

TORREY PINES

September 2019 Newsletter

Hello Neighbors!

We hope you find this valuable! Drop us a line and let us know if you like hearing news in this format! We want to make sure we bring value to sharing news with everyone!

Moving in or out?

Are you new to the neighborhood or know someone that recently moved into Torrey Pines -please let us know so that we can update their information in our Directory! Are you thinking of moving or have your house up for sale~ Please share that information with us as well. We have a new Welcome Gift Program to welcome our new neighbors!

Where can I learn more about Torrey Pines?

www.torreypinesomaha.com

Email us at torreypinesomahane@gmail.com (NEW)

Find us on Facebook at [Torrey Pines Omaha](https://www.facebook.com/Torrey-Pines-Omaha)

Join us on [Next Door!](#)

Join us on [LinkedIn](#)

Join us on [Instagram](#)

Board Members

Michael Classen– President

Bryan Stavneak– Vice President

Jean Stimson– Secretary

Jen Murdoch-Community Relations

Christy Kofoed– Treasurer & Web Master

Contact us @

torreypinesomahane@gmail.com (NEW!!)



Welcome New Neighbors in 2019

Hugh & Sarah Kam-4016 N 152 Circle

Chris & Natalie Niedbalski-4322 N 153 Street

Monty & Darlene Johnson-15134 Taylor Street

Street Captains!

Looking for your street captain? Find them in the directory! Street Captains help the Board distribute information and also work with the Board on their specific street needs! Make sure you know who your street captain is and take the time to meet them!

Lisa Moes-Boyd Street

Christy Kofoed-150 Street

Joe Kass & Barry Rubin-North 152 Avenue

Bob Johnson-North 152 Circle

Tom Peal-North 152 Street

Patti Ybarra-North 153 Street

Ric Miller-North 154 Avenue

Anita Wiechman-North 154 Circle

Rita Urban-North 154 Circle

Renee Osborn-Sahler Street

Jolie Hall-Sprague Street

Julie Harris-Taylor Street

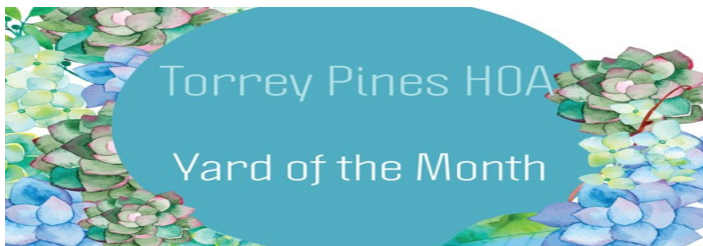


Park Improvement Grants

Neighborhood grants are available up to \$5,000!! These are available through the City of Omaha & the Omaha Community Foundation. The mission of these grant programs are to support & engage residents throughout Omaha on collaborative, neighbor-led projects that benefit & strengthen the neighborhood & broader community. The neighborhoods of Westin Hills, Arbor Oaks and Torrey Pines have joined forces to explore the requirements for these grants, We held our first meeting on August 28 to discuss our interests. The group envisioned more shade trees, animal waste stations, level flat grassy area for sports, beautiful catch basins without algae, functional playground equipment, trimmed trees and bushes. Please come to a meeting and offer your help to beautify the park! We are planning a Fall Park Clean up date & would like to see you all there! Information will be posted via email and NextDoor. If you have any questions, please reach out to Jean Stimson via email @ stimson1@cox.net or 402.517.1972

Homeowners Association Dues for 2020

All Homeowners will receive a paper mailed statement for the 2020 dues the first week of December. The 2020 dues in the amount of \$75 will be due on 1/15/20. If you have any questions about this process please contact us at torreypinesomahane@gmail.com



Yard of the Month (YOM) (June-Sept)

This was our first year of implementing "YOM". We quickly realized what a hard job it would be to select only one yard each month, because there were so many beautiful yards! Check out our social media pages to see pictures of the winning yards! Congrats to these winners!
June= Craig Family @ 15004 Sprague Street
July=Barrett Family @ 4028 N 152 Circle
August=Schroer Family @ 15055 Taylor Street
September=Allen Family @ 4110 N 154 Avenue

Neighborhood Night Out (NNO)

A big thank you to everyone who participated in this year's NNO at our very own Torrey Pines Park! NNO is all about raising awareness about crime prevention! We're hoping each year will get better and better. A big thanks to OPD and OFD who attended! AT&T attended as one of the national sponsors and provided ice cold water for everyone. Ted Thomsen, a Torrey Pines resident and professional caterer, donated gourmet hot dogs with all the extra fixings on his grill for the night. Mike Classen spun some pretty awesome cotton candy for all the kids and our hostess for this was Jen Murdoch, who put this all together for our families! Hope to see you all at NNO in 2020! Watch our social media for announcements on this and to see the fun event photos!!

Holiday Lighting Contest

Coming this December our 2nd annual Holiday lightening contest! Last year we had 11 homes enter, our goal this year is to have at least 50 homes! So bring on the competition! First of all, pull out your exterior decorations and GO For it! Then all you have to do is register for the contest and you are in! All families who want to enter must do so no later than December 15! Voting will take place December 16-22, by YOU our homeowners! Only 1 vote per home. Winners will be announced on December 23rd for 1st, 2nd and 3rd place! More details on registering and rules will be coming in October! Watch our social media and your email for complete details!

