

# SHORELINE



*Raintree Lake Property Owners Association*

*January 2022*

## Special points of interest:

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The Raintree Office will be closed December 24th—26th for Christmas and December 31st—January 2nd for New Year's.

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## Raintree Annual Tree Lighting Ceremony





# Financial Statement

As of November 2021

**Money Market Sweep Account:**  
\$552,703.52

**Income:**  
\$65,347.20

**Expenses:**  
\$75,091.83

**2020 Roll-Over Funds:**  
\$75,472.00

**Future Projects:**  
**Facilities:**  
\$15,000

**Raintree View:**  
\$17,350

**Siltation Loan:**  
(\$45,000)

**Ward Road:**  
\$10,000

**Capital Asset Reserve:**  
\$57,735

## Delinquency Report Comparison

2021	2020
<b>One Quarter Past Due:</b>	
111 Lots totaling \$15,064.55	107 Lots totaling \$13,986.04
<b>Two Quarters Past Due:</b>	
19 Lots totaling \$5,449.25	9 Lots totaling \$2,267.40
<b>Three Quarters Past Due:</b>	
4 Lots \$1,675.22	5 Lots \$1,904.07
<b>Liens:</b>	
12 Lots totaling <b>\$27,552.63</b>	17 Lots totaling <b>\$41,216.79</b>



### Board Approvals for December 14, 2021

- ◆ Approved Lake Patrol boat lift \$8,200.00
- ◆ Approved Swim Dock (converted to composite) \$8,400.00
- ◆ Approved Q Dock completion with conversion to composite and additional measures following the Lake Committee's recommendations.
- ◆ Approved 2022 Budget see pages 4-7
- ◆ Approved Cancelling December Work Session

*From your  
Raintree Board  
of Directors  
and Staff !!!*



# Unsatisfied Judgments/Liens

<b>LIENS</b>			
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Lot#	First Name	Last Name	Address
63	Phillip	Williams	3857 SW Harbor Court
256	Kimberly	Grigsby	4068 SW Marline Dr.
359	Devin	Grimes	4043 SW Clipper Ln.
449	Mark	Keith	4169 SW Lafayette Pl.
694	Tiffany	Reese	400 SW Seagull
C7C	Mary	Kenney	336 SW Raintree Dr.

<b>UNSATISFIED JUDGMENTS</b>			
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Lot#	First Name	Last Name	Address
43	Angela	Marks	3829 SW Harbor Circle.
295	Brett	Lloyd	4069 SW Pendant Dr.
1053	Corey	McDonald	4424 SW Gull Point
NS04	Tim	Fortier	4468 SW Raintree Shore Dr.
NS24	Brian	Morgan	4477 SW Aft

Plus 1 additional property that is in bankruptcy.
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## 2022 Dues Increase Notice

Re: 2022 Dues Increase Notice

Dear Raintree Lake Property Owner,

The following action was taken at the November 9, 2021, Board of Directors meeting:

Using rates from the consumer price index for all urban consumers from July of the preceding year to July of the current year the CPI increase would be up to 5.40%. The Board of Directors voted to increase the yearly assessment approximately 5.10% for 2022.

Current assessment for single family is \$550.44; the new amount will be \$580.08. This is an increase of \$29.64 per year.

Current assessment for Class B residents in Cobblestone, Windsong and Raintree Lake "attached" Villas is \$366.72; the new amount will be \$386.52. This is an increase of \$19.80 per year.

Current assessment for commercial property is \$489.84; the new amount will be \$516.24. This is an increase of \$26.40 per year.

We will continue billing every quarter. The next invoice will be mailed to you the first of January 2022.

Sincerely,  
Raintree Lake Board of Directors

# RAINTREE LAKE POA 2022 BUDGET

Board Approved 12/14/2021 YTD as of 11/30/21	2019 2019 YE	2020 2020 YE	2021 YTD	2022 Budget
<b>REVENUE</b>				
400 Dues	1,043,168	1,055,832	1,001,395	1,144,572
401-BOAT SLIPS	96,950	104,869	105,469	110,800
402-BOAT STICKERS	22,779	25,373	38,953	35,000
404-BOAT STICKERS - NO MOTOR	4,855	8,158	9,622	7,000
405-CLUBHOUSE	24,441	13,257	15,508	20,000
406-SHORE LINES ADS	21,543	21,843	11,820	20,000
407-MOWING	2,520	1,440	350	0
408-INTEREST	2,918	1,307	3,096	0
409-DUCK POND ACTIVITY CENTER	12,038	5,339	9,736	10,000
410-RENTAL PENALTY	50	175	225	0
415-TRANSFER FEE	15,946	25,671	28,071	25,000
416-NEW MEMBER AMENITY FEE	5,500	37,750	40,312	25,000
420-MISC. INCOME	2,163	35,975	9,519	8,000
422-POOL	610	550	500	
423-RESIDENT ID CARDS	885	685	865	
424-REBATES AND DISCOUNTS	516	216	240	
425-CODES VIOLATIONS	2,085	1,720	3,046	
426-LAKE VIOLATIONS	578	712	870	
430-RETURNED CHECK FEE	180	160	100	
440-MERCHANDISE	357	429	713	500
450-PONTOON RENTAL	8,143	13,217	11,358	13,000
<b>TOTAL INCOME</b>	<b>1,268,225</b>	<b>1,354,677</b>	<b>1,291,766</b>	<b>1,418,872</b>
	<b>2019 YE</b>	<b>2020 YE</b>	<b>2021 YTD</b>	<b>Budget 2022</b>
<b>EXPENSES</b>				
<b>ACTIVITIES</b>				
1001-EASTER	331	0	115	500
1002-SPRING/FALL GARAGE SALE	835	70	78	150
1003-FISHING DERBY	0	0	638	1,000
1004-SUMMERFEST	6,548	0	6,551	10,000
1005-TEEN SWIM (2)	0	0	0	
1005-300 FAMILY SWIM	668	0	881	1,200
1007-Halloween	0	94	1,897	2,000
1009-OKTOBERFEST		0	0	
1010-BREAKFAST WITH SANTA	594	1,208	60	1,000
1011-SPRING MIXER		0	0	300
1012-LAKE CLEANUP		0	126	
1013-NEW ACTIVITIES	717	0	1,485	4,600
1015-FIREWORKS	8,904	8,009	9,270	9,500
1016-FAMILY BLOCK PARTY		0	0	
1017-WINTER WARM-UP		0	0	
1018-ADULT PIZZA PARTIES	871	0	0	
1019-NEW YEARS/CASINO/HAPPY HOUR		0	0	
1020-STREET DANCE		0	0	
1021-MOVIE NIGHT		0	0	
1022-SELF FUNDED ACTIVITIES	-1,740	-1,450	0	
1023-Charitable Event			-307	
<b>TOTAL ACTIVITIES</b>	<b>17,730</b>	<b>7,930</b>	<b>20,795</b>	<b>30,250</b>
<b>COMMON AREA</b>				
<b>2000-LANDSCAPING GENERAL MAINT</b>				
2000-100-FERTILIZER	4,993	654	1,167	5,000
2000-110-SEED	1,057	796	1,880	1,000
2000-120-MULCH (DYED)	1,717	3,145	0	3,000
2000-130-MULCH (PLAYGROUND)	2,913	0	5,440	3,000
2000-200-SUPPLIES	2,982	2,803	1,341	2,500
2000-210-WEED KILLER/POISON	2,284	985	1,638	2,000
2000-300-LANDFILL	1,048	1,564	0	1,500
2001-LANDSCAPING-CONTRACT MAINT	8,209	11,784	9,439	10,000
2002-NEW PLANTINGS - TREES		1,319	-	



