

WEST PLAZA

NEIGHBORHOOD ASSOCIATION



Incomplete MGE Work

The contracted workmen installing plastic pipe a year ago for Missouri Gas Energy (MGE) did damage to some private properties. This damage was supposed to be repaired, but many of our neighbors have stated that the repairs were incomplete or poorly done.

MGE is responsible to restore property to the condition that it was before their project was started, but they may not make any more repairs unless residents take the initiative to make it happen. If you feel like giving MGE one more chance call Denise Miller at (816) 472-3408; fax (816) 472-4386; or Paul Snider (816) 360-5954 and discuss damage done to your property.

If MGE doesn't seem willing to perform any further work, you can take them to small claims court and seek a judgment that will force them to fulfill their obligations. In order for a resident to take MGE to Small Claims Court, the damage has to be on private property. One thing to remember, there is a statute of limitations that applies to cases like this, so if you wait too long, the Small Claims Court will not be an option.

At our WPNA September general membership meeting, an individual shared how he helped his mother take the MGE to Small Claims Court and won redoing repairs that were done poorly.

WPNA does not have the authority to help you. For Small Claims Court, it costs a \$17.00 filing fee plus \$22.00 for service of the petition. You, as an individual, must present your claim, not a lawyer.

A neighbor lawyer is willing to give you guidance. His name is Gary Jenkins, 204 West Linwood, Kansas City, MO 64111-1328; phone (816)931-3535; fax (816)561-9355. He suggests the following steps:

1. Write down exactly what damage you suffered and how MGE caused the damage
2. Take photos of this damage. Write the address on the back of the photo.

3. Obtain estimates to repair from a contractor.
4. Contact Gary and he will provide the forms and directions on how to file a Small Claims court damage claim.

MGE's agent is C T Corporation Systems, 120 S Central Ave, Clayton, MO 63105.

Small Claims Court forms and filing are done on the 3rd floor-Associate Circuit Judge's Records, 415 E. 12th St., Kansas City MO, 64106; phone (816) 881-3983. Bring your photo and the forms. When writing your claim, be brief and to the point. Use exact dates and locations. Do not stray off the subject. Be prepared to personally present your claim, though you may have a lawyer with you.

If you have a computer with Internet connection, you can download a copy of the Small Claims booklet and form from www.16thcircuit.org/forms.asp?dept=SMC.

Take action soon or the statute of limitation will run out.

**The next General Membership Meeting
will be:**

Tuesday, 19 November 2002

7:00 p.m.

**Swinney Elementary School Cafeteria
1106 West 47th**

Meeting Topics

**Westside Housing Organization
By-laws revision
Nomination of Officers for 2002
Ray Braswell, Developer**

(From the City's web page):

West Plaza Neighborhood Association Newsletter
Edited by Boyd Williston (Director of Communications)
Home Address: 4410 Fairmount, Kansas City, MO 64111-4354
Phone: 816-931-0194 (home) and 816-679-7446 (mobile)
e-mail: boydwilliston@yahoo.com

Submit suggestions for newsletter articles or association activities to Boyd at his e-mail or postal address (e-mail is preferred). You must include your name and how to contact you for your suggestion to be considered. Articles may be edited for length, accuracy, and grammar. The submitter's name will be used only if permission is granted.

Production of this publication was made possible through support from the KCMO Neighborhood Development (Community Block Grant) and the Missouri Department of Economic Development (Neighborhood Assistance Program)

Advertising rates (display ad other than listing in business membership):

Business card size	\$25 per issue
Quarter page	\$35 per issue
Half page	\$50 per issue
Full page	\$100 per issue

(Advertisement)

M I D T O W N P L A Z A M I S S I O N



KITTY SITTING
Sherry Blaser
913-789-7436

How about an idea!!

Do you have an idea for an activity for the West Plaza Neighborhood Association? Maybe you have an idea for an article – or even an article that you'd like to have published in the newsletter?

We're open to suggestions (we always have been), and we'd like to hear from you if you have something you'd like to contribute. Be creative. Even "impossible" ideas sometimes lead to great projects.

You do need to include your name, and how to contact you, so we can get back if we have any questions about your idea. We can't do much with anonymous contributions.

If you have an article you'd like published in a future newsletter, send it in. If it's something that might be of interest to the neighborhood, we'll try to get it included.

We may have to edit for length and good composition, but we won't make major changes without contacting you first. And we will use your name only if you give permission.