Our winners from last year were:

1st =Sue and Scott Kutschkau @ 4017 N 152 Circle
2nd=Joe and Rita Craig @ 15004 Sprague Street
3rd=Cindy and Larry Nilius @ 4324 N 154 Avenue



Neighborhood Watch Program

Setting up the Neighborhood watch group is still in the works! The Street Captains of your street will soon be contacting you soon to see if you want to be included in the Watch Group for your street. We have to have a viable phone chain on each street with at least 70% Participation, required by OPD, to complete the requirements. To be included, you have to be willingly to submit your phone number to your street captain to be included on your street's phone chain. Once this is completed, we will call a meeting with a representative from the Omaha Police Department (OPD) to be briefed about the Neighborhood Watch and how the OPD will be involved. Once we have done that, you will begin to see Neighborhood Watch signs installed around Torrey Pines paid for by the City. Watch for more information to come about this! If you have questions, please let us know!! We are still planning to get this hopefully implemented before the end of 2019!



Board/Neighborhood Accomplishment-

Are you following us on social media and actively participating in your neighborhood to make it a fun and safe place? We have a huge presence on social media! Find us, like us and get involved!!!

Check out our social media for pictures of the 150th Island improvements!

Check out our social media sites to see all the fun and engaging activities that have taken place in 2019! Were you involved? Tag yourself and upload any pictures you took!



Have suggestions? Please let us know at torreypinesomahane@gmail.com !

Tips to Make Your Neighborhood Safer

Know your neighbors - Know whether they work during the day, whether they have children (and, if so, what they look like), and what their needs may be. Do you live next to an elderly couple that sometimes needs help? Or is there a teenage driver in the family? Are there small children you need to look out for? Knowing these things helps you be aware of who is in your neighborhood and what could be suspicious.

Be extra cautious when you go out of town - Arrange for someone to mow your lawn, shovel your walks, or pick up your mail and newspapers. Use timers on your lights, or find a smart security system that will allow you to turn lamps off and on remotely. Avoid detailing your vacation on social media.

Close windows and blinds at night – That big screen TV is less enticing if no one knows it's there. Leaving your blinds open and lights on at night provides a free look into your house, its layout, and the habits of the occupants. Additionally, lock your windows, and doors, especially when you are not home.

Improve the lighting on your street – Streetlights are not the only way to do this. Ask your neighbors to turn on their porch lights in the evenings and install motion-sensor lights in the backs or sides of the house so potential intruders don't have the darkness to hide in. If a streetlight is out, you can report it to OPPD at <https://ww3.oppd.com/report-streetlight-problem/>

Install a security system - In the end, one of the surest options to improve safety in your neighborhood is to have a

Fall Yard Tips

Fall is a great time to prepare your yard for the upcoming Spring and Summer seasons. Utilize these tips to make your yard the best it can be.

Now is the perfect time to plant new trees and shrubs, which will give them time to establish a strong root base. Trim dead or damaged wood from existing trees and shrubs, but avoid over-pruning.

Cooler temperatures means lower water requirements. Adjust your watering schedule accordingly.

Ensure you fertilize your yard one last time prior to winter dormancy. You may also decide to aerate your yard and over-seed prior to winter. If you choose to do this, ensure you seed early enough to allow seed germination prior to the first frost.



Rake your falling leaves. And while you're at it, remove gutter debris. Leaves left over fall and winter can kill the grass below, leaving brown, or bare spots after the snow has melted.

Pull those darn weeds. Dormant grass stops fighting weeds, allowing the weed to grow and prosper. This will leave a yard full of weeds to remove in the spring. **If** you have questions about the products to use, how to apply them, or other questions in general, there are many local nurseries, or lawn and garden centers with the answers.



**TPHOA FINANCIAL STATEMENT
2019 YTD (1/1/19-9/1/19)**

As of 9/1/19	
Starting Balance 12/31/2018	\$8,254.76
INCOME RECEIVED	
Homeowner's Due 2019-paid cash/check (96)	\$7,275.00
Homeowner's Due 2019-late paid cash/check (1)	\$87.00
Homeowner's Due 2019 -paid paypal (56)	\$4,200.00
Homeowner's Due 2019-late paid paypal (4)	\$348.00
157 Properties - Paid to Date 157 Properties	
Bank Dividends	\$4.93
TOTAL INCOME	\$11,914.93
EXPENSES	
Advertising -Omaha World Herald	\$90.32
Bank Charges-Deposit Slip Reorder	\$55.26
Christmas Decorations, Labor and Storage	\$270.00
Landscaping	\$2,993.88
Lien Fees Paid/Released	\$26.00
Meeting Hall Fee	\$25.00
National Night Out	\$197.55
Office/ Billing /Supplies/Printing & Reproductions	\$89.88
Paypal Transactions Fees (60 paid)	\$118.34
PO Box Fee Renewal	\$118.00
Postage	\$0.00
Refund of Overpaid Dues	\$0.00
Repairs and Maintenance	\$0.00
State Filing Non-Profit	\$25.70
Software Renewal & Subscriptions	\$310.43
Utilities: MUD	\$733.67
Utilities: OPPD	\$338.18
Website-Domain Fees	\$226.44
Welcome Packages & Gifts	\$72.65
Yard of the Month	\$204.42
TOTAL EXPENSES	\$5,895.72
Checking Balance YTD	\$14,273.97