

Ravenwood South

Homeowners Association Newsletter



Annual Meeting

Our annual full neighborhood meeting took place on March 28th on the back deck of the Lake Springfield Boat House. Here are the highlights:

There was no update from the City on the Ravenwood South Stormwater Improvements since Phase 2 has been completed and there's currently no budget or plans yet for Phase 3.

Matt Mawdsley gave an update on the new Flock security cameras. We have one security camera installed at each of the three entrances to our neighborhood on Glenhaven, Pratt and Nottingham. We are leasing the three cameras at \$2000 per camera or \$6,000 per year for the next three years.

These cameras do not have video footage, but instead take snapshots of license plates and record the makes, models and times that cars enter our neighborhood. Here's an example of the type of information that is captured:

It would be helpful to have an eyewitness account and/or video footage to help narrow down the type of car, license plate and the timeframe an incident occurred.

They are only intended for situations where you'd get the Police involved. Hopefully these cameras won't be used often, but if there is ever a serious incident, they could be extremely valuable to help the Police solve a crime in the neighborhood. They also hopefully provide some deterrence by letting everyone know that we have them.

Please contact your Block Captain, or anyone on the Board if you have an incident that merits checking the security cameras.

If you're interested in leading a Security Camera Committee, please let the Board know. Duties would involve becoming more familiar with the system, communicating with Flock to get any questions answered and being responsible for responding to neighbor inquiries.

Vehicle

- License Plate: MO TE1L2S
- Build: SUV
- Make: Jeep
- Color: Red
- Seen 26 of the last 28 days
- [More like this](#)



Block Captains

A map of Block Captain zones is available on our website at RavenwoodSouth.com. Block Captains are responsible for communicating with their zones and being a point person for their neighbors.

Zone 1 - Christy Snelling	Zone 2 – (vacant)	Zone 3 - Karl Kime	Zone 4 – Betty Carlton
Zone 5 - Matt Mawdsley	Zone 6 - Nelson Knapp	Zone 7 - Carrie Butler	Zone 8 - Brian Ash

Rob Snelling gave an update on the radar sign that was installed at the entrance on Glenhaven. We currently have two radar signs on Nottingham that the City provided at no cost and we purchased this third radar sign at a one-time cost of \$4370. Early data indicates these flashing radar signs do help slow down traffic.

The City installed and will maintain this radar sign at no cost. Our plan is to potentially purchase one radar sign per year as needed based on our budget balance. Upcoming locations being considered are near the big hill on Norshire and at the bottom of the hill on Nottingham.

Rob also gave an update on the street repair work. The City considers this project complete and while the finished product may not have turned out as well as we'd hoped, it's definitely better than it was before.

If there are any remaining issues with the streets, curbs, busted streetlights, potholes or anything else the City is responsible for, we recommend using the City's Request Tracker. There's a link to the City's Request Tracker in the footer on every page of the Ravenwood South Website.



© 2021 Ravenwood South Homeowners Association

City of Springfield Request Tracker

When you file a report with the City's Request Tracker, it gets assigned a case number and has a much better chance of being addressed in a timely manner than if you make a phone call.

Christy Snelling of the Beautification Committee reported that we spent a little more in 2020 on upkeep of the common areas due to the removal of trees and a longer than usual growing/leaf season. She also reminded everyone to please not dump any leaves or debris in the creek.

We will be starting our Yard of the Month awards again in May and it will run through October. The winning yards receive a \$25 gift certificate to a local nursery, a yard sign for the month and bragging rights. If you have a yard to nominate, message Christy Snelling via the website at Neighborhood News => Get Informed => Committees. Remember that only homeowners who are current with their dues are eligible to win.

Some of the brick work in our common areas has deteriorated and needs some repair work. The last time this happened around 10 years ago, we spent around \$25K and the work was supposed to have a 15 year warranty. Christy has reached out to the person who performed the work last time without much luck getting a response.

As Christy explores options, she hopes to negotiate a reduced rate on repairing brick mailboxes as several in the neighborhood are also starting to deteriorate. Any mailbox repair costs would be the homeowner's responsibility, but if it's performed with the other brick repair work, perhaps we can get a volume discount.

Carrie Butler from the Social Committee reported that our only event in 2020 was the 4th of July Bike and Dog Parade/Ice Cream Social. We normally also have the Spring Cleanup and Cookout and a Fall Social.

In 2021, depending on Covid and how comfortable everyone feels on getting together, we are considering having the following outdoor social events:

1) A May Social that would either be a barbecue or possibly have a food truck come out. We'd like to do this in a cul de sac where we haven't had any neighborhood social events lately to spread around where we have these events to give everyone a better chance to meet neighbors from all parts of the neighborhood by mixing it up.

