



NEWSLETTER

Independence Square Townhouses, Inc. • 1360 Baker Drive • Independence, MO
www.independencesquaretownhouses.com

Board of Directors

Marilyn Porter
President

Sheryl Frank
Vice President

Ray Gamble
Secretary-Treasurer

Bill Bailey

Ed Korte

Handy Phone Numbers

Indep. Square Office
 816-252-0444

Central Jackson County
 Patrol
 816-645-3001

Animal Shelter
 816-325-7207

Animal Control Dispatcher
 816-325-7205

Citizens Info Center
 816-325-7000

Police (Non-Emergency)
 816-325-7300

Police (Emergency)
 911

Report Power Outage
 816-325-7550

BOARD MEETING, August 16, 2011

NEWSLETTER MINUTES

Marilyn Porter, president, called the meeting to order at 5:45 p.m. Other board members present were Sheryl Frank, vice president; Ray Gamble, secretary-treasurer; and Bill Bailey.

Also attending were Alexis Martin, site manager; Beth Webb, assistant site manager; Mike Leach, maintenance superintendent; Betsy Kilker, administrative assistant, and Suzanne Miles, human relations coordinator, with Linville Management, Inc.; and Dudley Leonard, cooperative attorney.

The annual meeting will be on Wednesday, September 21. Sign-in begins at 6 p.m. The meeting starts at 7 p.m.

Minutes of the July 19 meeting were approved.

The board voted to accept the revised cooperative membership purchase agreement.

Bill moved that the revised occupancy agreement be accepted with the correction made in Article 14. Sheryl seconded the motion. The motion carried unanimously.

Open Session

Appearing for the open session at 6 p.m. were Ida Rae Conners, Michael Benz and Lindsay Torres, Helen McElfresh, Frank Scheuring, Cheryl Cooper and Jessie Phillips.

Mike gave the maintenance report. From July 19 to August 16, 111 work orders were called in and 95 completed. One refrigerator, one range, one garbage disposal, one kitchen floor and one water heater were replaced. There have been three move-ins and one move-out.

Maintenance has completed painting the playgrounds and is conducting inspections and cleaning the grounds throughout the property.

cont. from page 1

Alexis gave the office updates. There are 22 units for sale; nine of these are vacant. One application is pending.

There have been 25 statements of charges due, three attorney referrals, 13 defaults, one animal violation and three vehicle violations.

The Good Neighbor Award was presented to Michael Benz.

Marilyn opened the floor to member comments. Trash, the school bus stop and grounds violations were discussed.

Marilyn thanked members for attending and the open session ended at 6:30 p.m.

Closed Session

The meeting was adjourned at 6:55 p.m.

Annual Meeting on Wednesday, Sept. 21

Two members will be elected at the annual meeting on Wednesday, Sept. 21.

Registration is at 6 p.m. The meeting starts at 7 p.m. Two candidates fill three-year positions on the board of directors.

Members in good standing who care about our community are encouraged to run for office and to vote.

Yard Sale Slated for Sept. 16-17

Look for bargains throughout Independence Square on Friday, Sept. 16, and Saturday, Sept. 17. That's the date for the annual cooperative yard sale.

Hours are 8 a.m. to 5 p.m. The rain dates are Sept. 23 and 24.

Create a New Logo for Independence Square and Win a \$25 Gift Card

Our property now has a fresh, new look.

And it's time that the Independence Square Townhouses logo was updated, too.

The logo is the symbol or graphic representation for the property.

And a new logo design is worth \$25 to the member who creates the winning entry in the Independence Square Townhouses logo competition.

The logo contest is open to residents of all ages. The winning logo will be published on the cooperative's Web site, newsletter and used for stationery. The winner receives a \$25 gift card.

Artists are encouraged to think in terms of a full-color logo and to include a complete address line in the design

Logo designs are due to the office by November 1.



Marilyn Porter, Board President, presented the Good Neighbor of the Month award to Michael Benz. Michael is shown with Ida Rae Connors, the member who nominated him for the award.

Bill Bailey Retires from Board

The Independence Square community extends heartfelt appreciation to board member Bill Bailey at his last official annual meeting in September.