	2002-100-FLOWER BEDS	2,059	2,562	5,797	3,500
	2002-200-LANDSCAPE DESIGN				
	2003-CAPITAL IMPROVEMENTS	0	29,800	181,796	
	2003-100-AERATOR	3,119	0	8,503	11,800
	2003-200-EQUIPMENT REPAIR	7,269	3,484	8,341	10,000
	2004-ENGINEERING	29,498	0	0	15,000
	2004-100-COM GRND REPAIR				13,500
	2005-UTILITIES				
	2005-100-ELECTRICITY	17,420	20,916	21,560	19,000
	2005-200-WATER	1,599	2,093	2,930	3,500
	2006-COMMON GROUND MISC	1,887		4,501	2,100
	2007-WALKING TRAILS	0	956	664	55,500
	2010-MONUMENTS			24	
	2020-VIEW TREE FARM	3,598		82	2,000
	2023-VIEW PLANS & GRADING				23,500
	2024-PLAYGROUND EQUIP	3,011		3,976	
	2025-UTILITIES				
	2025-100-WATER	349	644	213	700
	2025-200-ELECTRICITY				
	2026-VIEW MATERIALS & REPAIRS	0	673	2,182	500
	2027-VIEW COM GROUND SUPPLIES	0	0	0	500
	2028-VIEW SERVICE CONTRACTS	162	197	162	250
	2031-MULLENDIKE SUPPLIES	38	0	59	100
	<b>TOTAL COMMON AREA</b>	<b>95,209</b>	<b>84,374</b>	<b>261,694</b>	<b>189,450</b>
		<b>2019 YE</b>	<b>2020 YE</b>	<b>2021 YTD</b>	<b>Budget 2022</b>
	<b>EMPLOYEE RELATED</b>				
	3001-GENERAL MGR	53,741	59,669	54,287	66,000
	3002-ADMINISTRATIVE ASSIT.	41,405	53,786	57,817	60,540
	3003-SUMMER OFFICE HELP	0			
	3005-CODES ADMINISTRATOR	11,167	12,670	12,557	19,524
	3006-MAINTENANCE SUPERVISOR	36,743	37,277	37,354	46,039
	3007-SEASONAL LABOR	97,392	91,412	92,373	138,664
	3008-WATER SAMPLING-LABOR	751	904	151	625
	3009-LAKE PATROL	24,796	26,535	22,915	30,000
	3010-SILTATION ENFORCEMENT	0	462	0	
	3011-GEN MGR ASSISTANT	38,630	43,915	42,461	52,800
	3012-SPECIAL PROJECT/RENOVATION	175	662	0	
	3030-EMPLOYER FICA	23,194	24,827	24,448	30,000
	3031-QUARTERLY FUTA	2,810	2,671	1,857	4,000
	3050-EMPLOYEE HEALTH INS	3,800	4,900	4,400	20,000
	3051-MILEAGE	8,940	9,298	9,198	10,000
	3052-TRAINING/SEMINAR/MEMBERSHIP	642	297	58	1,000
	3055-EMPLOYEE MISC	2,006	1,585	2,113	2,750
	<b>TOTAL EMPLOYEE RELATED</b>	<b>346,192</b>	<b>370,868</b>	<b>361,989</b>	<b>481,942</b>
	<b>FACILITIES</b>				
	4001-CLEANING SUPPLIES	1,074	621	566	1,000
	4002-JANITORIAL	4,519	4,428	4,155	5,500
	4002-100 RENTAL JANITORIAL	1,325	350	275	
	4003-MAINTENANCE SUPPLIES	1,873	1,777	940	4,000
	4004-IMPROVEMENTS-CAPITAL				89,500
	4005-REPAIRS MATERIALS	45,123	938	8,529	2,500
	4006-SERVICE CONTRACTS	3,293	3,448	3,402	5,000
	4007-NEW EQUIPMENT	643	0	271	6,000
	4008-EQUIPMENT REPAIR	1,154	3,204	2,668	3,000
	4010-UTILITIES				
	4010-100-ELECTRICITY	7,007	6,032	5,674	9,000
	4010-200-WATER	1,217	813	890	1,500
	4010-300-PHONE	1,259	1,520	1,411	1,600
	4010-400-GAS	1,440	1,207	1,182	1,800
	4012-FACILITIES MISC	407			
	4014-CLUBHOUSE SECURITY	3,929	5,160	2,924	6,000
	4040-DUCK POND BLDG				
	4050-UTILITIES				
	4050-100-ELECTRICITY	2,201	1,692	2,256	3,000
	4050-200-WATER	2,924	3,158	3,007	3,500
	4050-400-GAS	948	800	790	1,500
	4060-REPAIRS/MAINT	114	894	1,946	2,000
	4061-MAINTENANCE SUPPLIES	611	841	484	1,000
	4062-SERVICE CONTRACTS	920	2,611	1,624	2,700
	4063-NEW EQUIPMENT	310		1,271	3,500
	4064-EQUIPMENT REPAIR	428	250	662	500
	4065-JANITORIAL	2,216	1,064	939	2,750
	4065-100-RENTAL JANITORIAL	750	1,550	-250	
	4066-CLEANING SUPPLIES	417	188	272	1,000
	4070-CAPITAL IMPROVEMENTS	4,850	544	7,721	3,200
	<b>TOTAL FACILITIES</b>	<b>90,954</b>	<b>43,088</b>	<b>53,609</b>	<b>161,050</b>

# RAINTREE LAKE POA 2022 BUDGET

	2019 YE	2020 YE	2021 YTD	Budget 2022
<b>GEN. &amp; ADMIN.</b>				
5001-ACCOUNTING/AUDIT	12,081	12,480	15,216	25,000
5002-LEGAL				
5002-100-LEGAL GENERAL	3,925	28,425	5,088	50,000
5002-200-LEGAL RESIDENT	2,943	5,862	6,580	6,000
5003-INSURANCE				
5003-100-WORKERS COMP	6,719	7,524	7,982	10,000
5003-200-PROPERTY INSURANCE	7,249	6,724	7,533	12,000
5003-300-UMBRELLA LIABILITY	4,482	5,231	12,720	8,000
5003-400-AUTO	2,816	2,103	2,096	3,200
5003-500-INLAND MARINE	1,202	1,345	1,495	2,100
5003-600-GENERAL LIABILITY	13,850	15,117	28,616	24,000
5003-700-D&O LIABILITY	4,035	4,035	4,035	7,000
5003-800-EMPLOYEE LIABILITY	3,196	3,196	3,196	4,800
5005-000 PROFESSIONAL SERVICES	0	0	0	0
5005-100 RESERVE STUDY	0	5,750		0
5020-OFFICE EQUIPMENT	364	3,156	974	7,000
5021-SERVICE CONTRACTS				
5021-100-WEBSITE/INTERNET SOFTV	11,964	14,473	14,844	33,000
5021-200-SERVICE CONTRACTS - Oth	5,983	3,779	3,584	6,200
5021-300-IT REPAIRS	1,594	6,312	929	3,500
5022-EQUIPMENT REPAIRS	33	0	0	1,000
5023-100 OFFICE SUPPLIES	3,521	3,553	3,630	5,000
5023-200-ASSOC SUPPLIES	3,790	3,714	3,013	5,000
5023-210-FLAGS	1,777	2,334	2,098	2,500
5023-220-WELCOME BASKETS	113	650	97	750
5023-230-MERCHANDISE	302	649	1,554	2,000
5024-POSTAGE	6,703	6,742	5,881	8,500
5025-PRINTING/COPYING	1,232	1,085	935	2,000
5026-LICENSE/MISC FEES	1,007	1,323	1,161	2,500
5027-TAXES				
5027-100-PERSONAL PROPERTY	3,900	3,838	3,710	5,500
5027-200-REAL ESTATE TAXES	511	-511	0	60
5028-STATE INCOME TAX	136	0	0	150
5029-FEDERAL INCOME TAX	469	0	-281	500
5031-INTEREST ON LOAN	0	0	0	
5032-BAD DEBTS UNCOLLECTABLE	0	0	0	3,000
5034-LIEN FILLING FEES	612	384	390	700
5035-GEN/ADIM APP DINNER	4,826	5,345	2,533	5,000
5036-BANK CHARGES	290	1,427	1,592	2,400
<b>TOTAL GEN. &amp; ADMIN.</b>	<b>111,624</b>	<b>156,046</b>	<b>141,200</b>	<b>248,360</b>
<b>LAKE/BOAT</b>				
6001-DOCK REPAIRS	27,801	14,038	1,787	175,000
6001-100-NEW DOCK	74,456	50,000	164,995	
6002-DOCK ELECTRICAL REPAIRS	1,667	3,215	1,814	6,000
6003-ELECTRICITY	2,981	4,683	4,425	5,000
6004-LAKE MISC				
6005-DOCK SUPPLIES	276	222	538	500
<b>TOTAL LAKE/BOAT</b>	<b>107,180</b>	<b>72,158</b>	<b>173,560</b>	<b>186,500</b>
<b>LAKE/SILTATION/CONSERVATION</b>	<b>2019 YE</b>	<b>2020 YE</b>	<b>2021 YTD</b>	<b>Budget 2022</b>
6010-LAKE EQUIPMENT	730	905	11,272	2,000
6011-LAKE PATROL GAS/OIL	1,033	946	1,625	2,000
6012-LAKE PATROL PHONE	801	570	454	900
6013-BOAT MAINTENANCE	2,170	2,234	2,565	3,840
6014-BOAT STICKER PRINTING	1,240	1,309	1,247	2,000
6016-SUPPLIES	820	321	388	2,500
6017-BUOYS	2,311	1,323	516	3,000
6020-HAZMAT SUPPLIES	0	0	370	500
6030-RENTAL PONTOON CHECK IN/OUT	0	0	0	
6031-RENTAL PONTOON GAS/OIL	1,218	835	1,131	3,000
6032-RENTAL PONTOON MAINTENANCE	676	1,433	5,876	38,500
6033-RENTAL PONTOON STORAGE	665	749	548	1,700
6044-COURTESY DOCK REPAIRS	2,278	4,228	0	4,500
6045-SWIM DOCK REPAIRS	5,159	2,148	193	3,500
6046-NEW SWIM DOCK/FISHING				
6047-FISHING DOCK				
6050-WATER QUALITY TESTING	5,041	4,822	2,153	5,000



