

Dates to Remember

June 2013

- Carrying charges due: June 1
- Recycled papers picked up: June 5
- Carrying charges delinquent: June 10
- Board meeting: June 18
Open session: 6 p.m.
- Accounts sent to the attorney: June 20

July 2013

- Carrying charges due: July 1
- Recycled papers picked up: July 3
- Independence Day observed: July 4
Office closed
- Carrying charges delinquent: July 10
- Board meeting: July 16
Open session: 6 p.m.
- Accounts sent to the attorney: July 22

Got a good neighbor? Tell us who . . .

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 Phone numbers will not be published in the newsletter.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**

JUNE



2013

NEWSLETTER MINUTES

Board Meeting May 21, 2013

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

Also present were Alexis Martin, on-site manager; Martha Ramcke, assistant on-site manager; Mike Leach, maintenance superintendent; Dudley Leonard, cooperative attorney; and Melva Linville, property manager; Carmen Detherage, comptroller; and Suzanne Miles, human relations coordinator, with Linville Management Services, Inc.

The next board meeting is June 18.

Minutes of the April 16 board meeting were approved.

Open Session

Eighteen members signed in: Lorie Marler, Jean Hudgens, Tammy Sutherland, Janet Fairbanks, Michael Riley, Michael Benz, Lindsay Torres, Bonnie Corbett, Kathleen Morton, Jessie Phillips, Bea Parks, Lisa Snead, Denice Bartley, Phyllis Cannon, Mary Jane Hart, Andria Knapp, Abigail Perez and Carla Carvitto.



Bob Hopkins and Denice Bartley were recognized with the Good Neighbor of the Month award by board member Ed Korte. They received a \$25 gift card.

Marilyn welcomed them and opened the meeting at 6:05 p.m.

Mike presented the maintenance superintendent's report. From April 16 to May 21, 110 work orders were called in and 101 completed. Replaced were two water heaters, one refrigerator, one

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BOARD OF DIRECTORS

Marilyn Porter
president

Sheryl Frank
vice president

Ray Gamble
secretary-treasurer

Ed Korte

Mike Gamble

HANDY PHONE NUMBERS

Independence Square
Townhouses office
816.252.0444

Signal 88 Security of
Jackson County, Missouri
816.868.4115

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

garbage disposal and one kitchen faucet. Since the last meeting, there have been two move-ins and one move-out.

Yard inspections are under way. Maintenance also is working on drainage problems throughout the property.

Alexis gave the office updates. There have been 11 statements of charges due, one attorney referral, 14 defaults, one vehicle towed, one animal violation and one vehicle violation.

Thirteen units are for sale. Three of these are not paying carrying charges.

Ed Korte recognized Denice Bartley and Bob Hopkins as the Good Neighbor of the Month for May. They received a \$25 gift card.

Sandy Cline was recognized for a referral.

Marilyn opened the floor to member comments.

Andria Knapp of 1215 won the door prize drawing of a \$25 gift card.

The open session ended at 6:30 p.m.

Members receive \$200 referral bonuses

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



Andria Knapp was awarded the door prize drawing of a \$25 gift card at the May meeting.

Sandy Cline was recognized for a referral at the May 21 board meeting.

We thank Sandy 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 use water wisely

Water is provided for normal use.

Summer water usage is limited to filling a wading pool not more than 12 inches deep and to watering grass, shrubs and flowers.

Wading pools can be set up only in a fenced back yard and cannot be left out long enough to kill the grass.

Running a sprinkler for children to play in is not allowed.

If a member allows water no run into the street, the member will be charged \$10 for excessive usage.

Washing motor vehicles on cooperative property is prohibited.

Changes to units require approval, permit

Improvements or physical changes to the exterior or interior of a townhouse must be pre-approved.

An Installation/Alteration Permit must be completed, submitted to the office and approved before any work begins.

When approved alterations are completed, the work must be inspected by the maintenance superintendent.

An improvement is defined as any permanently affixed addition or enhancement made to a unit which was not originally in the unit. This includes paneling, finishing basements, carpeting, fencing, adding vanities in bathrooms, installing central air conditioning and other such changes to the structure or the appearance of the unit.

Reminder from Maintenance

Members are responsible for mowing fenced back yards.

Grass must be no higher than six inches and the yard must be kept free of clutter.

If you receive notice from Maintenance to mow your yard, you will have 48 hours to do so. If not mowed during this time, Maintenance will mow and a fee will be charged.

If you leave for vacation, remember to make arrangements to have your yard mowed while you are gone.

If Maintenance has to mow, your account will be billed for the service.

Grass mowed on Tuesdays

Tuesday is mow day.

Our lawn mowing company is scheduled to care for the grounds on Tuesdays when weather permits.

And we need your cooperation. Please keep children, toys and adults out of the area where they are working.

Thank you.

Fireworks prohibited

Please remember that fireworks are not allowed at Independence Square Townhouses.

Possession and storage or usage on cooperative property place a member in default of the Occupancy Agreement.

Violation of the policy by members or their guests can result in the member's account being sent to the cooperative attorney for Termination of Right to Occupy; in other words, loss of membership.

Love 'em and leash 'em

The City of Independence requires that all dogs regardless of size be restrained when outdoors.

By City Code a dog is under restraint:

if it is in and cannot escape from a fully enclosed yard;

if the dog is on a leash of sufficient strength to confine it to the premises of the owners;

if the dog is fastened to a leash that is less than eight feet long and held by a person capable of controlling the dog.

“Invisible” fencing does not meet the definition of restraint.

The leash laws are designed to protect citizens and their dogs from harm. A loose dog may encounter a vicious dog, a dangerous wild animal or a car and be unable stop in time.

Unrestrained dogs also may strain relationships with neighbors by digging in yards, destroying decorations or flower beds, leaving waste behind or annoying the neighbor's pets.

Finally, unrestrained dogs may hurt your pocketbook. Owners of animals deemed a public nuisance may be subject to a fine of up to \$500 for the first offense.

For owners who want to allow their dogs to run free, the City of Independence provides public spaces for responsible citizens to bring their dogs without violating the law: off-leash zones in parks.

The Independence Leash-Free Zones are fenced, public areas where vaccinated dogs can legally run and play with other dogs under the supervision of their owners.

For more information on locations and rules regarding use of the leash-free zones in Independence parks, please visit the Web site, www.independencemo.org/Parksand Rec.

Off-Leash Zones for Dogs

Santa Fe Park
at 2900 S. Santa Fe Road

Fairmount Park
at 300 N. Home Ave.

