

Hi Neighbor! Last month we said spring was just around the corner... I think it's still hiding—popping in now and then with a few summer-like days to keep us guessing. What do you think?

Either way, the neighborhood is ready. The Grounds Committee has the pond aerator running, monthly maintenance underway, and spring/summer stump grinding in progress. The roundabout fountain is on for the season (though it may be turned off during high winds to conserve water). IDL has our irrigation system prepped—zones programmed, lines flushed, and everything ready to go. We're hoping to delay watering as long as possible, but the HydroWise system and IDL will let us know when it's time.

Neighborhood Cleanup Day is Saturday the 25th. We will meet at the roundabout fountain, then spread out to pick up branches and pine cones, trim saplings, clean fencing, power wash the gazebo(s), and collect any stray trash.

Pond rehab continues, with improvements planned for the east side by the bridge. That slope wasn't originally graded or built up enough, and when the spillway was replaced, stabilizing vegetation was removed. By the end of May, we expect to have added rock layers and low-maintenance grasses. Grass carp (not for eating!) will also be reintroduced to help control duckweed and algae. We need a name for the pond, now that it is official again. Like Maintree—I mean Raintree—it deserves one. Submit your ideas and earn lifelong bragging rights if yours is chosen!

You may have also noticed other areas fenced off around the pond. The two stormwater culverts are actually owned and maintained by the City of Lee's Summit. After years of investigation, we've discovered the City did not obtain right-of-way or easement rights in the 1980s during the building boom. That process is now underway (at no cost to us) so the culverts can be repaired or replaced. This will proceed on the City's timeline, not ours.

We've completed spring fertilizer and broadleaf treatment with Envision, though dandelions had to wait for warmer, calmer weather. Mowing is underway, and honestly, the lawns look great. Crews may be out late as they learn the neighborhood—mow, trim, then blow (the "final check"), so thanks for your patience.

Spring also means home projects. While you're refreshing decks, landscaping, or exteriors, don't forget to clear patios of non-approved stored items. Our CCRs and HOA policies prohibit outside storage of things like trash bins, sheds, firewood, and general (non-patio) storage items. This hasn't always been enforced, but it is now—please help keep the neighborhood looking its best.

Also, **ALL** exterior changes must be approved first by FARB, then by Raintree Lake POA. Starting work without approval—or not meeting standards—can result in two separate fines. The Fountains Board and FARB are updating standards and improving the website (still a work in progress). If you need assistance submitting a FARB application or understanding what needs review, contact committee chair Mike Hile at 816-805-8161.

FARB is also looking for a fifth member. Interested? Reach out to Sandy at AREA or Mike Hile.

As promised last month, continue learning about what your Board of Directors are all about:

How the Board Works (Part 2: Roles & Responsibilities)

Serving on the Board is an important way neighbors help protect property values, maintain our shared spaces, and guide the future of our community. While each position has defined responsibilities in our bylaws, Board members also work together and often share tasks to keep everything running smoothly.

The **President** leads meetings and helps guide and coordinate ongoing work across the neighborhood. The **Vice President** supports that effort and often takes the lead on special projects and priority initiatives.

The **Secretary** keeps the Association organized by recording meeting minutes, tracking decisions, and maintaining official records. The **Treasurer** works closely with our property manager to oversee deposits and disbursements, and helps manage the budget, financial reporting, and annual audit.

The **Open Member** position is also defined in our bylaws as a fifth Board member. This role supports the Board where needed and often assists with committees or special projects, making it a great way to get involved and learn how the Board operates.

In addition, Board members serve as liaisons to key committees—including Social, Grounds, and FARB—helping ensure communication stays strong and projects move forward effectively.

If you've ever considered getting more involved, upcoming Board elections are a great opportunity. We encourage you to reach out, ask questions, and consider volunteering—your participation makes a real difference in our community.