6055-LAKE TREATMENT	7,614	6,341	5,268	10,000
6060-CONSERVATION	7,757	7,026	5,022	8,000
6070-RAMP AND PARKING MAINT	3,700	8,884	56	25,000
6074-DAM	200	94,726	0	
6075-SEAWALL	178	0	0	
6076-SPILLWAY				
6080-POND CAPITAL IMPROVEMENT	1,808	0	2,000	4,500
6081-POND MANAGEMENT	9,408	9,647	11,033	10,000
6090-SILT CONTRACT MAINT	228,887	0	0	
6091-RIP RAP	0	0	9,940	10,000
6092-SILTATION SUPPLIES	118	5,016	0	5,000
6093-SILTATION EQUIPMENT	94	121	6,862	
6094-SILTATION EQUIPMENT REPAIR	0			
6095-SILTATION EQUIPMENT RENTAL				
6096-SILTATION PROF SERVICES				15,850
6098-TURBIDITY TESTING				
<b>TOTAL LAKE/BOAT</b>	<b>283,905</b>	<b>153,585</b>	<b>68,520</b>	<b>161,290</b>
<b>MAINTENANCE BUILDING</b>				
7001-MAINT SUPPLIES	6,452	5,194	7,083	8,000
7002-EQUIPMENT				
7002-100-EQUIPMENT PURCHASE	2,676	31,287	46,553	36,100
7002-200-EQUIPMENT REPAIRS	24,101	25,944	20,845	24,000
7002-300-EQUIPMENT RENTAL/lease	10,237	12,581	11,522	13,000
7003-GAS/OIL	9,973	6,750	9,812	11,000
7005-UTILITIES				
7005-100-WATER	763	755	627	1,000
7005-200-ELECTRICITY	3,306	2,490	2,262	4,000
7005-400-PHONE	1,039	453	454	800
7010-CAPITAL IMPROVEMENTS	0		18,079	
7011-SERVICE CONTRACTS	526	526	536	600
<b>TOTAL MAINTENANCE BUILDING</b>	<b>59,072</b>	<b>85,980</b>	<b>117,772</b>	<b>98,500</b>
	<b>2019 YE</b>	<b>2020 YE</b>	<b>2021 YTD</b>	<b>Budget 2022</b>
<b>POOL</b>				
8001-POOL MANAGEMENT CONTRACT	90,530	84,804	91,324	95,500
8002-UTILITIES				
8002-100-WATER	2,432	1,931	2,328	3,000
8002-200-ELECTRICITY	5,228	5,244	5,294	6,500
8002-300-GAS	4,118	2,841	1,423	4,500
8002-400-PHONE	315	401	347	425
8004-000 CHEMICALS	1,269	453	532	900
8005-DECK SUPPLIES/EQUIPMENT	18,865	1,793	6,234	29,850
8006-REPAIRS				
8006-100-REPAIRS -POOL	4,957	0	88	2,000
8006-200-REPAIRS -OTHER	45	1,252	9,188	2,000
8006-300-REPAIRS -EQUIPMENT	16,592	5,417	344	5,500
8007-POOL MISC/SWIM TEAM	700	700	700	700
8008-SERVICE CONTRACTS	3,862	3,472	912	2,000
<b>TOTAL POOL</b>	<b>148,912</b>	<b>108,307</b>	<b>118,714</b>	<b>152,875</b>
<b>SHORELINES</b>				
9001-POSTAGE	11,310	11,834	11,245	14,500
9002-PRINTING/TYPESSETTING	24,549	23,845	22,988	25,000
<b>TOTAL SHORELINES</b>	<b>35,859</b>	<b>35,679</b>	<b>34,233</b>	<b>39,500</b>
<b>Total Revenue</b>	<b>1,268,225</b>	<b>1,354,677</b>	<b>1,291,766</b>	<b>1,418,872</b>
<b>Operational Expenses</b>	<b>1,296,638</b>	<b>1,118,016</b>	<b>1,352,087</b>	<b>1,749,717</b>
<b>Operatong Surplus (Deficit)</b>	<b>-28,413</b>	<b>236,661</b>	<b>-60,320</b>	<b>-330,845</b>
<b>Beginning Cash Balance</b>	<b>369,749</b>	<b>335,583</b>	<b>475,000</b>	<b>500000</b>
<b>Cash Available for Reserves</b>	<b>341,336</b>	<b>572,244</b>	<b>414,680</b>	<b>169,155</b>
Principal Payments on Loan				
Future New Project -Walking Trail	3,000	3,000		25,000
Future New Project-Facilities	15,000	15,000	15,000	15,000
Future New Project-Raintree View	16,550	16,550	17,350	17,350
Reserves	46,025		57,735	96,429
Future New Project-Ward Road	10,000	10,000	10,000	10,000
	90,575	44,550	100,085	163,779
<b>Available Discretionary Funds</b>	<b>250,761</b>	<b>527,694</b>	<b>314,595</b>	<b>5,376</b>
	<b>250,761</b>	<b>527,694</b>	<b>314,595</b>	<b>5,376</b>
<b>Silt Basin Loan</b>	<b>45,000</b>	<b>45,000</b>	<b>45,000</b>	<b>45,000</b>

# BOARD CANDIDATE INFORMATION

NAME: \_\_\_\_\_

ADDRESS: \_\_\_\_\_

I AM  I AM NOT A MEMBER OF RLPOA. LOT NUMBER \_\_\_\_\_ (IF APPLICABLE)

PHONE: \_\_\_\_\_ YEARS AT RAIN TREE: \_\_\_\_\_

PLACE OF EMPLOYMENT: \_\_\_\_\_

CURRENT OR PREVIOUS SERVICE ON RAIN TREE BOARD (if any): \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

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I WANT TO SERVE AS A DIRECTOR FOR  CLASS A  CLASS B

GIVE A BRIEF BIOGRAPHY AND STATE WHY YOU WOULD LIKE TO SERVE ON THE BOARD OF DIRECTORS (suitable for possible publication in the *SHORELINE* – you may attach up to one additional page, if necessary, and furnish a photo for publication):

[It is suggested that, in addition to your personal and professional background, you address the following factors: (1) previous volunteer or government service or other experience, if any, which would contribute to your effectiveness as a Board member, (2) service on Raintree committees, if any, (3) your views on Raintree Covenants, Rules and Regulations and their enforcement, (4) issues at Raintree you are particularly concerned about and solutions you would support if elected to the Board.]

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I HEREBY REQUEST THAT THE NOMINATING COMMITTEE PLACE MY NAME ON THE BALLOT FOR THE 2022 ELECTION:

SIGNATURE: \_\_\_\_\_



# 2022 Board Election—Attention Board Candidates

**Annual Meeting.** At 7:00 pm on Thursday, March 31, 2022, the annual meeting of the membership of Raintree Lake Property Owners Association (RLPOA) will be held in accordance with RLPOA By-Laws. The most important item of business for the annual meeting is the election of the Board of Directors. This year, the annual meeting will be held in person for those who wish to attend.