FALL 2002 CURBSIDE LEAVES AND BRUSH COLLECTION

IMPORTANT PROGRAM INFORMATION

- Weather permitting, leaves and brush will be picked up from the curbside within 6 days of date noted. Clear tarps can be used to protect items from the weather. Dry bags are less likely to tear and leave yard waste behind.
- Call 513-3490 if materials at the curbside are not picked up within the 6-day period within your scheduled area. You have one week to be placed on a "missed pick up" list.
- If you miss the curbside pick up, you can transport your leaves and brush to the drop-off sites. This self-disposal is for Kansas City residents only.
- Self-disposal is for City residents only, and free self pickup mulch is available at 4707 Deramus and I-470/Raytown Road. Please cover or secure your loads in transit.
- Drop-off sites at 4707 Deramus and I-470/Raytown Road will be closed from January 15 to March 15, 2003.

REQUIREMENTS FOR CURBSIDE PICK UP

1. Use paper lawn debris bags. Seal only with masking tape. **DO NOT include trash. DO NOT seal with any plastic or duct tape.**
2. Bundle your brush with **string only** in lengths less than or equal to 4 feet, 2 feet in diameter, and 50 lbs. or less.
3. Exclude brush that is greater than 3 inches in diameter.
4. **DO NOT** use wire or plastic tape to tie brush in bundles. **Use string only.**
5. Place a maximum of 15 bags and/or bundles per household at the curb. Maximum weight - 50 lbs.
6. Place bundles and paper leaf bags on the curb by 7:00 a.m. on Monday of your scheduled week.

PICK-UP SCHEDULE

If your trash day is:

Monday or Tuesday, put your leaves and brush out by Monday, December 2nd by 7:00 a.m.

Wednesday or Thursday, put your leaves and brush out by Monday, December 9th by 7:00 a.m.

Friday, put your leaves and brush out by Monday, December 16th by 7:00 a.m.

No WPNA Fall Dumpsters

Because Kansas City is providing curbside pickup of yard waste so late in the season this year, WPNA does not need to provide dumpsters this fall. The City's pickup date is late enough that you'll have plenty of time to gather up yard waste and get it to the curb. See the article from the City's web site on page 2 for information about this convenient service.

Meet a West Plaza Neighbor

MARGARET HOGAN

Margaret Hogan is putting good use to her retirement years. She was active in the fight against the first Van Tuyl proposal and has been to other political meetings to the benefit of West Plaza. She enjoys gardening. Margaret crochets and has taught another woman to crochet. Margaret has crocheted 2 Afghans for the Ronald McDonald House. Margaret is a retired English teacher. She taught 35 years at Northeast and in the Shawnee Mission School District. She shares living space with Wilma White, a retired math teacher.

Chocolate Chip Cheesecake Bars

Dough:

3/4 cup shortening
3/4 cup white sugar
3/4 cup brown sugar
1 egg
1 1/2 teaspoon vanilla
1 1/2 cups all purpose flour
3/4 teaspoon baking powder
12 oz (1 1/2 cups) miniature chocolate chips
3/4 cup chopped pecans (optional)

Filling:

2 pkgs (8 oz each) softened cream cheese
3/4 cup white sugar
2 eggs
1 teaspoon vanilla

Dough: In a mixing bowl, cream shortening and sugars. Beat in egg and vanilla. In a separate bowl, combine flour and baking powder, then mix well with creamed mixture. Fold in the chocolate chips and pecans. Set aside half of the dough for topping. Press the remaining half of the dough into a greased 13"x 9"x2"pan. Bake at 350° for 8 min. Meanwhile, mix filling.

Filling: In a small mixing bowl, beat cream cheese and sugar until smooth. Add eggs and vanilla; mix well. Spoon over baked crust (do not cool crust). Drop teaspoonfuls of reserved dough over filling. Bake at 350° for 35-40 min. or until golden brown. Cool on a wire rack. Cover and store in the refrigerator. Cool 1 hour or longer before serving.

WPNA Business Members

BERGAMOT & IVY, INC.

