wall and fencing around the neighborhood,- adding signage to the neighborhood entrances,- adding security cameras to monitor the current public sidewalks and streets in the neighborhood,- repairing existing sidewalks and streetlights,- maintaining the ponds and dam structure, and- maintaining the existing landscape beds. <p>The HOA Board has been stating it would follow up and move ahead with many of the above projects for years, but most of these projects are still in limbo due to concerns about funding and long-term upkeep. Therefore, it seems unwise to redirect the HOA funds to build new sidewalks when they were not in the original community plan and risk depleting the HOA funds for previously approved projects.</p> <p>I respectfully request the HOA Board to listen to the concerns of property owners who are impacted by the proposed sidewalk tract A and consider the health, safety, and privacy of families who will no longer be able to use their property as they do today. The safety and privacy of property owners who pay HOA dues should supersede the needs of non-residents who will have access to and use the new walkways.</p>

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Please let me know if you have any questions. I am happy to speak with you and HOA Board Members about my concerns.

2/23/2021	Alap and Hina Shah	130 Earhart Dr.	Opposed to sidewalks in tracts	While we fully support the maintenance-related projects for the ponds, we are opposed to the sidewalks in tracts of land and decorative mailboxes projects under the facilities section. We have a sidewalk in our front yard and are concerned about safety, privacy and property value if a sidewalk is built in our backyard. Further, a feasibility study should not be conducted if homeowners are opposed to the project.
2/28/2021	Jason Stephens	339 N. White	Opposed Privacy, safety, cost, property value	Opposed based on privacy, safety, cost, and property values
4/30/2021	Fong Suo & Kaixu Song	5007 Chesbro	opposed due to safety concerns	We strongly oppose Tract A, Tract B sidewalks because of safety concerns.
8/9/2021	Sarah Clopton		opposed	I do want to let you know that I am not in favor of adding sidewalks and common areas between houses. I find it invasive and don't support spending our neighborhood funds on this project.

Tract "D&A" Comments

11/2/2020	David Longhurst	343 N. Eaton Dr.	In support Walking	I, of course, have a personal bias, but I love the proposed new trail beginning at the end of N. Eaton drive! I walk everyday on the trail that begins behind Shannon Kimball's house!
11/3/2020, 11/17/2020	David Beck	Lot 18, Enclave	In support	I am in favor of the proposed "Tract D&A Sidewalk" which would run past my property, lot 18 in the Enclave. D&A might have more support if the sidewalk map showed all existing sidewalks. I'm very pleased that someone came last week to mow the area adjacent to our property. They were not able to mow the area that I showed you in April 2019 because it has not yet been cleaned up. This is from my first email about it on April 22, 2019: "Our property, 334 N. Keaton Court, borders the common area next to the stream as it flows into the 3rd pond. At some point, 12 - 15 small evergreen trees about the size of Christmas trees were cut off and left behind to form a convenient catchment area for construction debris, plastic bottles and bags, lunch wrappers, and anything else blowing in the wind. Since November I have removed two large bags of trash from that area, but it is a never-ending battle, especially with the new construction going on just south of there." Please have someone come in and remove the piles of brush and debris so that the area may be properly maintained.
12/27/2021	Lynn and Glen Marotz Terry Tracy	348 N. Eaton Dr. 352 N. Eaton Dr.	Opposed to sidewalks Cost, Feasibility, Security	It is our understanding that there are proposed plans to construct a public walkway between our residences that will extend from Eaton Drive past Cody Pond, which is located at the rear of our respective lots (Fig. 1; Tract A). We are firmly OPPOSED to the construction of the Tract A pathway for the following reasons: 1.Extensive and Expensive Preparation Costs The pictures below provide views from the west and east along the route of the intended walkway. The spacing between the two houses is minimal, and the only way a pathway could be constructed is if ALL of the landscaping, utilities, and sprinkler systems were removed (Fig. 2). In addition, the air conditioner condenser at 352 is set and supported on a raised garden bed that was installed by the builder. Re-installation and reconfiguration of the unit would be required to accommodate the proposed pathway. The estimated total construction costs for plants, planter retaining walls, irrigation system and an extension of a gas supply line is over \$4000. 2.Fire Hydrant Clearance There is a fire hydrant located at the pathway starting point on Eaton Drive (Fig. 3). The Kansas State Fire Code and City of Lawrence codes require clearance of three feet around the circumference of a hydrant, which means that six feet of the potential pathway width is unavailable for the path itself. As a result, a five-foot wide path could not begin at the curb line. And, given the width of the easement, the potential pathway could not fit on either side of the three-foot hydrant open space requirement unless it (a) crossed over private land, or (b) started beyond the three-foot limit on the east side of the hydrant. 3.Security The pathway will pass within an arm's length of six windows on the north side of the home at 348 N. Eaton Drive (Figs. 4, 5). It will also pass within three feet of one ground-level patio, a stairway to a screened-in porch, and two entrances to the residences. Easy access to the rear of these residences from a pathway that is screened from Eaton Drive and other residences around the pond is an invitation to potential theft and home invasion. Westwood Hills, Sunrise homeowners are well aware of these consequences, and we do not want them repeated at our residences.1 The Tract A pathway will give DIRECT ACCESS to seventeen homes. It should be noted that the pathway located off of Parker Circle in the Enclaves is nineteen and a half feet wide, and the concrete path is five feet wide. There is, thus, SEVEN FEET SIX INCHES on EACH SIDE of the walkway between it and the adjacent houses. There re no exposed windows on the houses on either side of the pathway. Note also that the Sunrise pathway is tree and shrubby-lined and is constructed in such a way that walkers are some distance-fifty feet or more-from the rear of homes.