**To Become a Candidate.** If you are interested in running for the Raintree Lake Board of Directors, you will need to notify the office by Tuesday February 15, 2022, in order to be named on the mailed Proxy Ballot. Please remember that there is no provision for write-ins on the Proxy Ballot. We will also publish your biography and statement, along with your photo, if you furnish one (deadline for the February Shoreline is January 15, followed by February 15, for the March Shoreline). Although nominations are required to be accepted (and will be added to the electronic ballot) until nominations are closed at the annual meeting on March 31, candidates who miss these publication dates will be at a significant disadvantage for having lost the opportunity to have their information published in the February and/or March Shoreline, particularly because most members will have already voted electronically or by mail before the annual meeting. Please complete the form on page 8 of this edition of the Shoreline and turn it in to the Raintree office by Tuesday, February 15, 2022.

**Candidate Forum.** We will be doing videos of the candidates as we did last year. These videos will be posted on our website [www.rlpoa.com](http://www.rlpoa.com) for your review.

**Service to the Community.** Over the years, our Association has benefitted from the service of our Board of Directors. All are dedicated men and women who have been willing to give their time to maintain and improve our lake community. The RLPOA is a not-for-profit corporation which functions as a “private government” under the recorded covenants, responsible, among other things, for management of millions of dollars, worth of lake and other common real estate and enforcement of rules to help maintain property values for all for us. Without a continuing supply of such dedicated volunteers to provide continuous governance and oversight, our community would cease to be the attractive and comfortable neighborhood that we enjoy, and property values would suffer accordingly. It is the responsibility of the Nominating Committee to identify and encourage good candidates to run for the RLPOA Board, and in that spirit we especially encourage new residents as well as established residents who have never served on the Board to consider declaring their candidacy for the March election. Further, it is neither fair nor prudent to rely too heavily on the willingness of incumbents to seek re-election.

**Differences between Class A and Class B Directors.** In past years there has been some confusion regarding election of Class A directors and Class B directors. Our By-Laws, as amended, provide for a board of nine directors: seven elected by Class A members and two elected by Class B members. Simply stated, this determines how many directors can be elected by the membership of each class and does not require that board members be members of the class they represent (or that board members even be RLPOA members at all). Since we elect three directors each year to serve three-year terms, two of those years the members of Class A elect two directors, and the Class B members, one. The third year the Class A members elect all three (after that, the cycle repeats). This year two Class A and one Class B director will be elected.

**Board Candidate Forms, Nominating Committee Contact.** Forms are available in the RLPOA office (at the Clubhouse) or on page 8 of this issue of the Shoreline, to declare candidacy for the Board, or you can contact any member of the Nominating Committee to express your interest or ask questions. Give something back to your community. Both you and the community will benefit.

Nominating Committee:

David Elliott, Co-Chair (816) 524-6868

Joan Bruns, Co-Chair (913) 940-6003

San LaPoint (816) 537-6973

Mary Lynn Tolle (816) 537-6507

Joe Walter (816) 537-8486

Joe Willerth (816) 537-8820



# 2021 Lake HOA Comparison In and Around Lee's Summit

HOA	Single Family	Single-family Dues	W/Trash	Multi-family	Multi-family Dues	Play-ground	Trails	Pond /Lake	Docks	Pool	Basket-ball	Golf	Tennis/Volley-ball	Exercise	Club-house	Other Areas Maintained by HOA
<b>Lake Lotawana</b>	1180 houses	\$957 plus \$200 special assessment for 2022 = \$1157	No; plus \$216 a year	No	N/A	Yes	No	Yes	Private - \$50 per dock	No	No	No	Yes	No	Yes (basic and not widely used)	Lake, roads, dredging, parkway tree removal, dam, trailer lot
<b>Lake Tapawingo</b>	350	\$1000 plus annual lot fee of \$25	No; City bills trash service	No	N/A	Yes	No	Yes	\$15 per dock	No	Yes	No	Yes	No	Yes	Pickle ball & tennis courts; dredging, roads, dam lake access, mowing and tree maintenance/removal on country club property; trailer lot
<b>Lake Winnebago</b>	600 +; adding to development	\$1,180	No; City bills trash service	No	N/A	Yes	Yes	Yes	Private - \$20 per dock w no power; \$40 per dock w power	No	Yes	No	Yes	No	Yes	Trailer storage and saddle barn
<b>Lakewood</b>	2,500	\$1,761	No	Varies	1,392.84 plus extra fees	Yes, 4	Yes	Yes	Boat slip rental covered = \$1300/yr; uncovered \$980/yr	Yes, 3	Yes	Yes-for extra fee	Yes	No	Yes	Community dock (61 swim docks), about 408 boat slips, tree care and mowing for common area, trailer lot (they charge \$480/year)
<b>Raintree Lake</b>	1850	\$580	No	210	\$367	Yes	Yes	Yes	Boat slip lease = \$375	Yes	No	No	No	No	Yes	Lake; 300 acres common ground, 10 ponds, 2 community centers, pontoon rental, monuments
<b>Woodland Shores</b>	200	\$865	Yes	No	N/A	No	No	Yes	Yes	Yes	No	No	No	No	No	
<b>Lake Viking</b>	575	\$827	No; \$180 a year	No	N/A	Yes	No	Yes	Private - Included in dues	Yes	No	No	No	No	Yes	2 Beaches, community lake access lots (15-20)

X:\Administrative\HOA Comparisons\2021 HOA Comparisons of Dues



## 2022 FEES

Assessments:	Fee
Class A Single Family Annual	\$580.08
Class A Single Family Quarterly	\$145.02
Class B Multi-Family Annual	\$386.52
Class B Multi-Family Quarterly	\$96.63
Commercial Annual	\$516.24
Commercial Quarterly	\$129.06
Boat Slips:	Fee
Boat Slip Lease (Annual)	\$400.00
Boat Stickers:	Fee
Motorboat	\$75.00
Non-motorized	\$20.00
Clubhouse:	Fee
Full Day Use Friday-Saturday-Sunday (9am - 12am)	\$500.00
Half-Day Use Monday - Thursday (excluding holidays) (Noon-10 pm)	\$200.00
Deposit	\$300.00
Mandatory Cleaning Fee	\$150.00
Duck Pond Activity Center:	Fee
Full Day Use Friday-Saturday-Sunday (9am - 10pm)	\$200.00
Half-Day Use Monday - Thursday (excluding holidays) (4-10pm)	\$75.00
Deposit	\$250.00
Mandatory Cleaning Fee	\$75.00
Pontoon (includes one tank of fuel!!!):	Fee
Weekday, Full Day Use (8 am - 9 pm)	\$160.00
Weekday Early Bird Special (Mon-Thu, 8 am-2 pm, non-Holiday)	\$60.00
Weekday Afternoon (3:00 pm - 9:00 pm)	\$125.00
Weekends Full Day Use (8 am - 9 pm)	\$185.00
Weekend Morning (8 am - 2 pm)	\$125.00
Weekend Afternoon (3 pm - 9 pm)	\$125.00
Holiday Full Day Use (8 am - 9 pm)	\$200.00
Holiday Morning (8 am - 2 pm)	\$125.00
Holiday Afternoon (3 pm - 9 pm)	\$125.00
Deposit	\$250.00
Pool:	Fee
Residents	<b>FREE</b>
Guests - First 10 guests per lot	<b>FREE</b>
Guests - Visits after the 10th	\$2.00
Babysitter/Caregiver Pass	\$50.00
Resident ID:	Fee
First card per resident	<b>FREE</b>
Replacement card per resident	\$5.00
Activities:	Fee
Easter Egg Hunt, Summerfest, Visit with Santa, etc.	<b>FREE</b>



