

DECEMBER

Around
the SQUARE

2 0 1 7

BOARD OF DIRECTORS

Sheryl Frank
president

William Bather
vice president

Andria Knapp
secretary-treasurer

Ray Gamble

Judy Henthorn

HANDY PHONE NUMBERS

Independence Square
Townhouses office
816.252.0444

Police (Non-emergency)
816.325.7300

Police (Emergency)
911

Metro Public Safety
816.436.0401

Animal Shelter
816.621.7722

Animal Control Dispatcher
816.325.7205

Report Power Outage
816.325.7550

Great Plains SPCA
21001 E. Highway 78
Independence
913.808.3372

Hours:
Noon to 7 p.m. Tues. - Fri.
11 a.m. to 6 p.m. Sat. - Sun.

Citizens Information Center
816.325.7000

NEWSLETTER MINUTES

November 21, 2017

Board Meeting

Board members present: Sheryl Frank, president; Bill Bather, vice president; Ray Gamble and Judy Henthorn

Andria Knapp, secretary-treasurer, joined the meeting at 6:20 p.m.

Staff present: Alexis Martin, on-site manager, and Mike Leach, maintenance superintendent

Also attending: Melva Linville, property manager with Linville Management Services, Inc.; and Dudley Leonard, cooperative attorney

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

Minutes of the October board meeting and the November 7 special meeting were approved. The next meeting is January 16, 2018.

Open Session

Eight members signed in. Sheryl welcomed them and called the session to order at 6 p.m.

Mike gave the maintenance superintendent's report.

The roof of the shop, damaged by hail, has been replaced. The work is covered by an insurance claim. Flue caps are scheduled to be replaced. They are also covered by an insurance claim.

Annual inspections and furnace maintenance have been completed. Leaf pickup continues.

Replaced since October 17 were one refrigerator, one garbage disposal, one kitchen floor, one bath floor and one water heater.

There have been three move-ins since the last meeting and one move-out. Of 102 work orders called in, 93 have been completed.

Alexis presented the office report.

Two memberships are for sale with an application pending and a move-in scheduled. There are no more units to take applications on.

The office will close on November 23 and 24 for Thanksgiving; December 25 and 26 for Christmas; January 1, 2018, for New Year's Day; and January 15 for Martin Luther King Day.

Members interested in a holiday dinner on December 17 are asked to sign up with Martha.

Donations are again being accepted this year for Christmas food for Independence Square families in need. Four households received

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Thanksgiving dinner baskets. In previous years, food and children's gifts have been donated or purchased with cash given for holiday assistance.

William Scott will receive a check for \$200 for a referral bonus.

Helen McElfresh was recognized as the Good Neighbor of the Month for November. She was nominated by Kathleen Paxton.

Melva presented the managing agent's report.

Three applications have been approved.

Linville Management processed \$118,677.72 in accounts payable for the month of October. Financial reports were mailed to the board on November 15.

Sheryl opened the floor to member comments.

Kathleen Paxton won the door prize drawing.

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

The meeting was adjourned at 7:20 p.m.



Helen McElfresh was recognized as the Good Neighbor of the Month for November. She was nominated by Kathleen Paxton.



Board member Ray Gamble awards the door prize to Kathleen Paxton at the November board meeting. All members who attend the open session are eligible to win the prize, a \$25 gift card.

How Payments Are Applied

When you make a payment to Independence Square, the money is applied to your account in this order: attorney fees are paid first, filing fees next, then late charges, work orders and finally, carrying charges.

The money is applied to the work order unless you are on a payment agreement plan.

Rules for Holiday Lights and Decorations

1. Only small bulb, exterior, fused, UL-approved holiday lights may be installed.

2. Holiday lights may be attached on the lower eave with

clips approved by the maintenance department. Do not attach to shingles or other areas.

3. Outside lights must have no more than three 100-bulb strings attached together and where plugged together, they must be taped with electrical tape to keep out moisture.

4. Holiday lights and yard decorations can be installed 30 days before a holiday and must be removed within two weeks after the holiday.

5. Holiday lights must be plugged into the outdoor porch light fixture.

6. Members are prohibited from climbing onto roofs.

Residents can recycle variety of items in bin

Recycling is now as convenient as the bin by the maintenance building.

Residents can deposit all recyclable items in the bin without separating them first.

Here's what you can deposit:

- Paperboard such as empty cereal boxes
- Brown paper bags
- Phone books, catalogues and magazines
- Newspapers
- Paper cardboard, dairy and juice containers
- Bulk mail
- Glass bottles and jars
 - Remove and discard lids.
- Aluminum cans
- Plastic bottles and containers #1 - #7
 - No plastic bags.
- Tin or steel cans
- Cardboard boxes
- Office and school paper

Here's what cannot be deposited in the recycling bin:

- No batteries
- No bubble wrap
- No chemicals
- No diapers
- No plastic foam containers, cups and packing peanuts
- No food-soiled paper or plastic containers
- No hardbound books
- No household hazardous waste
- No kitchen oils
- No paint
- No plastic bags
- No plastic utensils
- No tires
- No yard waste

Members receive \$200 referral bonuses

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

William Scott received a \$200 referral bonus in November for referring a qualified new member to our cooperative.

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.

Got a good neighbor? Tell us who . . .

Independence Square is full of unsung heroes.

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

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

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

Holiday Dinner

5 to 7:30 p.m. on Sunday, Dec. 17

in the clubhouse

Ham will be served.

Please bring a potluck dish to share.

Deadline to sign up: Dec. 6

Please call the office for reservations.

816.252.0444

Reminder

There is no board meeting in December.

The next board meeting is January 16, 2018.

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Available at the office free to members

Yard waste bags

Trash bags only for leaf clean-ups are provided to members.

Pre-bagged ice melt

Stay safe this winter -- scatter some ice melt on sidewalks, stoops and steps.

Furnace filters

Change filters regularly to keep your furnace heating efficiently.

Smoke detector batteries

When you change your clocks, change your batteries, too.

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.

If you suspect you have bed bugs, call the office. Please do not come in to make a report.

We can deliver the bed bug monitors to you.

Light bulbs

Light bulbs are provided for appliances and front and back porch light fixtures in an effort to encourage members to leave these lights on at night for security purposes.

Donations accepted for holiday food baskets

1 can from every member = 188 cans

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

Four households received donations of a Thanksgiving turkey dinner in November.

Please consider contributing canned goods or other nonperishables.

If every household gave just one can of food, the cooperative would have 188 cans to use for gift baskets to our members who are struggling to make ends meet during the holidays.

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

Dates to Remember

December

Carrying charges due: December 1

Carrying charges delinquent: December 11

Delinquent accounts sent to attorney: December 21

Christmas observed: December 25 and 26
Office closed

January 2018

New Year's Day: January 1
Office closed

Carrying charges due: January 1

Carrying charges delinquent: January 11

Martin Luther King Day: January 15
Office closed

Board meeting: January 16
Open session at 6 p.m.

Delinquent accounts sent to attorney: January 21

Please note:

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

The newsletter is published and delivered mid-month.

*Best Wishes
for a Joyous Holiday Season
and a Happy New Year*

from your
Board of Directors and Staff
at
Independence Square Townhouses, Inc.