

Members who empty their trash cans directly into the bin are creating a mess for the maintenance staff. When the dumpster is picked up, loose trash is blown all over the grounds. Litter and garbage strewn throughout the complex are unsightly and unsanitary.

On the other hand, people sometimes think they are helping out furred and feathered creatures when they throw scraps of food out for them.

In actuality this is not the case.

When there is a steady, free food supply for these animals, there is no need for wildlife to look elsewhere for food and a place to live.

Raccoons and rodents of every type are drawn to garbage in dumpsters, seeds spilled from neglected bird feeders and other food left outside.

The damage and unsanitary conditions that result from feeding the animals birds cost Independence Square a significant amount of dollars every year.

Please help us keep Independence Square looking as good as it does by not feeding the wild animals.

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 you 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?

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

NOVEMBER

Around
the SQUARE

2 0 1 5

BOARD OF DIRECTORS

Sheryl Frank
president

William Bather
vice president

Mike Gamble
secretary-treasurer

Ed Korte

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

NEWSLETTER MINUTES

October 20, 2015

Board Meeting

Board members present: Sheryl Frank, president; Bill Bather, vice president; Ed Korte and Debbie Malone. Mike Gamble, secretary-treasurer, joined the meeting at 6:35 p.m.

Staff present: Alexis Martin, on-site manager; Martha Ramcke, assistant manager; Mike Leach, maintenance superintendent

Also attending: Carmen Detherage, comptroller, and Betsy Kilker, administrative assistant, with Linville Management Services, Inc.; and Dudley Leonard, cooperative attorney

Sheryl called the meeting to order at 5:45 p.m.

Minutes of August 18, September 16 and October 7 were approved.

The board discussed a holiday dinner and agreed to hold it on Sunday, December 13. The cooperative will provide the meat. Members will be asked to bring a side dish.

Open Session

Bea Parks and Jessie Phillips signed in for the open session.

Sheryl welcomed them and called the meeting to order at 6 p.m.

Mike gave the maintenance superintendent's report.

Four trees have been removed. A new retaining wall at 1327 and 1329 has been built. Concrete work was completed on the back steps of 1226 and the driveway at the maintenance shop.

New signs were installed on the playground.

Furnace maintenance will start on October 27.

Replaced from August 18 to October 20 were two refrigerators, one range, one garbage disposal, one countertop, two kitchen faucets, a bath faucet, a kitchen floor, a bath floor, a bath sink and a kitchen sink.

There have been three move-ins since the last meeting. Of 96 work orders called in 88 have been completed.

Alexis presented the office report.

Eight memberships are for sale and three of them have applications pending and one, a transfer of membership pending. Two are vacant and not paying carrying charges. Two move-ins and one application appointment are scheduled. Three intents to vacate have been filed.

A new maintenance technician has been hired, Tim Ralph.



Tim Ralph is a new maintenance technician with Independence Square Townhouses, Inc.

Cora Little is the Good Neighbor of the Month for October. Two members earned referral bonuses: Vicky Hicks and Tyler Frazier.

Jessie Phillips won the door prize drawing.

The open session ended at 6:15 p.m.

Door prize drawings awarded at open sessions

Attending open sessions of the monthly board meetings is a good way to stay informed about activities at the cooperative.

All members who attend the open session also are eligible for the door prize drawing.

In October, Jessie Phillips won a \$25 gift card.



Sheryl Frank, board president in pre-Halloween headgear, awards the door prize to Jessie Phillips at the October meeting.

The winning member's ticket is drawn at the end of the open session -- and you must be present to win.

All open sessions start at 6 p.m.

Doggie waste disposal bags are not toys

Children have been reported to be using the doggie disposal bags as toys.

The bags are provided as a courtesy to all members to help pet owners clean up after their dogs.

Unfortunately, the cooperative is spending more now to refill the disposal stations on our property because children are taking the bags to play with.

We hope to encourage all members to clean up after their pets and keep the grounds neat and clean for everyone to enjoy. When stations are left empty, this costs the cooperative in replacement expenses and in keeping the grounds sanitary for everyone.

Dates to Remember

November 2015

Carrying charges due: November 1
Daylight Saving Time ends: November 1
Recycled papers picked up: November 4
Carrying charges delinquent: November 10
Board meeting: November 17
Open session: 6 p.m.

Delinquent accounts sent to attorney: November 20
Thanksgiving observed: November 26 and 27
Office closed

December 2015

Carrying charges due: December 1
Recycled papers picked up: December 2
Independence Square Holiday Dinner: December 13
Delinquent accounts sent to attorney: December 21
Christmas observed: December 24 and 25
Office closed

Please note:

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

The November issue, for example, includes both November and December calendar dates as well as events.

The newsletter is published and delivered mid-month.

Members welcome at all open sessions of board meetings

Open sessions of monthly board meetings begin at 6 p.m. on the third Tuesday of the month.

The sessions involve the board of directors, the on-site manager, the maintenance superintendent, property manager, cooperative attorney and other corporation advisers.

The sessions are open to all members of Independence Square.

Minutes of open, closed and executive sessions are a

record of what is done or decided during a board meeting. Minutes are not a record of what is said.

If you are interested in hearing the complete discussion of an open session, you are encouraged to attend the session.

Holiday Dinner

5:30 p.m. on Sunday, Dec. 13

in the clubhouse

Ham will be served.

Please bring a potluck dish to share.

Deadline to sign up: Dec. 10
Please call the office for reservations.

Gift Exchange

Please bring a gift of \$10 or less if you want to participate.

Available at the office free to members

Furnace filters

Ice melt

Bring your own container.

Bed bug monitors

These early-detection devices are designed to be placed under mattresses and other bed bug spots. The bugs are trapped in adhesive and easily detected through a clear window.

Members receive \$200 referral bonuses

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

Vicky Hicks and Tyler Frazier were recognized during the open session of the October board meeting for earning referral bonuses.

We thank our 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.

Questions about Security Patrols at Independence Square?

Plan to attend the open session of the board meeting at 6 p.m. on Tuesday, November 17.

Officers from Signal 88 will be on hand to answer your questions.

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.

As you know, members are responsible for the actions of their guests.

Thank you.

Food by dumpsters attracts rodents, raccoons

The Trash Fairy doesn't live here. But raccoons do.

If you leave garbage piled around the dumpsters, it won't magically disappear.

Those steak bones, candy wrappers, soft drink cans, coffee grounds and banana peels will end scattered all over the grounds by critters scavenging for food. These critters not only spread trash -- they also spread disease, such as roundworms.

Members have reported seeing raccoons by the dumpsters.

Please remember to put your trash in bags and to place it inside, not next to, the dumpster.