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Christmas in October
Rebuilding Houses, Lives and Neighborhoods since 1984

P.O. Box 32108, Kansas City, MO 64171
816.531.6443 www.christmasinOctober.org

FOR OFFICE USE ONLY

Pre-Qualified by:

Group Name:

Neighborhood:

Homeownership
Verified:

OK DRW

2025 Resident Application

To qualify for the Christmas in October program, you must:

- (1) Own only one residence (the home in which you currently live).
(2) Lack the finances or resources to have the repairs completed.

In addition, you must meet ONE of the following 3 criteria:

- (1) Be age 62 or older.
(2) Have a physical disability.
(3) Be a veteran or have a veteran residing in your home.

appraised \$ 74,450
1120 SQ FT
Built 1945

** Application must be completed in its entirety and signed in order to be considered. **

Homeowner Information
Name of Homeowner VANESSA & JAMES DIXON
Street Address 6941 ELWYN RD
City KC State MO Zip Code 64129
Primary Phone (816) 349-1956 Secondary Phone ()
Name of Alternate Contact VANESSA DIXON Alternate Contact's Phone (816) 349-1956
Total Annual Household Income \$ 2,179 Age of Owner 66
How many years have you lived in your home? 25 years
(optional) Is any resident disabled? (Y) N Which resident has the disability?
Explain disability: VANESSA AND JAMES DIXON
Are you married? (Y) N Does a veteran live in the home? Y (N)
Please list all residents other than the owner living in the home and
If you are caring for children 18 years or younger either full or part time please list them below:
First Name Age Part time Full time Relationship
General Information on House: Number of stories 1 Number of bedrooms 2
Number of bathrooms 2 Does house have basement? NO
Have you received help from Christmas in October before? Y (N) What year?

Christmas in October focuses on issues of WARMTH and SAFETY.

Please check all that apply

Carpentry Help Needed

- Stairs or wheelchair ramp repair
- Handrails or grab bars need installed or repaired
- Need a wheelchair ramp
- Other (describe): _____

Roof repair needed (Roof is leaking)

Exterior siding repair(s) needed

Exterior painting needed

Ceiling / interior wall repair(s) needed

Interior painting needed

Plumbing repair(s) needed:

- Leaking water line or drain line
- Dripping or inoperable faucet (sink, tub, or shower)
- Toilet leaking or not working
- Other (describe): _____

Electrical repair(s) needed:

- Lights, light switches, ceiling fan, or outlets not working
- Other (describe): _____

Door & window repair(s) needed:

- Broken / missing window glass
- Damaged window frame, or exterior window sill
- Damaged / missing window screen
- Doors that are damaged
- Exterior doors that do not lock
- Doors or windows that do not shut or seal properly
- Other (describe): _____

Heating & Cooling repairs needed:

- Furnace does not work
- Air conditioner does not work
- Other (describe): _____

Yard work needed:

- Trim bushes
- Mow yard
- Fence repairs
- Remove trash or junk
- Other (describe): _____

Other (describe): _____

Please use the area below to disclose any additional relevant information regarding your request.

Please DO NOT submit tax, homeowner or other personal information with this application

Floor structure in bedroom and dining room needs repaired.

Plumbing under the kitchen cabinet floor was a leak.

Christmas in October Waiver of Liability

The undersigned, _____ (homeowner), hereby releases and forever discharges the officers, directors, agents, employees, volunteers and representatives of the Christmas in October Program, as well as the municipal government in which the home is situated, including, but not limited to, the City of Kansas City, Kansas, the City of Kansas City, Missouri, and the persons or entities providing materials or labor to the rehabilitation or renovation work provided to the undersigned homeowner, from all claims, demands, actions and causes of action relating to any injury or loss which the undersigned may sustain in any way connected with the undersigned's home participating in the Christmas in October program.

The undersigned agrees and understands that the undersigned is to assume all the risks and grant this release in consideration for whatever rehabilitation or renovation work is provided to the undersigned's residence. The undersigned fully understands that all work provided is on a voluntary basis and the undersigned agrees to accept whatever work is provided. The undersigned understands that no promises or assurances have been made that any particular work will be done or that any particular result will be achieved.