# JANUARY

Sun	Mon	Tue	Wed	Thu	Fri	Sat
						<b>1</b> OFFICE CLOSED  
Sign up for the Raintree e-News at <a href="http://www.rlpoa.com">www.rlpoa.com</a> to get the latest information!						
<b>2</b>	<b>3</b> <b>ARB MEETING</b>	<b>4</b> Ladies Bridge 9:00 am & Men's Club 1:30pm both at DPAC  Appeals 7pm	<b>5</b> Cards 1 pm DPAC	<b>6</b> <b>ARB DEADLINE</b>  Mahjong 1pm DPAC Daisy Troop 2998 5:30-7 pm DPAC	<b>7</b>	<b>8</b>
<b>9</b>	<b>10</b> <b>ARB MEETING</b>  Girl Scout Troop 3688 4:30-6pm DPAC Brownies Troop 2170 6:30-8 pm DPAC	<b>11</b> Ladies Bridge 9:00 am & Men's Club 1:30pm both at DPAC  <b>RLPOA Board Mtg.</b>	<b>12</b> Ladies Bunco 10 am at DPAC  Canasta 1-4 pm at DPAC	<b>13</b> <b>ARB DEADLINE</b> Book Club 10am DPAC Mahjong 1pm DPAC Activities Comm. 7 pm DPAC	<b>14</b>	<b>15</b> Shoreline Deadline
<b>16</b>	<b>17 ML King Day</b>  <b>ARB MEETING</b>  Siltation Comm. 7:30 pm DPAC	<b>18</b> Ladies Bridge 9:00 am & Men's Club 1:30pm both at DPAC  Common Ground Mtg. 6:30 pm DPAC	<b>19</b> Fountain's Activities 1:00 pm at DPAC  Garden Club Mtg. 7pm at DPAC	<b>20</b> <b>ARB DEADLINE</b>  Mahjong 1pm DPAC  Daisy Troop 2998 5:30-7 pm DPAC	<b>21</b> Fountains Social Committee Game Night 5 pm DPAC	<b>22</b>
<b>23</b>	<b>24 ARB MEETING</b> Fountain's Bunco 1-3 pm at DPAC Girl Scout Troop 3688 4:30-6pm DPAC Brownies Troop 2170 6:30-8 pm DPAC	<b>25</b> Ladies Bridge 9:00 am & Men's Club 1:30pm both at DPAC  <b>RLPOA Work Session</b>	<b>26</b> Canasta 1-4 pm at DPAC  Wine Club 7pm at DPAC	<b>27</b> <b>ARB DEADLINE</b>  Mahjong 1pm DPAC  Villas Semi Annual Board Mtg. 7 pm DPAC	<b>28</b>	<b>29</b>
<b>30</b>	<b>31</b>					



## Does your Raintree I.D. card need to be updated?



Help us prepare for another busy spring and summer season by checking to see if your Membership ID card needs to be updated. Below are two reasons your ID card might need to be updated:

### **REASON #1: Your child's ID card is over 5 years old.**

They will need to have their card updated before April 1<sup>st</sup>, 2022 in order to continue to use the lake amenities.

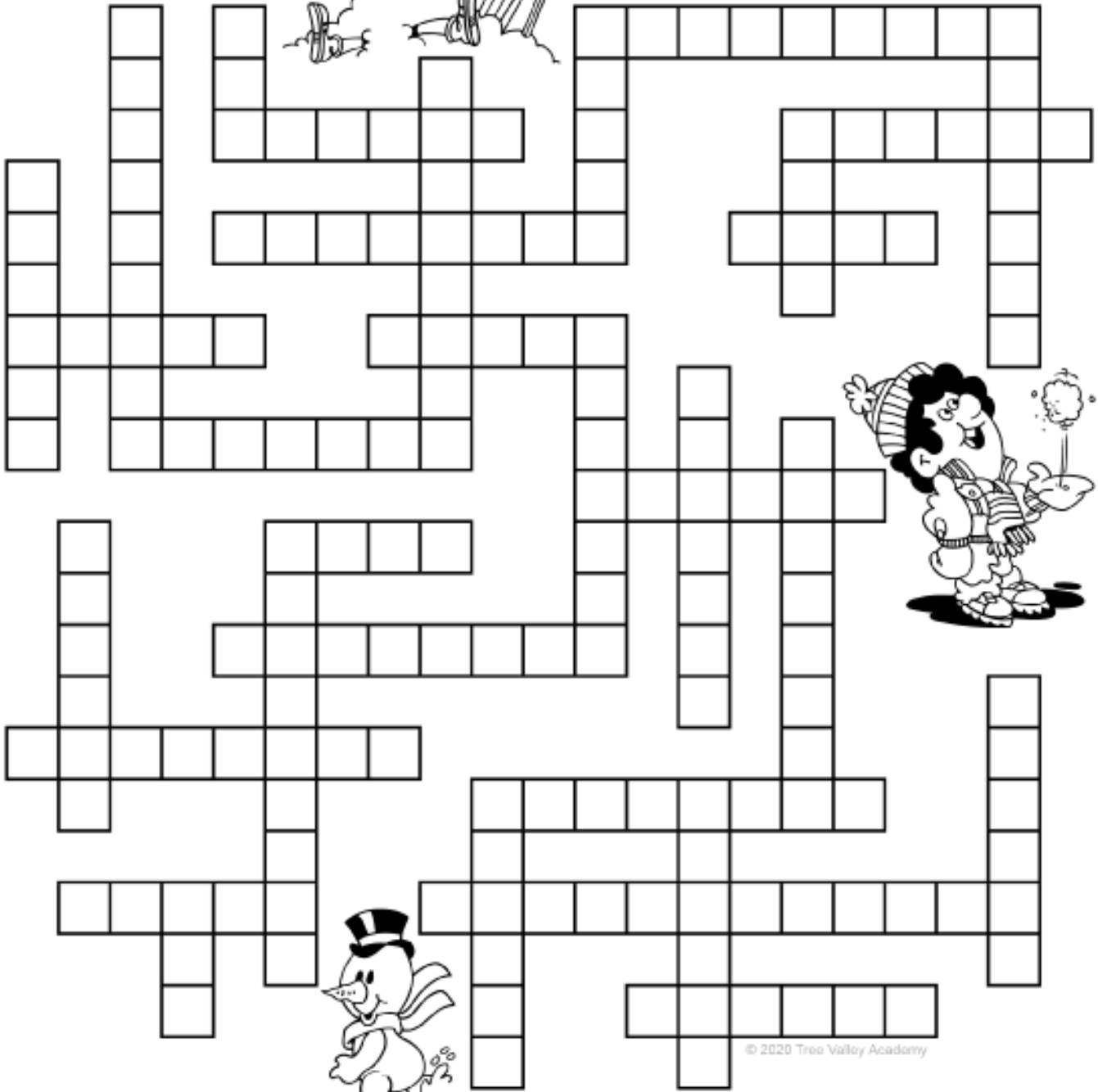
### **REASON #2: You have a child who is now over the age of 21**

They will need to update their ID card and provide proof of residency in order to continue to use the lake amenities. Acceptable forms of proof are a valid state driver's license, state issued ID card, or bill.

Simply bring in your outdated card, we will take a new picture and print you a new one, free of charge. If you have a new grandchild in the family or recently changed your phone number, just call or email the office for those updates. If you have any questions, please email [admin@RLPOA.com](mailto:admin@RLPOA.com) or call the office at 816-537-7576.



# WINTER



© 2020 Tree Valley Academy

**3 letters**

ice  
ski

**4 letters**

cold  
sled  
snow

**5 letters**

igloo  
mitts  
socks  
white

**6 letters**

frozen  
hockey  
icicle  
season  
shovel  
skates  
skiing  
sleigh  
winter

**7 letters**

dog sled  
January  
skating  
snowman

**8 letters**

sledding  
December  
holidays  
toboggan  
February  
snow fort

**9 letters**

snow angel  
snowballs  
snowboard

**12 letters**

hot chocolate

## 2022 Tentative Activities Schedule

<b>EASTER EGG HUNT APRIL 16</b>	<b>SPRING GARAGE SALE APRIL 28-30</b>	<b>CINCY DE MAYO MAY 5</b>	<b>KITE FESTIVAL MAY 14</b>
<b>MEMORIAL DAY FISHING DERBY MAY 30</b>	<b>PONTOON RIDE &amp; STREET DANCE JUNE 4</b>	<b>SUMMERFEST JUNE 25</b>	<b>PARADE, BOAT PARADE &amp; FIREWORKS JULY 4</b>
<b>ADULT LUAU AUGUST 6</b>	<b>FAMILY SWIM NIGHT AUGUST 20</b>	<b>FALL GARAGE SALE SEPTEMBER 8-10</b>	<b>CAR SHOW &amp; COMMITTEE FAIR SEPTEMBER 17</b>
<b>TRUNK OR TREAT OCTOBER 22</b>	<b>SANTA DECEMBER 3</b>		



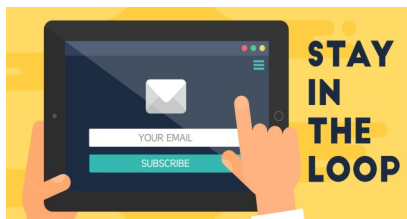
### Home Improvements May Need Approval!!!!