If you live in a cul de sac on Barnes Ct, Aleshire Ct, Pristine Ct, Greenbriar Ave or another cul de sac that you

think might be a good location, please talk with some of your neighbors and if you think there's enough interest, contact the Social Committee or the Board. The Social Committee handles all the food, drink, etc. The neighbors just need to be okay allowing everyone to invade their cul de sac for a few hours.

2) Fourth of July bike, trike, wagon and dog parade. Line-up at 10am followed by ice cream social.

3) Halloween Pocket Socials - We're not sure exactly what this would look like yet. Maybe empty nesters instead of staying in their individual homes waiting for Trick or Treaters would gather with neighbors in clusters in driveways with firepits, snacks and adult beverages to pass out candy. A few people did this last year and it worked out pretty well. We might try to make the process more organized this year.

In the past we've done Fall Socials. Sort of a housewarming for someone new to the neighborhood. It seems like even once Covid dies down that might not be as desirable, so if we do try something like that, it might need to be more of a back patio type outdoor event rather than having a lot of people inside someone's home.

It's also been mentioned that we've had a lot of turnover in the neighborhood lately and younger families with kids moving in. It could be nice for someone to take the initiative and organize a Mom's Club or some other type of internal database or private Facebook subgroup of families to facilitate getting neighborhood kids outdoors taking turns playing at different houses instead of always being stuck inside playing video games.

If you have thoughts on any of these ideas or have other ideas of your own, please reach out to the Social Committee. Many hands make light work and we'd love to see more people volunteer to get involved and help continue making Ravenwood South an awesome neighborhood and develop a stronger sense of community.

Speaking of which, Sandi Bradford is our lone member of the Welcome Committee. We don't get any official notification when someone moves into the neighborhood, so if you see something, say something and let Sandi know. She'll bring them a Welcome packet with some goodies if she knows we have a new neighbor.

Matt Mawdsley and Rick Barnhouse are the members of the Architectural Review Committee and you should contact them if you need to replace your roof, your mailbox, build a fence or do anything significant to the exterior of your home that could potentially have an impact on everyone's property values.

Our Ravenwood South website is at **RavenwoodSouth.com**. On our website you can find contact information for the Board, Block Captains and Committee Members and make your online dues payments. At the bottom of every page on the website you will also find links to our Ravenwood South Nextdoor and Facebook pages.

We encourage everyone to join our private Ravenwood South Facebook page for the best "real-time" updates about lost dogs, suspicious activity in the neighborhood, upcoming events, etc.

We have an opening on the Board for a Secretary and we need a Zone 2 Block Captain. If you're interested in getting involved on the Board, as a Block Captain or joining a Committee, please send an email to contact@RavenwoodSouth.com.

See the attached Treasurer's Report showing our income and expenses for 2020 compared to 2019. We spent more money in 2020 with the security cameras and radar sign. We encourage all our neighbors to pay their fair share so we can continue to provide fun social events and pay for maintenance and help fund these major projects like the upcoming brick repair work. Visit the Dues page on our website for more details on where your money goes and to pay your dues online.

2021 Annual Dues

Your 2021 Annual Ravenwood South HOA Dues are now due. You can pay your online dues at RavenwoodSouth.com with a credit card or mail your \$100 check to: **Ravenwood South HOA**
1963 E Norshire St
Springfield, MO 65804

RAVENWOOD SOUTH HOA 2020 FINANCIAL STATEMENT

CASH ON HAND 12/19/2019 \$ 38,999.37

INCOME		<i>2019</i>
DUES RECEIVED	\$ 15,000.00	\$ 16,900.00
INTEREST INCOME	<u>\$ 138.68</u>	<u>\$ -</u>
TOTAL INCOME	\$ 15,138.68	\$ 16,900.00

EXPENSES		
IRRIGATION	\$ (742.68)	\$ (752.80)
PRINTING AND POSTAGE	\$ (893.51)	\$ (581.22)
MISC OFFICE EXPENSE	\$ (964.18)	\$ (780.55)
CC PROCESSING FEES	\$ (137.60)	\$ (131.20)
FLOCK CAMERAS	\$ (6,000.00)	\$ -
RADAR SIGNS	\$ (4,372.65)	\$ -
LANDSCAPING	\$ (4,958.50)	\$ (3,499.89)
GENERAL LIABILITY INSURANCE	\$ (1,210.00)	\$ (1,210.00)
SOCIAL EXPENSE	\$ (381.53)	\$ (798.99)
BOATHOUSE RENTAL	<u>\$ (400.00)</u>	<u>\$ (100.00)</u>
TOTAL EXPENSE	\$ (20,060.65)	\$ (7,854.65)

CASH ON HAND 12/31/2020 \$ 34,077.40