

## Garage Sale Slated for Sept. 25 - 27



Look for bargains throughout the cooperative from Thursday, September 25, through Saturday, September 27.

That's the date for the annual cooperative garage sale.

Sellers are reminded to abide by these rules:

1. All merchandise must be brought back inside your unit every night if you are having a multiple-day sale.
2. Multiple-day sales are limited to three consecutive days.
3. Signs must be removed from the property the morning after the sale is over.
4. The member is responsible for any liability or damage caused during the sale.

### SEP 2025

Carrying charges due: **October 1**

Delinquent accounts to attorney: **October 20**

Carrying charges delinquent: **October 10**

Board meeting: **October 21**

Open session at 6 p.m.

SUNDAY	MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY
	<b>1</b> <i>Labor Day Observed Office Closed</i>	<b>2</b> <i>Carrying Charges Delinquent</i>	<b>3</b>	<b>4</b>	<b>5</b>	<b>6</b>
<b>7</b>	<b>8</b>	<b>9</b>	<b>10</b>	<b>11</b>	<b>12</b>	<b>13</b>
<b>14</b>	<b>15</b>	<b>16</b>	<b>17</b> <i>Annual Meeting Sign-in at 6:30 p.m. Meeting at 7:00 p.m.</i>	<b>18</b>	<b>19</b>	<b>20</b>
<b>21</b>	<b>22</b> <i>Delinquent accounts to attorney</i>	<b>23</b>	<b>24</b>	<b>25</b> <b>26</b> <i>Community Garage Sale</i>		<b>27</b> <i>Community Dumpster</i>
<b>28</b> <i>Community Dumpster</i>	<b>29</b>	<b>30</b>				

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.



# NEWSLETTER

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

### Board of Directors

**Michael Gamble**  
President  
Elected 2023, 3-year term

**Nathan Pollard**  
Vice president  
Elected 2024, 3-year term

**Summer Bello**  
Secretary  
Elected 2023, 3-year term

**Cheryl Conaway**  
Treasurer  
Elected 2022, 3-year term

**Todd Smith**  
Elected 2024, 3-year term

### Handy Phone Numbers

Indep. Square Office  
816-252-0444

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

## Annual meeting to be held SEPTEMBER 17

VOTE!



Members of Independence Square will vote to fill one three-year position on the board of directors at this year's annual meeting.

Seven door prizes of \$100 a piece will be awarded to members attending from the seven different cul-de-sacs.

The meeting will be in the driveway of the clubhouse. Sign-in begins at 6:30 p.m. and the meeting starts at 7 p.m. on the third Wednesday in September, the 17th.

Only members in good standing can vote. Any member with an unpaid balance of more than 30 days cannot vote. If you cannot attend, you may vote by proxy.

Members voting by proxy must appoint another member in good standing to vote on their behalf. No attending member may cast more than his or her vote plus one proxy vote.

### BOARD MEETING, AUGUST 19, 2025

## NEWSLETTER MINUTES

**Board members present:** Mike Gamble, president; Summer Bello, secretary; Cheryl Conaway, treasurer; and Nate Pollard, vice president

**Board member absent:** Todd Smith

**Staff present:** Jozie Blomquist, regional manager, and Danica Murray and Kenny Irvin, site managers

**Also attending:** Brad Constance, cooperative attorney

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

### Minutes

The board voted to approve the minutes of the July board meeting.

### OPEN SESSION

Members signed in for the open session at 6 p.m.

### Welcome

Mike welcomed them and announced the next board meeting to be the

annual meeting on Wednesday, September 17. Registration is at 6:30 p.m. and the meeting begins at 7 p.m.

### Site manager report

Danica reviewed the site manager's and maintenance reports.

Applications: one approved and two in review. Move-ins: two. Future move-ins: two in September and one in October.

Maintenance update: 43 work orders currently open and 148 closed.

### Managing agent update

Security cameras are up and recording 24/7. Images are much clearer and more area is covered.

A retaining wall is being built by the office.

A work order audit is underway.

A drainage system is being installed between Buildings 18 and 19.

The Back-to-School Bash was a success. The next event may be a movie night with a trunk-or-treat.

While Jozie is away from September 10 to 16, Tammy Gibson from CHM will cover for her.

Mike opened the floor to member comments.

### Door prize

Phyllis Cannon won the \$25 cash door prize.

The open session ended at 6:40 p.m. The board met in closed session and the meeting was adjourned at 8:15 p.m.

## Here's how to vote by proxy

If you are unable to attend the annual meeting, you may vote by proxy.

Members voting by proxy must appoint another member in good standing to vote on their behalf.

Proxy forms are available from the office.

You must complete the proxy form, place it in a sealed envelope and sign across the seal of the envelope -- only then will the proxy be valid.

The member appointed to carry the proxy must present it to the Secretary of the Board of Directors or designee before the meeting starts.

No attending member may cast more than one proxy vote.



# ANNUAL MEETING DOOR PRIZES

## Seven \$100 prizes per cul-de-sac

### Steffany Brockman

My name is Steffany Brockman and I have been privileged to live at Independence Square Townhouses since March of 2023.

I would like to seek a Board of Directors position so that I may serve my neighbors and be able to advocate for their needs in our community.

My career holds a vast array of experiences and I have used problem-solving skills, personal communication skills, advocating skills, time management and legal resources to find solutions to problems. Such skills would be valuable and benefit our community.

Please vote for me on September 17.



Members enjoyed raffles, games, prizes, music and food during the Back-to-School Bash in August.

## Nominate a Neighbor

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.

### Good Neighbor Nomination

Your name: \_\_\_\_\_

Your address: \_\_\_\_\_

Your phone number: \_\_\_\_\_

I nominate \_\_\_\_\_

(Please give full name of neighbor your are nominating.)

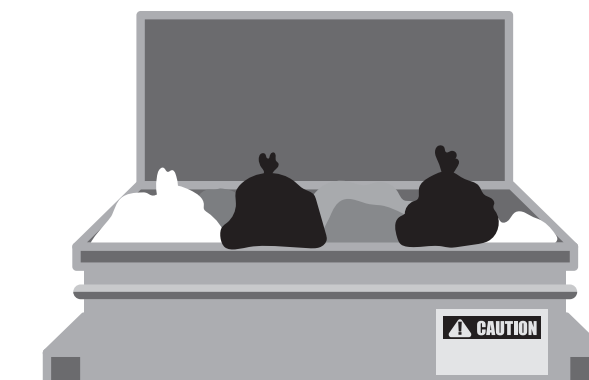
Neighbor's address: \_\_\_\_\_

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.

Newsletter editor, Su Bacon, will call the nominee. 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?



## Dumpster Days Sept. 26 - 28

## Door Prize Drawing



Phyllis Cannon receives the door prize of \$25 from board president, Mike Gamble, during the open session of the August board meeting.

## SALE Garage Sale Slated for Sept. 25 - 27

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You can dispose of your trash, clutter and other discards with ease.

A 40-yard dumpster will be located in front of the office on Friday, September 26, through Sunday, September 28.

The dumpster is free for all members.

Hazardous materials may not be placed in the dumpster.