



SUGARLAND SENTINEL

Vol. 29 Issue 1 PUBLICATION OF SUGARLAND ESTATES HOMEOWNERS ASSOCIATION www.sehoa.com Mar. 2016

Walking Trail Consideration Requested:

While taking your walk, notice that the actual walking trail includes the bridge on Whispering Ridge. Crossing the driveway of residents is not considered the walking trail. Therefore, please stay on the trail that was designed and maintained to be used for our walks.

Volunteer Who Likes to Write Needed for Updating our Covenants

If you could give a little of your time to help update our Covenants for current needs in Sugarland, please contact a Board member. This is an important project that needs to be done as soon as possible. Your assistance would be very much appreciated.

Newsletter on the Web

There was a discussion at our last homeowners meeting regarding the newsletter. Do you read it when it arrives in your mailbox, or drop it in the trash on your way back to the house? This is not an inexpensive project to mail to you three times a year. However, it is in our Covenants that this be done, therefore, a vote would need to be taken if a change is forthcoming. Would you be willing to read the newsletter on the website, OR do you prefer to receive the mailed version? If you do not have access to a computer, of course we will continue to mail you the newsletter. Please call the editor, Betty Lynn Ward at 540-4777, after March 15th, and leave your name and street address if you prefer to receive the printed newsletter. And, remember, this needs our vote at a homeowners' meeting for any changes to be made. You will continue to receive a printed newsletter with your dues billing in June.

Thanks Volunteers

In committee chair Rick Wagner's absence last fall, Steve Wilson volunteered to head up the ponds cleanup. Working with residents is always rewarding, and all who came to join in the work day activities were so appreciated !!!

Mark Your Calendar.....

for March 3rd to attend the first homeowners meeting of this new year. Meetings are usually less than an hour in length. Come meet your neighbors and hear what plans are being made. For those of you who have yet to attend one of these important meetings held 3 times a year, we gather at 7:00 p.m. on 58 Hwy. in the bldg. at the fairgrounds west of town.

Sugarland Estate Home Owners Association

Treasurer's Report

September 18, 2015 through January 21, 2016

Checking account balance as of September 17	99,639.20
Income:	
Membership Dues and Fines Received	1,893.96
Total Income:	1,893.96
Expenses:	
Administrative Costs (Postage, Facility Rental)	5,446.71
Grounds Maintenance	8,975.00
Ponds Maintenance	750.00
Trail Maintenance	444.70
Hospitality Expense	150.00
Income Taxes	0.00
Professional Fees	1,790.24



Being a Part of the Sugarland Community is Very Important.

When you chose to move to Sugarland, you accepted responsibilities that create longtime friendships and a beautiful area in which to live, raise your family, and retire. Our Homeowners Association was established to be of assistance, and thus, the Welcome Notebook you were given as a new resident was prepared for your convenience. It states the Covenants and By-Laws we all need to follow to make our community a wonderful place to live.

Please take time to read below:

Section 14: Animals Prohibited. No animals, livestock or poultry of any kind shall be raised, bred or kept on any lots except that dogs, cats or other household pets not to exceed two (2) in number may be kept, provided they are not kept, bred, or maintained for any commercial purpose. In no event shall such animals be kept on any Lot if they unreasonably disturb the Owner or residents of any other Lot. All animals shall be confined on the Owner's Lot for the mutual benefit of all the owners, no animal shall be allowed or permitted on the Common Area, except when on a leash or when in direct and constant control of the Owner thereof or member of his family.

Section 18: Automotive Repair Prohibited. No automotive repair or rebuilding of any other form of automotive manufacture, whether for hire or otherwise, shall occur on any Lot or Common Area hereby restricted.

Section 19: Parking and Storage of Vehicles Prohibited. No school buses, tractors, trucks over one (1) ton, unmounted campers, trailers, unlicensed or inoperable or partially disassembled automobile or other motor vehicles or boats and/or trailers shall be regularly parked in the open or any Lot or at the curb and in any event not more than 12 hours at any one time.
(This covenant was amended to include "boats" February 23, 1994).

We want to be good stewards of our property and the common grounds. By contacting the Architectural Review Board before making changes to the color of your house or roof; your desire to construct an outbuilding; erect fencing around your property; or put up a basketball goal - contact the ARB Committee to gain permission or learn why permission will not be given. The Welcome Book has forms to use for your convenience.

If you are new to our area, and have not yet received this book, full of helpful information, or you have lived here awhile and you feel you failed to receive a copy when you moved here, don't hesitate to contact the Welcoming Committee.

THANK YOU VOLUNTEERS

Jan Ammerman helped with cleanup on Sunset Circle.
Eric Lyle volunteered to assist Rick Wagner with the spraying of weeds around our ponds.
New residents are confirming they will assist when necessary.
YOU ARE SO APPRECIATED !!



