



Board Meeting Minutes

June 3, 2025

Waldo Area Business Assoc.

7222 Wornall Rd, KCMO 64114

Also held via G-Suite Conference Call

Board members present: President Amanda Rhodes, Vice President Richard Murray, Gaye Tillotson, B Michael McFarland, Melissa Quearry, Sarah Schlachter, Justin Hutman, Drew Rogers

Board members absent: Alison Baker

Others present:

The June 3, 2025 meeting was called to order by Richard Murray at 7:01. Murray will be leading the meeting as Amanda Rhodes is attending remotely. Murray requested any changes to the May minutes. Gaye Tillotson noted that the date on the Financials report should be as of 5/20 (instead of as of April). Sarah Schlachter motioned to pass the minutes. Tillotson seconded. The motion was approved.

Financials:

Tillotson shared that there were two new memberships; one diamond and one gold, making our total 287. Murray noted that people joining at this time in the year may request an extension on their membership when we start renewals. Murray shared that there is a strong possibility that we will get two more memberships from 71st Terrace from new people in the neighborhood. Murray noted we should consider extending these memberships as well. The website obligates people to pay monthly at this point in the year, though the new memberships were paid by check and paper form. Drew Rogers noted that we should consider updating our paper form to address late memberships.

Tillotson has not yet received the credit card bill for this month, nor the bill for the director's insurance policy. Tillotson will reach out to ensure we do not miss any bills.

Security:

Murray noted that the book shared that there were no security meetings last month. Melissa Quearry shared that since CPAC and other meetings are often changed, the organizers may reconsider the timing and frequency of meetings. Murray shared that member Jim Anderson has more time to assist with security meeting attendance and Quearry can connect with him to share meetings.

Membership:

Murray noted that we did not send LYBNTs this year because we have the same number of members this year as last. This means the list of potential LYBNTs was very small.

Murray stated that as we are coming to the end of membership year we will start working towards a new membership letter draft. This typically goes out around Labor Day. Murray and B Michael McFarland will work ahead on this due to personal schedules.

Beautification:

Schlachter shared that the traffic island urns will soon be filled with the artificial ferns purchased last year. Murray noted that WPHA should anticipate a rate increase for Red Roses Lawn in the next budget year. He also noted that we may hire Red Roses to do additional weeding or treatment on 75th.

Communication:

McFarland stated that the communication report is in the board packet. McFarland asked that members please send newsletter draft edits to him by end of day Wednesday so the newsletter can be updated and sent.

Murray shared that there is movement on the website and there may be meetings soon to discuss potential updates.

Events:

Murray stated that the first Thirsty Thursday will be next week. Murray will commit to handling these events this year rather than try to transfer the event to another volunteer.

Murray shared that the Kona Ice Truck event is on June 21 and many board members are absent and cannot attend. Murray will reach out to Alison Baker to see if she can cover the event; Lindsey McAnany could be a back-up to Baker for this event.

New Business:*Strengthening the Health of the Neighborhood (STHotN)*

Murray stated that our STHotN grant was fully funded by CCF, so we are moving forward with Trivia in August and with the adjustments to Neighborhood Night Out. Those adjustments were enumerated in last month's board book.

For Trivia Night, Rhodes is working to secure the trivia host, Murray will reserve our speakers from KCPD, Linetta Thurman is managing food and catering, Murray and McFarland will manage beverages. The food will be very similar to last year. The additional funding will support better prizes. There will be additional tables to accommodate more people. McFarland is reviewing how to automatically limit online ticket sales in order to not exceed capacity.

Neighborhood Night Out changes include a live music duo, additional food truck, and a few other items. Murray announced that the Board is considering purchasing carnival games for long-term and rotating use at WPHA events in order to avoid rental costs; this would save WPHA money in the long term. To fund this, WPHA could use funds originally allocated to security which have not been spent and which will likely not be spent before the end of our budget year. Rogers stated that he supported the idea, but requested more information on possible purchases. Rhodes reported that she had found plinko-style games, games very similar to those we rent (e.g. Furious Fowl), and a toy ax-throwing game, all for around \$800 each. McFarland asked about storage, Murray shared that we have space in our current storage unit. Rogers suggested advertising the availability of these games for use at neighborhood block parties, possibly charging for their use to bring in some funds. Tillotson asked about the use of security funds to hire a crime statistician to examine our

neighborhood's patterns and incidence of crime. Murray responded that he has not spoken to this person yet and any such work would not take place in this budget year.

Murray motioned that the board reallocate \$4500 from Security to the administrative fund, and specifically to the line item for equipment. Rogers suggested waiting for more detail on the planned purchases; McFarland noted that the delay in voting, ordering, and shipping lead time could cause problems for our event timeline. Schlachter noted that there had been significant research into the purchases and that the purchases were ready for execution. McFarland seconded the motion. The motion was approved unanimously.

Sixth District Meeting Recap

Rhodes reported that the next 6th District meeting will be June 16 at the Alexander Majors Barn on State Line. No specific agenda or meeting format for the meeting has been provided. Rhodes and Murray plan to attend.

Area Development and Construction

Murray updated on a previously discussed issue of historic preservation for the building at 71st and Wornall. Murray submitted the initial request for historic designation process and it was passed. The next step in this process is cumbersome and long; another Board Member would need to take on this task. Historic designation applications require the support of a neighborhood group or neighborhood organization in the area where the structure is located, meaning WPHA would need to back any application for historic designation of this building.

Schlachter asked if any citizen could take on the application or if it must be a member of a neighborhood group/organization. Murray responded that any citizen could complete the application and bring it to WPHA for support. With no Board members volunteering to complete the application, the WPHA would consider further support if or when an application is brought to WPHA.

PIAC

Rhodes stated that PIAC applications was added to the agenda so we can review. Previous board member, Alex DeMassi completed PIAC applications on behalf of our neighborhood. Rhodes noted that it could be beneficial for the neighborhood for another board member to spearhead this process, including attending the board meeting. She also encouraged the board to share this with neighbors who could build a coalition of requests, which are viewed favorably.

Murray asked for any questions or issues and none were raised. Murray announced the next meeting date is July 1

Hutman motioned to adjourn. Murray seconded. The motion was passed unanimously. The meeting was adjourned at 7:51pm.

Meeting notes submitted by Sarah Schlachter, Secretary, Board of Directors.