

the
Bugler

FEB 24 2009

February 2009

Highleah Townhouses, Inc. 2001 W. Pembroke Crescent, Independence, MO 64057 816.257.0070

**Highleah Townhouses, Inc.
Board Meeting
Feb. 9, 2009**

NEWSLETTER MINUTES

Jim Legge, president, called the meeting to order at 5:10 p.m. Other board members present were Marsha Clark, first vice president; Angela Morris, second vice president; and Diann Taylor, secretary. Also attending were Carol Gibson, on-site manager; Gina Cowan, assistant manager; Kevin McQuade, maintenance superintendent; Lisa Gamble, controller for Linville Management Services, Inc.; Dudley Leonard, cooperative attorney; and Bob Guimbarda and Gwen Knight of EVS.

Open Session

Marsha called the open session to order at 6:05 p.m. and welcomed two members.

Su read aloud the minutes of the January 12 open session. The minutes were approved unanimously.

Todd Winborn, head of Security, joined the meeting at 6:10 p.m.

Carol discussed the on-site manager's report. The Housing Authority of Independence has three inspections scheduled from Feb. 10 through March 27.

Four installation permits were received; three were approved and one denied. There have been four reasonable accommodation requests. One was denied.

The board voted unanimously to accept the office report.

Kevin discussed the maintenance report. In January, 166 work orders were completed. There was one move-in and there was one move-out.

Palmer Lawn Professionals applied salt and sand to the streets once. Kevin purchased a mulching mower for \$320.23.

Maintenance is working on 12 rehabs.

Jim returned at 6:15 p.m. and Marsha turned the meeting back over to him.

Roof replacements were completed on Buildings #20 and 25. Classic Roofing has bid \$9,072 to replace the roof on Building #24, 18020 through 18026 Dover Fork. The board voted unanimously to accept the bid.

Continued on page 2

Board of Directors

President: Jim Legge
Newsletter

First vice president: Marsha Clark
Security and Pet Complaints

Second vice president: Angela Morris
Pet Registration

Treasurer: Dan Hastings
House and Grounds

Secretary: Dr. Diann Taylor
Educational Grant

Utilities for Dec. 5, 2008 through Jan. 9, 2009

Water/Sewer: \$8,736.01
Electric: \$1,053.67

Handy Phone Numbers

Highleah office: 816-257-0070
Maintenance emergency:
913-894-3441
Security patrol: 816-916-7634
Non-emergency police:
816-325-7300
Natural gas company: 816-756-5252
Power and light service:
816-325-7930
Animal control: 816-325-7205
Citizens Information Center:
816-325-7000

The board also approved unanimously the purchase and installation of four signs about parking for \$200.

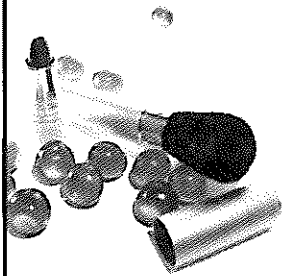
The board voted to deny altering the front stairs of a unit because the alterations requested do not comply with city code. Lisa was asked to send a letter explaining the denial to the member.

Angela gave the February Pet Committee Report. In January, she received 12 updates. The first Pet Committee meeting will be at 6:30 p.m. on April 7 in the clubhouse.

Because there was no written Security report, Marsha asked Todd to discuss Security activities.

Diann reported that information about the education grant and the committee was published in the January newsletter.

Jim opened the floor to member concerns. The open session ended at 6:50 p.m.



Mary Martens
Independent Avon Representative
816-257-1022

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