The undersigned also understands that the Cities of Kansas City, Kansas, and Kansas City, Missouri, will not be inspecting any work done by volunteers from Christmas in October.

As one of the Christmas in October program participants, the undersigned, as well as all other residents in the home, authorize Christmas in October to use and/or publish any and all photographs or video taken the day of the event to use for reporting and/or marketing purposes (i.e., sales and marketing collateral, website, published reports, etc.).

The undersigned fully understands the meaning of the terms of this release and the undersigned has freely agreed to be bound by its terms.

HOMEOWNER

SIGNATURE: Karissa Wilson

DATE: 3-25-25

TO SUBMIT APPLICATION:

Mail to: P.O. Box 32108, KCMO, 64171 OR Email: Info@christmasinOctober.org

Mail

HOMEOWNER NAME: Vanessa & James Dixon

Date of inspection: 4/11/25

ADDRESS: 6941 Elwyn Rd

Inspectors: Brian & Jim

Number of Stories: 1 / 2 / 3

QUESTIONS FOR THE HOMEOWNER:

How many years have you lived here? 25

YES NO

- Does the furnace work?
- Is the Gas turned on? Electric
- Is the Water turned on?
- Is the electric service connected?
- Is the Attic insulated?
- Is there a smoke detector in each bdr?
- Is there at least one CO2 detector?
- Does the main sewer line work?
- Is the roof free of leaks?
- Is there a bathroom on the 1st floor?

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| <input checked="" type="checkbox"/> | <input type="checkbox"/> |
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EXTERIOR

Yard

- Overgrown trees / bushes / shrubs / vines
- Lawn needs mowing
- Trash in the yard
- Fence / Gate repair is needed type of fence _____
- Dumpster needed (check if yes)
- Other _____

Urgent

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Accessibility

- Repairs needed to wheelchair ramp
- A wheelchair ramp needs to be built
- Sidewalk repair/replacement/addition is needed

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Front Steps -- Type: Concrete Wood

- Minor repair needed
- Major repair / Replacement needed
- Handrail repair / replacement / addition needed

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Back Steps -- Type: Concrete / Wood

- Minor repair needed
- Major repair / replacement needed
- Handrail repair / replacement / addition needed

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Porch / Deck

- Minor repair / maintenance needed
- Major repair / replacement needed
- Railing repair or addition is needed

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Doors (Exterior)

- Main / Storm Door needs adjustment or repairs to open / close / latch properly
- Damaged Main / Storm door needs replacement
- Main / Storm Door sweep / weather stripping needed
- Main / Storm Door threshold or molding repair / replacement needed
- Main / Storm door -- Replace broken / missing glass
- Storm Door - Replace damaged / missing screen
- Storm Door -- Install storm door closer

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Window Type: Wood / Vinyl

- Cracked or broken glass (Can pane be removed & replaced by CIO? Yes or No)
- Damaged / Missing Screens
- Rotted wood sash / sill / molding
- Window replacement is recommended
- Glazing / caulking needed

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Siding -- Type: Brick / Stucco / Stone / Wood / Metal / Vinyl

- Siding needs minor repairs / touch up painting
- Siding needs major repairs
- Whole exterior needs painting
- Soffit boards need repair / replacing
- Facia board(s) is rotted and needs replacing

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Roof / Gutters / Downspouts

- Minor / Moderate roof repair needed
- Major roof repair / replacement needed
- Minor gutter / downspout repair needed
- Major gutter / downspout repair / replacement needed
- Gutters need to be cleaned
- Chimney repair needed
- Recommend splash blocks or downspout extensions needed

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FOUNDATION -- Type: Basement / Crawl Space / Slab on Grade (Bsmt Type: Stone, Cement, Cinder block)

- Foundation walls need minor repair (mortar / crack repair)
- Foundation walls need major repair (wall caving)
- Additional fill dirt or regrading needed against foundation wall

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STRUCTURE

Structural (beam / joist / column) repair needed

Floors in bedroom and bathroom are severely sagging.