Please remember that exterior changes may need approval from the Architectural Review Board (ARB). To accommodate residents' needs, the ARB meets on Monday's of each month. Applications to be considered need to be turned into the office the Thursday prior to the meeting. Please plan ahead when planning a project and get your approval early because you then are allowed 6 months to begin the project. ARB applications can be found on our website at [www.rlpoa.com](http://www.rlpoa.com) under "For Residents" > Forms > Architectural Review Forms. Please select the application required for your project. Some applications do require "plot plans," so contact the office if you do not have one available and we can check to see if we have one on file.

**ALL APPLICATIONS HAVE TO BE TURNED INTO THE RAINTREE OFFICE—PLEASE DO NOT EMAIL THEM TO THE ARB DIRECTLY.**

Here are some of the items that have to be approved: Roof Replacement, Exterior Paint (repainting existing color or new color choice), Fences, Pools, Decks/Patios, Retaining Walls, Play Equipment, and Driveways. This is to name a few.

**Failure to receive prior approval will result in a \$200 fine.** If you have any questions, contact the office at 816-537-7576.



Sign up for e-News and stay current on Raintree events with weekly bulletins and instant news alerts on important items of interest such as water quality reports, police alerts, and changes in Raintree activities.

Sign up at: [www.rlpoa.com](http://www.rlpoa.com)

**1,857 members are already signed up!**

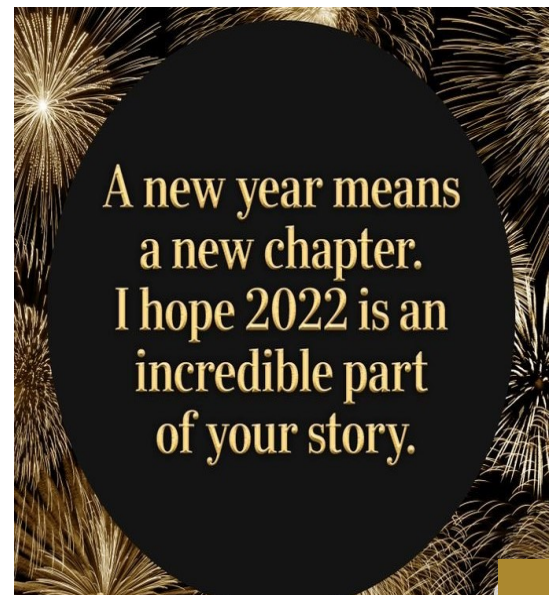
#### DID YOU KNOW????

Current rules and regulations can always be found on the website:

[www.rlpoa.com](http://www.rlpoa.com)

Then click:

**Area Information > Rules and Guidelines > 2021 Searchable Directory**





# Lee's Summit crews plow and treat more than 1,000 lane miles of streets and cul-de-sacs

## Snow Control Response Levels

Lee's Summit has established snow control goals which include a completion time for each level of response. The goal time starts when accumulating winter precipitation ends and is dependent upon the severity of winter weather conditions.

**Level 1:** pre-treatment

**Level 2:** one inch or less; 24 hours

**Level 3:** one to six inches; 32.5 hours and six to ten inches; 40 hours

**Level 4:** more than ten inches; 48 hours

**Level 5:** sustained winds of 30 MPH; 48 hours



## Street Classifications

Three street classifications are used for snow control. Primary and secondary roads are the main priority when the snowfall begins. Residential streets are plowed last.

**Primary:** major four-lane or high volume two-lane streets

**Secondary:** minor thoroughfares

**Residential:** local streets, includes dead end streets and cul-de-sacs

## Residential Streets

When snow is falling or when heavy snowfall is predicted, the Public Works Department plows one pass on residential streets and around cul-de-sacs which allows for a drive lane down the center of the street. Once snowfall stops or one pass is complete, crews will return and plow streets open as much as attainable.

## Private Streets, Driveways and Sidewalks

Plowing snow on private property is the property owner's responsibility. Shoveling snow to the side of the driveway will lessen the amount of snow left at the driveway entrance and/or sidewalks during plowing.

## Tips to Remember

\*Remove vehicles, basketball goals, and trash cans from streets to prevent delays and to improve the snow control process.

\*Clear snow from around fire hydrants so they can be easily located during emergencies.

\*Do not make snow tunnels on or near the street and driveways. Snow plows and other drivers may not see these and could accidentally injure someone playing inside of them.

**Lee's Summit Snow Desk: 816-969-1870**

## Are you a "Snow Bird"?



Many of our Raintree Lake residents fly south for the winter, or other locations, looking for a warmer climate. It is important to let the office staff know if you are one of our "birds". This helps us reach you if questions come up regarding billing, boat slip leases or other issues. Additionally, we are the first contact of

the Police and Fire Departments in the event there is a problem with your home. Please take the time to let our office staff know before you "fly south" and when you return. A simple phone call will do the trick!

**Raintree Office: 537-7576**

## Muskrats



It's that time of year again to be on the lookout for muskrats. Please report any sightings of muskrats to the office. We appreciate your help in assisting us with the control of these rodents.

## Do's & Don'ts of Winter

**Any activity on the ice is strictly prohibited.**

**Please keep off the ice!**



One of Raintree's family fun events is sledding down the dam. Please remember that cars cannot be parked between the signs on the dam. This is a federal violation and you can be ticketed by police! All sledding activities are at your own risk. **Please be safe!**

## Stay Warm & Be Safe!



**Got Potholes??  
Help out your  
Raintree  
Neighborhood by  
reporting.**



### LS Connect Helps you:

**Get Connected. Report Concerns. Stay Engaged.**

LS Connect keeps you connected to important City of Lee's Summit news and information, and also allows you to easily report some common non-emergency concerns such as potholes, codes violations, streetlight outages, and more. LS Connect is available as a free mobile app, and the reporting feature is also available online at LS Connect.

**Raintree Residents:** This is a great tool to let the city know about the potholes that are on your street! Please help the neighborhood by contacting the city!

## WHO YOU GONNA CALL?

**Frustrated! Don't know who to call? Here are some helpful phone numbers, for some of our every day problems.**

### Police Non-Emergency: 969-7390

- Graffiti
- Loud music/noise
- Public drinking
- Suspicious solicitor
- Abandoned car
- Illegal dumping
- Illegal fireworks
- Underage drinkers
- Car or home alarm
- Belligerent person



### Lee's Summit Neighborhood Services 969-1200

- Overflowing trash bins
- Tall grass
- Abandoned appliance
- Foul odor
- Trash in yard
- Abandoned & deteriorating houses

### Lee's Summit Public Works Dept. 969-1800

- Repair of City streets and sidewalks
- Broken traffic signal
- Flooded street
- Broken street sign
- Clogged storm drains
- Hazardous sidewalk
- Potholes

### Lee's Summit Snow Desk: 969-1870

### Lee's Summit Animal Control 969-1640

- Wild animals
- Dead animals
- Barking dog
- Rats

### Lee's Summit Water Dept. 969-1900

- Polluting/pouring oil in drain
- Leaking fire hydrant
- Water main break





# Keep Dues Up-to-Date!



First quarter billing for 2022 will be mailed out in January and will be due by March 31st.

For your convenience, there are **FOUR WAYS TO PAY** your Raintree dues:

◆ **Direct ACH Debit**— Stop by with a voided check and we'll help you get set up!

◆ **Drop it off!** Pay in the office with check or cash (same address as above.) Also, there is a drop box available by the office door, in case you want to drop something off when office is closed.