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12/29/2020	Claire and Gjergji Cici		Opposed to sidewalks Reduce privacy, cost, O&M	<p>I just now saw the plans for the Tract D & A sidewalks. My comment on those is the same as my comments on all sidewalks: I am STRONGLY AGAINST them. They are costly to install, they GREATLY reduce residential privacy, and the existing sidewalk landscape maintenance already lacks (ask the Brannicky family on Earhart circle how well-maintained their community landscaping is). There are many other, more responsible ways to spend the community's money that would enhance our quality of life.</p> <p>If The Board "must" consider the sidewalks, I urge the Board to execute (1) a feasibility study before sinking hundreds of thousands of homeowner dollars along with a commitment to spend more in maintenance and continued landscaping (2) and then earnestly, transparently, solicit homeowner feedback before moving forward.</p>
10/18/2021	Glen Westervelt		General Observations	<p>Based on the Map provided, the one with the sidewalks, it would appear that the purple line as drawn on the map goes right thru the wooded behind our patio. While it is shown on the map next to the property line, I would assume that someone would actually look at the property and realize that that area is heavily wooded as well as on a pretty steep side slope. Not to mention that it is about 3' off of our back patio!</p> <p>I realize that there is a pedestrian easement to the South of our house, between the Brada's and our home, and while I realize that it would be very difficult to use that area for a sidewalk due to the steepness of the terrain, I don't think we would have any way to legally protest a sidewalk being put in there, but I am opposed to it going in there. For what that is worth and am equally opposed to putting any pedestrian traffic behind our homes. There is actually a P/E platted to the back corner of our property but it does stop there at the corner of lot 18-19 and does not extend along the back property line of lot 18 (our lot), so not only is it a bad idea putting it there because of the natural lay of the ground, we would likely have a legal challenge due to the lack of a platted P/E along our property line. The platted P/E behind lot 19 w actually goes inside the fence in that yard as the back fence is actually on the HOA common area.</p>

Street Sign Posts

3/2/2021	Gary and Susan Knudsen	208 Earhart Dr.	not top priority	Street sign posts – We do not feel that this is a priority item and could wait until a future date. illuminated at night.
4/24/2021	Lori Linhos		opposed	Signage, security cameras, lights, walking path and the remainder of the items are not areas I support funding.
8/22/2021	Tiffany Vidoli	308 N. White Dr.	in favor	I would like to add to the short/long term planning document under street lights, street signs and landscaping to please consider beginning the process of bringing the newer parts of the neighborhood up to equality with the more established areas. Currently N White and Brown do not have street lights and our street sign is a galvanized metal pole, very unlike the lovely green scrolled street lamps and street signs in the rest of the neighborhood. The landscape in the front section of Westwood Hills, both in the neighborhood and outside of the neighborhood is lavish, well planned and stunning at least 3 seasons of the year, a hallmark of this community, the newer streets are also a part of this community and will hopefully soon, be brought up to the same standards.