INTERIOR

GENERAL INTERIOR AREAS - CEILINGS / WALLS / DOORS/FLOORS/STAIRS

- Minor ceiling / wall repairs / painting needed
- Major ceiling / wall repairs / painting needed
- Door needs repair / replacement

FLOOR TYPE: Wood Carpet Ceramic Tile Vinyl Laminate

(circle all that apply)

- Minor floor repairs needed
- Major floor repairs needed

STAIRS

- Minor stair repair needed
- Major stair repair / replacement needed
- Handrail repair / installation is needed

KITCHEN

Kitchen Sink

- Sink faucet drips / wastes water
- Low hot / cold water flow / pressure
- Sink faucet needs replacement
- Faucet spray doesn't work
- Sink drain leaks *Disposal doesn't work*
- Sink drain is clogged
- Sink / countertop needs caulking
- Sink needs replacement

Kitchen Cabinets / Countertop

- Cabinets need repair / replacement
- Countertop needs replacement
- Cabinet floor under sink needs repair / replacement

Kitchen Lights & Outlets

- Kitchen light doesn't work
- Kitchen outlet (Receptacle) doesn't work
- Recommend GFCI receptacle

Kitchen Floor

Floor needs repairs

Cook stove Type Electric / Gas

Burners don't work

circle # that don't: 1 2 3 4

Oven doesn't work

Refrigerator

Refrigerator doesn't work

Freezer doesn't work

BATHROOM

Door

Door needs repair / adjustment or replacement

Toilet

Toilet wastes water (Bad flapper or fill valve)

Toilet leaks or emits odor (likely a bad wax ring)

Toilet is not properly secured to the floor (it rocks)

Toilet does not flush (empty) properly

New toilet is needed

Waste pipes need replacing *leaking under the house, Rubber boots installed, but they leak.*

Need elevated toilet seat

Need to add grab bars

Bathroom Sink

Sink faucet drips / wastes water

Low hot / cold water flow / pressure

Sink faucet needs replacement

Sink drain leaks

Sink drain is clogged

Sink needs replacement

Sink / countertop needs caulking

Sink cabinet needs repair or replacement

Tub/Shower

Tub spout / shower head drips / wastes water

Low hot / cold water flow/pressure

Tub / shower faucet doesn't work

Bad Tub/Shower diverter valve

- Tub / shower drain leaks
- Tub / shower drain is clogged
- Tub/Shower Surround needs repair
- Tub needs caulking
- Recommend Replacing Tub with Shower
- Recommend Grab Bars for safety

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Bathroom Lights & Outlets

- Bathroom light doesn't work
- Bathroom outlet (Receptacle) doesn't work
- Recommend GFCI receptacle

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Bathroom Floor

- Floor needs repairs

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LAUNDRY -- Location: Basement / Main Level

- Recommend relocating laundry to the main level

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Washer

- Water supply line(s) leaking
- Drain is clogged / backs up
- Washer doesn't work

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Dryer Type: Electric / Gas

- Dryer does not vent properly to the exterior
- Dryer does not work

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ELECTRICAL

- Bad receptacle / switch / light fixture / ceiling fan needs replacement
- Additional receptacle(s) needed to minimize use of extension cords
- Unsafe electric panel / wiring / needs correction
- Replace switch or outlet cover plate(s)
- Service entrance / meter defect -- contact utility provider

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PLUMBING

- Main water supply line leaks needs replacement or repair
- Other water supply line(s) need repair
- Main sewer line needs replacing
- Sewer line backs up - needs to be cleared
- Drain line leak needs repair
- Water heater does not work

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HEATING & COOLING

- Furnace does not work
- AC does not work
- Air filter needs to be cleaned / replaced
- Outside AC compressor fins are dirty - needs cleaning
- Window A/C unit(s) needs replacing
- Thermostat needs replacing
- Flu pipe is rusted and needs replacing

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SUMMARY

YES NO MAYBE

Do you feel this homeowner needs the help?

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| ✓ | | |
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Is this homeowner deserving of CIO's help?

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| ✓ | | |
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Do you feel the homeowner will be appreciative?

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| ✓ | | |
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Will this be a safe environment for our volunteers?

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| ✓ | | |
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If No - please list concern(s):

Should this house be included in the CIO program?

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| ✓ | | |
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Written comments regarding house or homeowner (Optional):

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| <p>Major issue is structural. Needs major repairs.</p> <p>Homeowners used to volunteer with CIB as electricians</p> |
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