RESIDENTS SERVING YOU		
President	Jay Walters	816-507-2776
Vice President	Robert Hastings	816-456-7478
Treasurer	Sue Pinkley	816-540-2068
Secretary	Tina Myers	816-540-3930
Homeowner Dues	Meridian LLC	816-987-2393
Mowing & Grounds	Bloyce Pruett	816-835-5069
Pond Maintenance	Rick Wagner	816-540-5757
Architectural Review	Volunteer Needed	
	Volunteer Needed	
	William Zurcher	816-540-3240
	Bob Roach	913-927-4774
Shelter House	Jim Niebaum	816-540-4412
Welcoming Committee	Nina Brown	641-521-0199
	Phil Brown	641-521-1944
Special Events	Marijo O'Malley	816-540-3635
	Joyce Niebaum	816-540-4412
Nominating Committee	Nola Boyd	816-540-6059
	Betty Lynn Ward	816-540-4777
Newsletter	Betty Lynn Ward	816-540-4777



Sugarland Estates Home Owners's Association General Meeting

Thursday - October 1, 2015

The meeting was called to order at 7:00 p.m. by President Jay Walters with 19 home owners in attendance.

The June 4, 2015 minutes published in the last newsletter were approved as printed.

Treasurer – Sue Pinkley stated the treasurer's report was printed in the last newsletter. A question was raised regarding the type of checking account the association has. The board will check into this.

Committee Chairs

1. Grounds - Bloyce Pruitt
 - A. Received a bid for bridge work on the bridge behind the front pond. Will be getting a second bid. The initial contractor said we need to get the culvert erosion under control before the work is done.
 - B. Trails – Lew Pinkley reported the trails are in good condition.
2. Ponds – Rick Wagner
 - A. All ponds were inspected and found to be in good condition with the following exceptions:
 - 1.) Small pond has a small high water level leak in the middle of the dam.
 - 2.) Weather Station pond is showing evidence of renewed muskrat activity.
 - 3.) Mystery Hill pond found two trees on the north bank that were apparently broken by wind storm.
 - B. Select Utilities will be seeding the Weather Station Pond the week of October 4th.
 - C. Eric Lile and Rick sprayed the remaining lily pads on the Weather Station pond. We need a boat to get to the middle.
 - D. Raccoon Valley fishery will be stocking our ponds the week of October 4th.
 - E. Goal is to keep dams clear of woody growth and maintain a healthy stand of grasses. All existing trees less than six inches should be removed. Trash needs to be picked up around the front pond.
3. Special Events Committee
 - A. Fourth of July celebration – Tina reported a good time was had by all.
 - B. Holiday House decoration – will again be held this year. Watch the sign at the front entrance.
4. ARB Committee – Mark Miller resigned. Still have Todd Franklin, William Zurcher and Bob Roach.
5. Welcoming Committee – No report
6. Newsletter Editor and Assistant – Betty Lynn reported the last newsletter went out.
7. Shelter House Committee – Jim Niebaum sent a report to the board on what needs to be done. We need to get bids.
8. Nominating Committee – Betty Lynn Ward
 - A. Still looking for a volunteer to serve on this committee.
 - B. Per the by-laws, elections for Vice President and Treasurer will be held in October.

Old Business

1. Sugarland Improvement Day – Need Chairman
2. Covenant amendment – checked to see if anyone interested in serving on a committee to update these.
3. Storage Container – A storage container is not allowed per the City of Pleasant Hill and the SEHOA Declarations and Covenants. Per the city of Pleasant Hill you can build a 200 square foot building without a building permit. The board will look into this and get back to the association.
4. Mystery Hill Shelter House – Jim Niebaum sent a report to the board with the suggested work required. Some can be done by homeowners but most will need bids.
5. Sign maintenance – Sue Pinkley received 2 bids. The work will be done this fall.
6. Sidewalk repair by Horseshoe Pond – need bids. It was suggested we check with the city to see if they will repair it.

New Business

1. Culvert repair – need names of companies to contact. One homeowner gave Bloyce some information.
2. Elections
 - A. It was moved and seconded to continue with Robert Hastings as Vice President. Motion passed.
 - B. It was moved and seconded to continue with Sue Pinkley as treasurer. Motion passed.

As there was no further new business, the meeting was adjourned at 8:00.

Tina Myers,
Secretary



Christmas Lighting Contest

- 2015 -

As we look back on the holiday season, we recall all the lighted homes in Sugarland. The Special Events Committee arranged for the judging of the yearly contest. It was reported that it was a difficult task to make the decision of winners as there were so many houses beautifully decorated. This resulted in three "honorable mention" homes. This first-time distinction went to 402 Canyon Dr., 700 Horseshoe Dr., and 2302 Valley View West. The winners of gift certificates to Price Chopper were 1st place, 1506 Sugarland Parkway; 2nd place, 2405 Valley View West; and 3rd place, 1508 Sugarland Parkway.

Have You Noticed Our Sugarland Signs?

Resident Dave Adamczek repainted our signs. They are now bright and colorful. His expertise has added so much to our area. Thank you, Dave !!!

Spring is Just Around the Corner

Take advantage of the Sugarland amenities as the warmer weather is almost here. Check your Welcome Book for a list of all the amenities afforded us as residents. Our walking trails are maintained for our use, or take a walk around the block and introduce yourself to neighbors. We live among good folks - let's make an effort to visit with one another.

IT'S TIME FOR OUR
SEHOA GENERAL MEETING.
Time: Thurs., March 3rd at 7:00 P.M.
Place: Community Bldg. at Fairgrounds
west of town on Hwy 58

!!!! ATTENTION !!!!



Sugarland Estates Home Owners Association
P O Box 276 Pleasant Hill, MO. 64080
Forwarding Service Requested

SUGARLAND
SENTINEL

