

# Parking rules apply to guests, too

Please let visitors know about the parking rules at Independence Square.

There have been many reports of people parking in any vacant space they can find -- whether that space is another member's or a vacant unit's spot.

Guests are required to park in a guest spot. As you know, members are responsible for the actions of their guests.

Thank you.

# Daylight Saving Time Begins in March

It's that time of year again.

You'll lose an hour on Sunday, March 8.

That's when Daylight Saving Time kicks in. So, set your clocks ahead one hour.

For example, if you get up at 6 a.m. on Sunday, move the time up to 7 a.m.

You get your hour back on November 1.

# Got a good neighbor? Tell us who . . .

Independence Square is full of unsung heroes.

They may be the neighbor who brings you a meal when you're sick or who gives you a ride to the grocery store when your car is in the shop or who takes care of your cat when you're away.

They may be the neighbor who volunteers to serve on committees or who organizes activities. You may have seen a neighbor picking up litter in your neighborhood.

Whatever the act of kindness, Independence Square is a better place to live because of these unsung heroes.

And now, we want you to help us recognize them with the Independence Square Good Neighbor honor.

Please tell us about your neighbor by filling in the form and turning it in to the office.

The kindness can be a one-time act or it can be something done on a regular basis.

The act of kindness can benefit just one person, a neighborhood or the entire cooperative.

One Good Neighbor will be recognized every month and will receive a \$25 gift card.

Nominees must be members in good standing.

All information will be verified.

The Good Neighbor recognition program will continue throughout the year. When you're touched by another's kindness, please nominate that person.

## Good Neighbor Nomination

Your name: \_\_\_\_\_

Your address: \_\_\_\_\_

Your phone number: \_\_\_\_\_

I nominate \_\_\_\_\_  
(Please give full name of neighbor your are nominating.)

Neighbor's address: \_\_\_\_\_

Neighbor's phone number: \_\_\_\_\_

**Please understand that phone numbers are necessary so we can talk with both the nominator and the nominee to verify all information. Phone numbers will not be published in the newsletter.**

Explain why you are nominating this person. What has she or he done to be a good neighbor?  
\_\_\_\_\_

Tell us about your neighbor: Why does or did your neighbor do this?  
\_\_\_\_\_

In what way does this act of kindness help you or others?  
\_\_\_\_\_

How long has he or she lived in Independence Square?  
\_\_\_\_\_

Optional: Other members of the household?  
\_\_\_\_\_

Occupation?  
\_\_\_\_\_

Any other information you'd like share?  
\_\_\_\_\_

**For Office Use Only**  
**Is the nominee a member in good standing?**  
\_\_\_\_ Yes      \_\_\_\_ No

FEBRUARY

Around  
the SQUARE

2 0 1 5

### BOARD OF DIRECTORS

Ed Korte  
*president*

Sheryl Frank  
*vice president*

Mike Gamble  
*secretary-treasurer*

William Bather

Debbie Malone

### HANDY PHONE NUMBERS

Independence Square  
Townhouses office  
816.252.0444

Police (Non-emergency)  
816.325.7300

Police (Emergency)  
911

Signal 88 Security  
816.868.4115

Animal Shelter  
816.621.7722

Animal Control Dispatcher  
816.325.7205

Report Power Outage  
816.325.7550

Regional Animal Shelter  
21001 E. Highway 78  
Independence  
816.621.7722

Hours:  
Noon to 8 p.m. Tues. – Fri.  
11 a.m. to 6 p.m. Sat. – Sun.

Citizens Information Center  
816.325.7000

# Sheila Wells to Receive February Good Neighbor of the Month Award

Neighbors in Independence Square care about one another, said Abigail Perez.

That kind of caring was shown to Abigail when she was recovering from surgery last year and Sheila Wells invited Abigail's daughter to dinner and then sent vegetable soup home for Abigail.

"It was thoughtful and a very welcome treat for me," Abigail said.

Sheila Wells grew up in Independence Square in the 1970s and now lives here with her own family. Her mother was long-time member Lila Edgar.

"My mother adored Independence Square Townhouses," Sheila said.

Before Lila died last year, she had owned four different townhouses in Independence Square.

"Sheila is a caring, giving and selfless woman," Abigail said.

The Board of Directors will honor Sheila during the open session of the February 17 meeting at 6 p.m. The nomination information provided by Abigail Perez will be read aloud at that time. As a recipient of the Good Neighbor award, Sheila will receive a \$25 gift card.

Names of all our Good Neighbors are placed on the Good Neighbor Honor Roll and recognized during our annual meeting in September.

The board congratulates and thanks Sheila for the care and kindness she has shown to her neighbor, to our members and to our community.



Andria Knopp accepts the Good Neighbor award for Jean Hudgens who was unable to attend the January meeting. Ed Korte, board president, hands the gift card to her.



Monica Chavez Garcia was awarded a \$200 referral bonus by Ed Korte for referring a qualifying new member to Independence Square Townhouses.



William Bather, board member, awards the door prize drawing to Barb Wood. She received a \$25 gift card.

