



# NEWSLETTER

Independence Square Townhouses, Inc. • 1360 Baker Drive • Independence, MO  
[www.independencesquaretownhouses.com](http://www.independencesquaretownhouses.com)

## Board of Directors

Marilyn Porter  
*President*

Sheryl Frank  
*Vice President*

Ray Gamble  
*Secretary-Treasurer*

Ed Korte

Mike Gamble

## 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, October 18, 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; Ed Korte and Mike Gamble.

Also attending were Alexis Martin, on-site manager; Beth Webb, assistant manager; Mike Leach, maintenance superintendent; Melva Linville, property manager, and Suzanne Miles, human relations coordinator, with Linville Management Services, Inc.; and Dudley Leonard, cooperative attorney.

Minutes of the September 21 board meeting were approved.

### Open Session

Appearing for the open session at 6 p.m. were Cheryl and Bob Cooper, Michael Benz and Lindsay Torres, Jessie Phillips and Frank Scheuring.

Alexis gave the office updates. There have been 25 statements of charges due, three attorney referrals, one vehicle violation and 20 defaults.

Twenty units are for sale; 10 of these are vacant. There have been three move-ins and three more are scheduled. One application is pending.

Mike gave the maintenance report. From August 16 through October 18, 119 work orders have been called in and 106 were completed. One bath faucet and one bath floor have been replaced.

Maintenance will finish working on furnaces the first week in November. Grounds are being cleaned up and inspected. Mud jack work was done at 1403 and 1405. There has been one move-out.

Sheryl Frank presented the Good Neighbor of the Month award to Frank Scheuring.

Marilyn opened the floor to member comments. Paint spilling from trash trucks, tires in the dumpster and an attempted car burglary were discussed.

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

## Closed Session

The board discussed how to introduce the new Occupancy Agreement to the members. It was decided to enclose a copy in recertification packets and mail them to members.

The board discussed recognizing members who make qualified referrals during the open session and in the newsletter as well.

Using a sign-in sheet for the open session was discussed. The board voted unanimously to begin awarding \$25 gift cards for door prize drawings as incentives to attract more members to the open sessions.

The meeting was adjourned at 7:40 p.m.

## Door prize drawings to be awarded at open sessions

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

In November, your appearance at the open session also may win you a \$25 gift card.

All members who attend the open session will be eligible for the door prize drawing.

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

All open sessions start at 6 p.m.

## Donations accepted to help members

The office is collecting food and cash donations for Independence Square families in need during the holidays.

To donate, please stop by the cooperative office. Thank you.

## Wet paint, loose trash detract from appearance of property

Independence Square recently invested a lot of money in upgrades and improvements to the units and the grounds.

But no matter how well-maintained the cooperative is and how nice the buildings look, trash makes the property look unkempt.

If you toss cans of paint in the dumpster, the paint will drip out of the trash trucks and all over the streets.

Please take cans of paint to the maintenance shop for proper disposal.

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.

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

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.



*Sheryl Frank, vice president of the board, presents the Good Neighbor award to Frank Scheuring.*

# 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.

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?

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

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## ***Optional:***

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

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

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

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# NOVEMBER 2011

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