1713 Westport Road
816-561-5599

CATHY'S CLIPS & CURL SALON

4301 Wyoming
816-561-2331

COPYMATE PRINT CENTER

4312 Terrace
816-931-4122

FINAL DRAFT SECRETARIAL SERVICE

4401 Genessee
816-931-2276

HAIR STYLE

4500 Bell
816-531-4545

PLAZA CHIROPRACTIC

1507 West 47th Street
816-931-4601

BILL WRIGHT HOME REPAIR AND REMODELING

816-756-3625

VALLEY VIEW BANK

4550 Belleview
913-381-3311

RICH YOUNG ASSOCIATES INC

4501 Fairmount
931-4724

ACT II

1417 W 47th
816-531-7572

STATE LINE & 45TH STREET ANTIQUE DEALERS

4501 Genessee
816-561-4501

HALLELUJAH BOUTIQUE

Alterations & Repairs
4706 Holly
816-931-7396

LE NAIL'S SALON

4804 Belleview
816-931-0303

PLAZA PANTRY GROCERY

4802 Belleview
816-753-8225

KATE'S CANINE RESORT

207 W 31ST
816-753-4188

WESTPORT LAUNDROMAT

1409 Westport Road
816-531-8889

JENNINGS TREE CARE

4505 State Line
816-931-3399

GARY JENKINS ATTORNEY AT LAW

204 W Linwood
816-931-3535

WESTPORT OIL AND LUBE

1112 Westport Road
816-931-6995

SHELTON TRAVEL

4800 Belleview
816-753-4888

PRECISION OPTICS OF WESTPORT

4181 Broadway
816-756-3577

RYAN INVESTMENTS I BUY HOUSES!!!

816-682-3998

DAVID ALLEN STATE FARM INSURANCE

1414 W 47th Street
816-753-4334

NORMANDY SQUARE APARTMENTS

4428 Jarboe
913-722-6280

LINDA W PEARCE ANTIQUES

1214 W 47TH
816-531-6255

LADNER ASSOCIATES CPA

4808 Belleview
816-561-7580

Judy Klemm RE/MAX PREMIER

3515 W 75th
913-652-0400

It's Membership Time Again!!

After a few issues without including the membership form in the newsletter, it's back – at the bottom of this page.

There isn't a better time to renew your membership – or join for the first time – than right now. Remember, memberships are on a calendar annual basis and they all expire in January.

The January meeting is always important, because that's when we elect officers. This year, we'll also be voting on new by-laws. So you want to renew (or join) now to be sure that you can participate.

November Meeting Highlights

Here's some background on the agenda items for the November meeting:

The **Westside Housing Organization (WHO)** will have representatives at our meeting. Come and hear about their services. Don't forget, West Plaza Neighborhood members also get access to the WHO tool lending library. There is a flyer from WHO included with this newsletter, or you can check out their web site (<http://www.liscnet.org/kansascity/cdcs/who.htm>) for more information.

We will discuss the proposed **bylaws revision** that the Board has composed. Most of the changes have been presented in recent issues of the newsletter. Two major changes are the officers (see next point on nominations) and who can be a member and who can vote.

We will **nominate officers** for 2002. Although we won't be voting on the new by-laws until the January meeting, we plan on taking nominations that will reflect the proposed bylaws changes. We will have eight (8) board positions. Four will have offices (the President, Treasurer, Secretary, and Director of Membership) and four will be 'at large'. The 'at large' Board members will divide up the responsibilities of the old named board positions (Marketing; Zoning and Development, Senior Citizens' Affairs; Communications; Property Maintenance; and Crime Prevention) with the named positions according to interest and need.

Incidentally, have you ever thought of participating in the West Plaza Board? Consider making yourself available for office. Just show up at the November meeting and get your name included.

Ray Braswell is a local developer who has taken an interest in doing something with the block surrounded by 48th, Roanoke, Ward Parkway, and Belleview. He's been meeting with preservationists (who would like to retain some of the historically interesting structures on the block) and with West Plaza.

He is still in the early design phase of his project, so his ideas on how to develop the block are still subject to change. At the November meeting, he'll present his latest ideas.

The meetings we've had with Ray to date have been very interesting. If you have any interest in the future of this property or the surrounding area, you will want to hear what Ray has to say. You'll have a chance to voice your opinion if you attend.

Join Your Neighbors in the WPNA

Please fill out the information below and return along with your check to:
West Plaza Neighborhood Association ~~ P.O. Box 32826 ~~ Kansas City, MO 64171-7826

New Renewal Household (\$12) Senior (\$7) Business (\$25)

Name _____

Address _____

Zip _____ Phone _____

e-mail _____

- I would like to help the neighborhood with:
- Picnic Property Maintenance/Zoning
 - Yard Sale Neighborhood clean-up
 - Crime prevention Distribute newsletter
 - Refreshments for meetings

(November 2002 Newsletter)