# NEWSLETTER MINUTES

## January 20, 2015 Board Meeting

Ed Korte, president, called the meeting to order at 5:45 p.m. Also present were Sheryl Frank, vice president; Mike Gamble, secretary-treasurer; William Bather, board member; Alexis Martin, on-site manager; Martha Ramcke, assistant manager; Mike Leach, maintenance superintendent; Dudley Leonard, cooperative attorney; and Melva Linville, property manager, and Carmen Detherage, comptroller, with Linville Management Services, Inc.

The next board meeting is February 17.

Minutes of the November 18, 2014, board meeting were approved.

### Open Session

Ten members signed in. Ed welcomed them and called the meeting to order at 6 p.m.

Mike gave the maintenance superintendent's report. Furnace inspections have been completed. Annual inspections begin on March 1.

Bids will be solicited for parking lot sealing and striping, concrete replacements and asphalt replacement for the maintenance shop.

There have been four move-ins and two move-outs since the last meeting.

Replaced have been two refrigerators, one range, two garbage disposals, two kitchen floors, two bath floors and three water heaters.

Of 142 work orders called in, 132 have been completed.

Alexis gave the office report.

Eleven units are for sale; five of these are not paying carrying charges. There have been four move-ins. Seven intents to vacate have been filed. Three move-ins are scheduled, four applications are pending and three application appointments have been made.

During the managing agent's report, Ed signed the cooperative tax return prepared by Darel D. Kyle.

Jean Hudgens was recognized as the Good Neighbor of the Month for January. Andria Knapp accepted the award for Jean who was unable to attend.

Vicky Hicks and Monica Chavez Garcia were each awarded

referral bonuses of \$200.

Barb Wood won the door prize drawing of a \$25 gift card.

Ed opened the floor to member comments.

The open session ended at 6:20 p.m.

## Dates to Remember

### February 2015

Carrying charges due: February 1

Recycled papers picked up: February 4

Carrying charges delinquent: February 10

Presidents Day observed: February 16  
Office closed

Board meeting: February 17  
Open session at 6 p.m.

Carrying charges sent to attorney: February 20

### March 2015

Carrying charges due: March 1

Recycled papers picked up: March 4

Carrying charges delinquent: March 10

Board meeting: March 17  
Open session at 6 p.m.

Carrying charges sent to attorney: February 20

### Please note:

*The Independence Square newsletter, "Around the Square," publishes two months of dates in every issue.*

*The February issue, for example, includes both February and March calendar dates as well as events.*

*The newsletter is published and delivered mid-month.*

## February 2015

Dear Members of Independence Square Townhouses,

To effectively treat and thoroughly eliminate bed bugs from our property, we rely on members to report suspected bed bug activity in their units.

The best way to report is to call the office at **816.252.0444** or to email Alexis at **alexismartin@comcast.net** or Martha at **martha.ramcke@comcast.net**.

**Please do not come into the office to report bed bugs.**

We are making every effort to eradicate bed bugs and to keep them from spreading and we need your cooperation to protect all of us.

Thank you.

### New Policy in Place To Eradicate Bed Bugs

Independence Square Townhouses, Inc., has adopted a zero-tolerance policy for bed bug infestations.

At the May 20 board meeting, the board approved a Bed Bug Policy effective immediately.

### Member Responsibilities

Report any suspicion of the presence of bed bugs immediately to the on-site office.

Fully cooperate with inspectors, management and pest management professionals during the entire process of eliminating the pests.

Continue to help the cooperative by monitoring your unit for bed bugs after treatment has been made.

### Cooperative Responsibilities

We will take your bed bug problem seriously and will schedule a qualified inspection as soon as possible.

We will schedule inspections for adjacent units to assess the extent of the infestation and will treat all units found to be affected by the infestation.

We will pre-inspect the day before treatment is scheduled to make sure your unit is properly prepared. We will let you know if anything is not ready.

We will assist the pest management professionals in gaining proper access to all areas to be treated.

We will make any structural repairs recommended by the pest management professional necessary to eliminate bed bug hiding places. We will caulk and seal any cracks and crevices in the unit.

We will schedule follow-up treatments for your unit as necessary and recommended by the pest management professional.

We will commit to using the most effective treatment recommended for the infestation. In most cases, heat treatment when available will be used when available.

Treatment will be provided at no cost to the member as long as full cooperation is given. However, should a member fail to follow the instructions for eliminating the pest or should the member have repeated infestation issues in the unit, the member may be subject to charges for the treatment.

A member's failure to report suspected infestation and/or failure to comply with the necessary procedures for eliminating the pest will result in a violation of the Occupancy Agreement and possible termination of occupancy.

## Members receive \$200 referral bonuses

Members of Independence Square Townhouses receive \$200 checks as referral bonuses when an applicant they recommend becomes a member.

Monica Chavez Garcia and Vicky Hicks were recognized for referrals at the January board meeting. Each received \$200 referral checks.

We thank them and other referring members for their vote of confidence in our cooperative and for helping us attract qualifying new members.

Word-of-mouth recommendations are our best source of new members. When you tell others to consider Independence Square for their new home, it means that you enjoy living here and that you know someone else who would be a good neighbor for us.

The referral should be mentioned at the time of application.

The referring member will receive \$200 after the applicant moves in.

## Please register pets, vehicles

Pet and vehicle permits are now due.

If you have not registered these with the office, please do so. The deadline is February 27.

Pet registration requires a copy of the certificate verifying vaccinations are current.

Failure to comply may place your Occupancy Agreement in jeopardy.