Security Cameras

1/8/2021	Sunee Mickle	110 Earhart	In favor	<p>In addition, I am concerned with the cost of installing and maintaining the tract A sidewalk. The construction and landscaping costs will come from the HOA dues that should be used for more important projects such as:</p> <ul style="list-style-type: none"> - expanding the neighborhood pool, - building a community clubhouse near the pool, - expanding the brick wall and fencing around the neighborhood, - adding signage to the neighborhood entrances, - adding security cameras to monitor the current public sidewalks and streets in the neighborhood, - repairing existing sidewalks and streetlights, - maintaining the ponds and dam structure, and - maintaining the existing landscape beds. <p>The HOA Board has been stating it would follow up and move ahead with many of the above projects for years, but most of these projects are still in limbo due to concerns about funding and long-term upkeep. Therefore, it seems unwise to redirect the HOA funds to build new sidewalks when they were not in the original community plan and risk depleting the HOA funds for previously approved projects.</p>
3/2/2021	Gary and Susan Knudsen	208 Earhart Dr.	Opposed	Security Cameras – Not necessary and not needed. We do not support this.
4/24/2021	Lori Linhos		opposed	Signage, security cameras, lights, walking path and the remainder of the items are not areas I support funding.
10/18/2021	Stephanie Littleton		General Comments	I did select that Margaret & I support installation of security cameras but we only agree to placing one at this time in the Pool Parking Lot. This parking lot area tends to bring a number of non-residents to our property where people

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park to meet up for various reasons like partaking in drugs, after hours partying, etc. and can lead to crimes of opportunity in Westwood Hills (my 2 cents). I think due to logistic challenges I am not sold on us adding other cameras in West Wood Hills.

I would like for the HOA to consider adding "placebo" type security camera signs at the front entrance to West Wood Hills and in the pool parking lot and other places that may be deemed good locations that say we have security cameras when we really do not in an effort to make folks think twice before stealing our flowers, property, breaking in to homes and cars and so on.

Decorative Mailboxes

2/23/2021	Alap and Hina Shah	130 Earhart Dr.	Opposed	While we fully support the maintenance-related projects for the ponds, we are opposed to the sidewalks in tracts of land and decorative mailboxes projects under the facilities section. Regarding the mailbox project, I do not mind the simple, metal appearance and feel those funds could be better used for one of the other projects.
3/2/2021	Gary and Susan Knudsen	208 Earhart Dr.	not top priority	Mailboxes – We do not feel that encasing the mailboxes in brick is a priority item and would not be in favor of spending funds on this item until other long range goals are completed.
4/22/2021	Glenna Premer		General comments	Brick on 10 Mailboxes. Please provide their locations. I believe for a time the brick aesthetic value will be nice. However, overtime, I foresee maintenance issues with the brick and mortar and general usage and cars accidentally running into them. I would rather see, for example the mailbox on Eaton and Eisenhower location landscaped with nice shrubs and plants, the mailbox secured to the concrete so when i use my key to open the box it doesn't shake and appear to be falling over. Also, a sidewalk style curb cut for residents to safely walk up, ride their bikes up, push strollers up, and ADA compliant for wheelchairs and those who cannot safely step up or down from the curb. Many times less is more ...
4/22/2021	Pat Kerich	312 Eaton	General comments	Our mail box is not ADA accessible and if I recall correctly that's already been conveyed to the BOD ? If one of us older neighbors should fall, slip on ice, fail to navigate the curb, etc - then there's a real possibility that the HOA could be sued. So before they spend \$25,000 making the mailboxes look better - they'd better take care of making them assessable ! Please remind them - yet again - that's a bigger priority...
4/24/2021	Lori Linhos		opposed	Signage, security cameras, lights, walking path and the remainder of the items are not areas I support funding.
4/30/2021	Fong Suo & Kaixu Song	5007 Chesbro	opposed due to safety concerns	We also oppose the decorative brick encased mailboxes.
9/8/2021	Bill Schulteis		opposed	I wouldn't recommend spending any money on brick or rock around mailboxes. They are very functionable as is and not that noticeable.

Perimeter Fencing/Wall

1/8/2021	Sunee Mickle	110 Earhart	In favor	<p>In addition, I am concerned with the cost of installing and maintaining the tract A sidewalk. The construction and landscaping costs will come from the HOA dues that should be used for more important projects such as:</p> <ul style="list-style-type: none">- expanding the neighborhood pool,- building a community clubhouse near the pool,- expanding the brick wall and fencing around the neighborhood,- adding signage to the neighborhood entrances,- adding security cameras to monitor the current public sidewalks and streets in the neighborhood,- repairing existing sidewalks and streetlights,- maintaining the ponds and dam structure, and- maintaining the existing landscape beds. <p>The HOA Board has been stating it would follow up and move ahead with many of the above projects for years, but most of these projects are still in limbo due to concerns about funding and long-term upkeep. Therefore, it seems unwise to redirect the HOA funds to build new sidewalks when they were not in the original community plan and risk depleting the HOA funds for previously approved projects.</p>
4/24/2021	Lori Linhos		opposed	Signage, security cameras, lights, walking path and the remainder of the items are not areas I support funding.