



Linville Management Services, Inc.

313 Armour Rd., Suite 212
N. Kansas City, MO 64116

(816) 421-1555
FAX (816) 421-4202

April 27, 2018

Member
HIGHLEAH TOWNHOUSES, INC.
Independence, MO 64057

RE: INCREASE IN MONTHLY CARRYING CHARGES

Dear Member:

The Board of Directors along with management and staff have completed the budget planning process for fiscal year 2018-2019. We have taken into consideration all of the day to day expenses. We will also continue to fund the reserves in accordance with the by-laws of the property.

After consideration of these items, we find it necessary to increase the carrying charges as follows *effective June 1, 2018*:

	<u>Present Charge</u>	<u>New Charge</u>	<u>IF you pay surcharge</u>
One Bedroom 1 bath	498.00	513.00	564.00
One Bedroom 1 bath end	501.00	516.00	568.00
Two Bedroom 1 bath	512.00	527.00	580.00
Two Bedroom 1 bath end	515.00	530.00	583.00
Three Bedroom 1 1/2 bath	525.00	540.00	594.00
Three Bedroom 1 1/2 bath end	528.00	543.00	597.00

Thank you for understanding the need for this increase. We look forward to seeing you at the monthly Board meetings where we continue sharing more about the operations of the cooperative. You are such an important part of this organization, and we truly value your input.

Sincerely,

On behalf of
HIGHLEAH TOWNHOUSES, INC.
LINVILLE MANAGEMENT SERVICES, INC.

Carmen Detherage, Property Manager