◆ **Mail it in!** (825 SW Raintree Drive)

◆ **Online at RLPOA.com**—pay from the comfort of your home (fees apply). **Show your receipt in the office if you need immediate proof of your transaction.**



## 2021-22 WINTER OUTLOOK

*Frosty Flip-Flop Winter*



FarmersAlmanac.com



## Happy New Year Greetings from the Garden Club

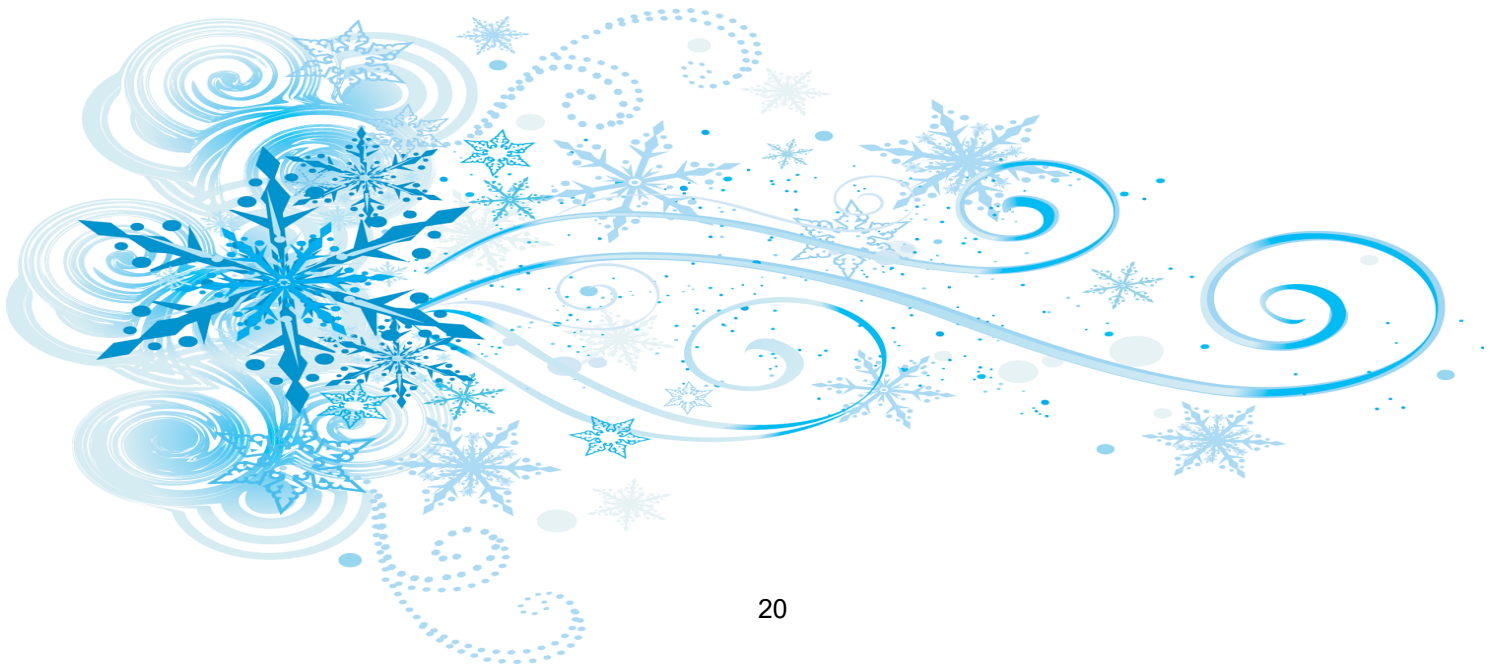
As we welcome the New Year of 2022 we sincerely hope the world will be in a better place with the COVID pandemic and the disruptions to our lives the past two years will be in our rear view mirror. The Garden Club will have their first meeting of the new year on January 19th at the Duck Pond Building at 7:00pm. The Garden Club is a women's social club with emphasis on gardening and beautifying our community. The club meets the third Wednesday of every month excluding the months of July, November and December. Yearly dues are \$20. The club was founded in 2003 so this year we will be celebrating our 20th year in the community. The club is a great way for Raintree ladies to meet neighbors and establish new friendships. Throughout the year fun activities are planned for the members.

The club ended last year with two great fun activities, the Christmas Lights gathering at the Duck Pond and the December Christmas party with a pot luck dinner. Every year the club pays for Christmas lights at the Duck Pond Garden and every year the members celebrate the start of the holiday season when the lights are switched on. Hot cocoa was served and treat bags full of holiday goodies were given out by the Duck Pond Garden Chairs, Roberta Prudden and Toni Travalent. The December Christmas party was hosted by Mary Dawson and Rita Madison. All members had a fun time participating in the games of the "Naughty/Nice Steal the Christmas Gift" game and "Right/Left game with a Holiday Twist."

**Gardening Quote:** "Anyone who thinks gardening begins in the Spring and ends in the Fall is missing the best part of the whole year; for gardening begins in January with a dream." Josephine Nuese

Duck Pond Christmas Lights picture taken by Mike Legel and Christmas Party pictures taken by Lois Falco. Article written by Rita Madison.







# ***New Residents***

## ***Welcome to the Neighborhood!***

**Eric Prince & Sally Hootman**  
**236 SW Seagull**

**Excel & Michelle Lovelace**  
**5123 SW Surf Scooter**

**Alfredo & Emily Luna**  
**4104 SW Duck Pond Drive**

**Randall & Elsie Dean**  
**4116 SW James Younger**

**Carolyn Shelton**  
**4082 SW Camelot Drive**

**Shawn & Lonna Courtney**  
**4002 SW Homestead Drive**

**Scott & Lynda Shreve**  
**4729 SW Soldier Drive**

**David & Maria Bundrick**  
**4767 SW Leafwing Drive**

**Donald & Sheila Heavin**  
**4796 SW Leafwing Drive**

**Steven Dahms & Jordan Wang**  
**401 SW Albatross Ct.**



## **Fall / Winter Office Hours**

**Monday - Friday**  
**9 am - 4 pm**

**Saturday**  
**9 am - Noon**

**825 SW Raintree Dr.**  
**LSMO 64082**

**office@rlpoa.com**  
**General Manager: Rachelle Vandiver**  
**manager@rlpoa.com**



## **Welcome Baskets: An Opportunity for Advertisers**

Are you a resident who would like to advertise the products or services offered by your company? Consider adding an item to our Welcome Basket that would contain your logo or information regarding your business or product. There is no cost to you to add something to the basket.

New residents to Raintree typically receive a Welcome Basket when they come visit the office for the first time. The Welcome Baskets contain things like koozies, cups, key chains, toothbrushes, pens, coupons, lotion, hats or visors, magnets, ads for local businesses and at one point we even had bar-b-que sauce! You never know what might be included!

Would you like to add something to our Welcome Baskets to advertise your business? Bring your item(s) by the office during office hours.

**ME: DIET STARTS JANUARY 1ST**







## Winners of the Raintree Holiday Lighting and Decorating Contest

Winning **FIRST** place: Rison (4564 SW Raintree Shore Dr.)



Winning **SECOND** place: Lightfoot (4051 SW Leeward Dr.)



Winning **THIRD** place: Miltenberger (4707 SW Gull Point Trail)





# DianeFORte MAYOR



## PROVEN LEADERSHIP FOR LEE'S SUMMIT.

Diane Forte, Raintree resident, small business owner and two-term Council Member, known for her outgoing personality and approachable demeanor, has announced she is running for Mayor of Lee's Summit. "I want to thank the residents of District 1 for allowing me to serve as their Council Member since 2014. I have enjoyed getting to know so many wonderful people and am proud to have been a part of the leadership for the past eight years. I'm running for Mayor as I am confident I can continue to make positive and necessary progress in the growth and development of our community."

Aside from her two terms as council member, Diane has served as the Community Service Director for the Rotary Club of Lee's Summit, Chair of the Promotions Committee, and on the Board of Directors for Downtown Lee's Summit Main Street, Chairman of the Board for the Lee's Summit Chamber of Commerce, and is a member of the Advisory Board for Saint Luke's Hospital.

Diane was first elected to City Council in 2014. In 2015, she was elected by her peers to serve as the Mayor Pro Tempore of the City Council. As a council member, Diane has also served in leadership roles as Chair of the Finance and Budget Committee, Chair of the Community and Economic Development Committee, Chair of the Homeless Coalition, along with multiple liaison assignments. "My work on the Finance and Budget Committee and the CEDC, has given me the experience and first-hand knowledge of where we have been, where we are going, and what is needed to get to the next level."