Bill announced his retirement earlier this year. He has provided the kind of continuity to the board that comes with 21 years of service in varying capacities.

Bill has served as board president and member at large through the incorporation of the townhouses, the pay-off of the 40-year mortgage and the recent renovation of the townhouses, offices and common areas.

He also has served as treasurer of the Heart of America Cooperative Housing Association, Inc. Over the years, Bill has represented Independence Square at numerous professional conferences conducted by Linville Management Services, the Midwest Association of Housing Cooperatives and the National Association of Housing Cooperatives.

Thank you, Bill, for a job well done.

Bea Parks to Receive Good Neighbor Award

Bea Parks is the Good Neighbor of the Month for September.

She was nominated by Jessie Phillips for her many acts of kindness during the five years that Bea has lived in Independence Square.

Jessie said she appreciates Bea for putting the morning paper on Jessie's porch rain or shine, feeding Jessie's fish and cat and bringing in the mail when Jessie was recuperating from surgery.

"Bea is always there with a helping hand," Jessie said.

The Good Neighbor award recognizes members who exemplify the special spirit of cooperation that makes our community a better place for all of us.

The board of directors will recognize Bea Parks at 7 p.m. during the open session of the September 21 annual meeting. As a recipient of the Good Neighbor of the Month award, Bea will receive a \$25 gift card.

Cable, Satellite Must be Done Right

Call before your install.

Independence Square has specifications that must be followed when installing satellite and cable connections.

Members must apply for an installation permit and get instructions from the office.

Allowing installers to put wires on the outside of the building to access the second floor is not allowed.

Installations that do not follow Independence Square specifications could result in unnecessary cost and repairs to the member.



SEPTEMBER 2011

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
				1 Carrying Charges Due	2	3
4	5	6	7 Recycled Papers Picked Up	8	9	10
11	12 \$50 Late Fee Applied	13	14	15	16	17
18	19	20	21 Annual Meeting 6 p.m. Sign-in 7 p.m. Meeting	22 Delinquent Accounts Sent to Attorney	23	24
25	26	27	28	29	30	

Ray Gamble for Board of Directors

My name is Ray Gamble and my seat is up for election for the Board of Directors here at Independence Square Townhouses.

I have been serving on the board since 2004 and would like to serve another term with your help. I have lived here since 1985 and want to keep this a decent and affordable place to live.

I believe we should strive to keep getting newer blood on the board but I feel it is best to do so gradually. We need to keep some experience to help guide the newer board members on how things get done.

In 2009, we elected two new board members and it has worked out very well for Independence Square. They now have two years of experience and they serve along-

side board members with several terms of service, including Bill Bailey who is stepping down this year. There are a total of five board members.

I hope each and every one of you will put forth the effort to be at the annual membership meeting in September and cast your vote. We all need to work together on this and the board needs all the input from the members it can get if we are to continue improving the cooperative.

Thank you all for your involvement and, hopefully, your vote.

- Ray Gamble

Michael Gamble for Board of Directors

My name is Michael Gamble, and I live in unit 1430.

I have lived in Independence Square for over 20 years and would like to serve on the Board of Directors.

In my many years of living in this great community, I have seen a lot of changes, both by structure and by management. I have seen our community grow and I want to be part of making Independence Square an even better place to live.

I currently am in the nursing industry where I get to use my passion of caring for other people. Also, if you have seen me around the Square, you might have seen me with my faithful companion, my dog Lucy, who is an Australian collie mix. She loves her home just as much as I do.

I look forward to working with the other board members and the members of the community if I am elected to make the place where we live the best we can make it.

Independence Square is a place we can call home and we should be proud of living here. Thank you for your consideration.

- Michael Gamble

Good Neighbor Nomination Form

Nominate a member who exemplifies the Independence Square spirit of cooperation through his or her thoughtful acts to help others. One Good Neighbor is recognized every month and receives a \$25 gift card. Nominees must be members in good standing. All information will be verified.

Your name: _____

Address: _____ Phone#: _____

I nominate: _____ *(Please give full name of neighbor you are nominating.)*

Neighbor's Address: _____ Neighbor's Phone#: _____

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? _____
