

## **Committee Report to the Board**

Tomahawk Creek Condos HOA  
Landscape Committee

### Meeting Details

2024 November 25, 5:15pm, Clubhouse

### Attendance List

Pete Beyer  
Laura Tedeschi

### Actions since last report

1. Dee Dee refreshed the pots in front of the clubhouse with Autumn plantings and Holiday plantings.
2. HOA resident planting program (costs split 50/50 between HOA and residents) was completed in November, via Pete Beyer and Suburban Lawn and Garden. Twenty bushes were planted, beautifying four buildings at a cost of \$1300 each for HOA and residents collectively.
3. Test bed of native plants at Bld 26 was planted, and thrived until the first freeze, at a cost of \$200 with labor donated by Laura Tedeschi. If native plants do well in our soil, with minimal care and water, we may update the Master Plan with some native selections to reduce future water and maintenance costs.
4. Leawood Parks and Recs planted two Maple trees along 117th close to the new bridge as replacements for damaged trees during bridge construction.
5. Joel (and Pete) worked on removing dead trees, and/or cutting down invasive trees, as time allowed, saving the community costs when bidding work with landscape vendors.
6. Finn, Pete and an arborist (Jason) from FirstService Residential walked the property in December 2025 and identified trees that are not thriving:
  - A) The two firs in the NE corner of our property: one needs to be cut down, and one needs to be treated.
  - B) Two oak trees on the property that are yellowish in color need to be treated for iron deficiency (an easy fix).

- C) The poplar tree across from Bld 18 is dying from “girded root” which cannot be treated - it will need to be replaced in the future.
- D) Between Bld 18 and 21, a river birch needs a limb removed that has grown into Bld 18. This scrapes against the building.
- E) Jason warned that root kill solution may adversely affect trees in close proximity, which might explain the fir damage in the NE corner of our property where a Mulberry under the fir was possibly treated with root kill? (Maybe there is a non-chemical solution? Also, concerns for the pond?)

### Recommended Priorities 2025

1. Pots for the Clubhouse, refreshed seasonally, and annual flowerbeds by the pool, and other common areas. Labor donated by Pete, Dee Dee and other Landscape members (approx. \$800)
2. HOA resident planting program - costs split 50/50 between HOA and residents (approx. \$1300 for the HOA)
3. Replant ornamental trees we have lost in front of the buildings (approx. \$500 per tree).
4. Move the perennials at the tip of the long oval bed at our entrance to the beds flanking the entrance signs, since the long oval bed will be physically shortened as part of Leawood’s Tomahawk Creek project.

### Other Priorities 2025 if funding permits

5. Complete delayed property work to keep our community looking tidy, recommended in 2024 (approx. cost >\$20,000):
  - A) Manage the removal of dead trees and/or their stumps:
    - Bld 7, east ornamental tree
    - Bld 1, east ornamental tree
    - Bld 30, west ornamental tree
    - Bld 27, north ornamental tree
    - Bld 21, east ornamental tree
    - Bld 20-21, carport, dead Pear tree (removal only)
    - Bld 28-29, trunk of large Birch is impeding on evergreen tree - trunk needs to be cut away (likely require a commercial co.)
    - NE Quadrant, redbud tree

- 117th street and Tomahawk, whitebud tree
- Building 26, across pond on 117th street, whitebud stump must be removed
- All the invasive volunteer trees and bushes around the ponds (need to cut down with kill-root solution applied)
- After winter, there may be additional trees added to list

B) Manage the removal of dead shrubs, and their root balls, across the property to beautify the property and prepare the beds for future plantings.

C) Manage the removal of dead limbs on our current thriving trees. During that effort we recommend the removal of volunteer trees and shrubs taking root under our evergreens/trees.

6. Arbor Day tree seedlings project - for minimal cost, replace the tree seedlings that have died, around 20%, a much better survival rate than we anticipated (approx. cost \$100)
7. Green space around garages that have lost their trees need plantings (approx. \$250 per side, assuming labor is donated)
8. Overall, the grounds need to be combed for removal of invasive plants and trees that have come onto the property.

#### Landscape Committee meetings scheduled for 2025

Sunday, February 23, 2025, 5:15pm at the Clubhouse

Sunday, April 27, 2025, 5:15pm at the Clubhouse

Sunday, June 29, 2025, 5:15pm at the Clubhouse

Sunday, August 24, 2025, 5:15pm at the Clubhouse

Sunday, October 26, 2025, 5:15pm at the Clubhouse

#### Formal Motions to the Board

None at this time.

Respectfully captured and submitted,  
 Laura Tedeschi, Co-Chair