



**Linville Management Services, Inc.**

4770 N. Belleview, Suite 202  
Gladstone, MO 64116

(816) 421-1555  
FAX (816) 421-4202

May 27, 2016

Member  
INDEPENDENCE SQUARE TOWNHOUSES, INC.  
Independence, MO 64050

Dear Member:

The Board of Directors of Independence Square Townhouses, Inc. and this office have been busy this past month preparing your budget for the new fiscal year. After careful review of current expenditures as well as planning for the future, it is necessary to implement a \$20.00 increase in carrying charges effective July 1, 2016.

This increase is necessary to meet the needed expenses of the property.

The new monthly carrying charges will be as follows:

	<u>Present Charge</u>	<u>New Charge</u>	<u>New Surcharge Amount</u>
One Bedroom	477.00	497.00	547.00
One Bedroom – end	485.00	505.00	556.00
Two Bedroom	518.00	538.00	592.00
Two Bedroom – end	531.00	551.00	606.00
Three Bedroom	545.00	565.00	622.00
Three Bedroom – end	559.00	579.00	637.00
Four Bedroom	583.00	603.00	663.00
Four Bedroom – end	594.00	614.00	675.00

If you should have any questions regarding this increase, please feel free to contact this office or your on-site manager.

Sincerely,

On behalf of  
INDEPENDENCE SQUARE TOWNHOUSES, INC.  
LINVILLE MANAGEMENT SERVICES, INC.

*Carmen Detherage*  
Carmen Detherage, Comptroller