Diane's passion for Lee's Summit is unrivaled. In her time on the City Council, she has focused on responsible community growth, whether it be residential or commercial, and the need for additional and continual public input. Diane has never taken for granted the value of the numerous volunteers in Lee's Summit and her leadership has been consistent with her values. "I love Lee's Summit. I am humbled that you have chosen me in the past and hope that you will allow me to serve you in the future as the Mayor of Lee's Summit."

To contact Diane please visit her Facebook page @diane4mayor or email: [diane4mayor@gmail.com](mailto:diane4mayor@gmail.com).



[diane4mayor@gmail.com](mailto:diane4mayor@gmail.com)



[diane4mayor.com](http://diane4mayor.com)

@diane4mayor

Paid for by DianeForte4Mayor, Michele Spilker, Treasurer

SCAN HERE  
TO DONATE:







**RENEE AMEY**  
TEAM

**816.213.3421**

[www.LeesSummitLakeHomes.com](http://www.LeesSummitLakeHomes.com)



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**4828 Leafwing Dr- SOLD in 1 Day! \$400,000**



**412 SW Seaside Sparrow Dr - SOLD in 57 Days! \$539,000**



**3811 SW Ward Road - SOLD in 28 Days! \$525,000**



**912 SW Drake Drive. -SOLD in 6 Days! \$500,000**

Happy New Year from the Renee Amey Team! We continue to love to find homes for our buyers at Raintree Lake. Interest rates and lake home inventory are still very low so opportunity knocks for sellers. There could not be a better time to put your home on the market if you are considering moving. Eager Lake Enthusiast Buyers want to enjoy the lifestyle at Raintree Lake! We want to speak with you regarding your next move and/or assistance in selling your home. We look forward to putting more SOLD signs at our #1 selling Lake Community-Raintree Lake!

Visit: [LeesSummitLakeHomes.com](http://LeesSummitLakeHomes.com), the best source for buyers looking for newly listed Lake Homes.

Renee Amey 816.213.3421 Brenda Durham -Raintree Resident 795.2595/office, Lindsy Davis, Chad Davis

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# CLASSIFIEDS

**Wanted:** Looking to trade in or sell your old car? Why not donate it to the National Kidney Foundation and gain a tax deduction. The NKF will accept your vehicle, pick it up and turn it into funds for programs and services. For more information, call (913) 262-1551 or (800) 488-2277.

**Wanted:** Looking for a boat slip to sublease next season and seasons thereafter if possible. Losing our current one due to owners moving. Would prefer north side but open to any possibilities. Please contact Frank 816-204-0177 or Brenda 816-617-4466. Thank you!!!

**Wanted:** Boat slip to sublease please! We are in our 70's and lost our sublease. Sadly, we are physically not able to put our pontoon boat in and out of the water by ourselves. We really enjoy getting out on the lake during week to go fishing. This lake has been a lifesaver for us during the pandemic as none of our children or grandchildren live nearby. Please call Pat at 816-898-7250.

**Wanted:** SUBLEASE YOUR BOAT SLIP for 1-5 years. Prepay you all \$\$\$ today. You pay HOA when due! Call for details! EJ (913-220-7317) Angela (816-456-8477).

**Wanted:** Boat slip to sublease for the 2022 season or longer. Please call Mark or Terri Asher 816-686-7077 or 816-716-4788.

## Have a Classified Ad?

Did you know classified ads for personal items are free to Raintree residents? 25 word limit. Got an item for sale? Let us know! You could see your ad here next month!



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 Half Page - \$189.00  
 Full Page - \$378.00  
 Business Classified - \$36.75

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Raintree residents**

**Deadline:**







**2021-2022  
RAINTREE  
BOARD OF DIRECTORS:**

**Officers:**

**President: Daniel Merrick  
Vice President: Charlie Burke  
Secretary: David York  
Treasurer: Marsha Powell**

**Board Members:**

**Mike Conway, Tony Jose, Cindy Lyon,  
Kevin Smith and Shawn Sundeen**

**Board meetings are on the second  
Tuesday and Work Sessions are on the  
fourth Tuesday of each**

**Raintree Staff:**

**General Manager:  
Rachelle Vandiver (537-7576)  
manager@rlpoa.com**

**Assistant General Manager:  
Josh Cresswell (537-7576)  
jcresswell@rlpoa.com**

**Horticulturist/Grounds Manager:  
Tara Rew (537-7576)**

**Water Patrol:  
GONE FISHING**

**Codes Compliance Officer:  
Tim Miller (537-7576)**

**Administrative Assistants:  
Margie Brumble  
Melissa Drinnen  
Debbie Hanss  
Kristy Marcotte**

**Raintree Committee  
Chairpersons:**

**ARB:** Tom Atkins  
**Appeals:** Roland Thibault  
**Common Ground:** Kathy Goldman  
**Facilities:** Debbie Shannon  
**Lake:** Tim Hamilton & Bob Burasco  
**Pool:** Dianne Hanlin  
**Activities:** Tonya Gundersen  
**Raintree View:** TBD  
**Duck Pond Activity Center:** Marilyn Burasco  
**Nominating:** David Elliott & Joan Bruns  
**Finance:** Marsha Powell  
**Siltation:** Brian Ratigan  
**Welcoming:** Rose Marie Walter  
**Pond:** Roger Sense  
**Security Committee:** David Mitchell  
**Social Media Committee:** Megan Gentile

**Committee Meetings  
& Locations:**

**ARB:** 1st & 3rd Mondays 7pm @ Clubhouse  
**Appeals:** 1st Tuesday 7pm @ DPAC  
**Common Ground:** 3rd Tuesday, 6:30pm @ DPAC  
**Lake:** 1st Monday 7pm @ Clubhouse  
**Pool:** WATCH CALENDAR  
**Activities:** 2nd Thursday, 7:00 pm @ DPAC  
**Raintree View:** WATCH CALENDAR  
**Duck Pond Activity Center:** WATCH CALENDAR  
**Siltation:** WATCH CALENDAR  
**Pond:** WATCH CALENDAR

Double check calendar and dates

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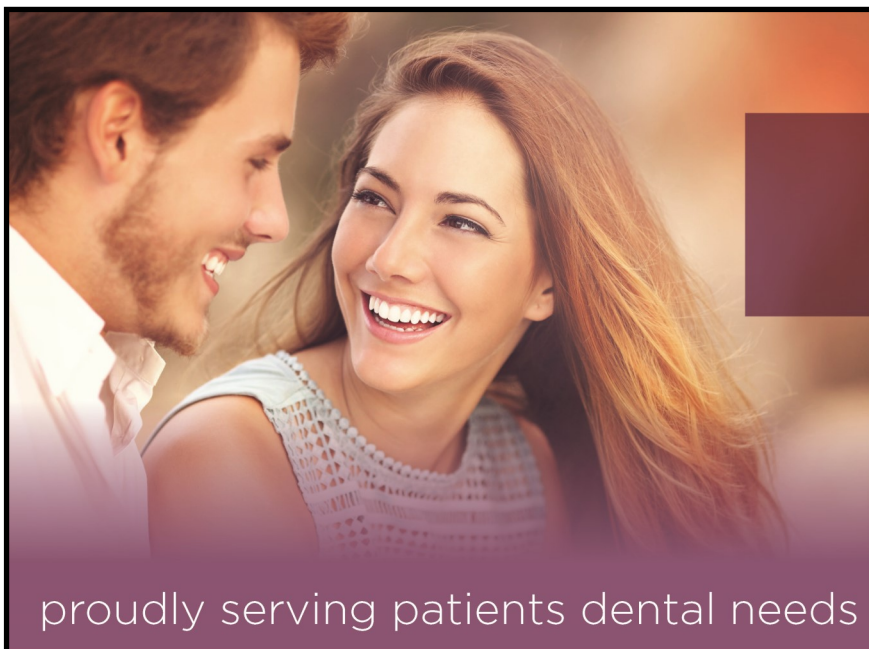
## Contact Us

Raintree Lake Property  
Owners Association  
825 SW Raintree Dr.  
Office: 537-7576  
Fax: 537-5621

office@rlpoa.com,  
manager@rlpoa.com

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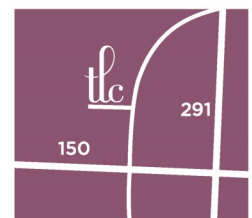
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