



Highleah Townhouses

2001 Pembroke Crescent West Independence, MO 64057

PHONE (816) 257-0070 FAX (816) 257-2639

April 26, 2019

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 2019-2020. 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, 2019*:

	<u>Present Charge</u>	<u>New Charge</u>	<u>IF you pay surcharge</u>
One Bedroom 1 bath	513.00	533.00	586.00
One Bedroom 1 bath end	516.00	536.00	590.00
Two Bedroom 1 bath	527.00	547.00	602.00
Two Bedroom 1 bath end	530.00	550.00	605.00
Three Bedroom 1 1/2 bath	540.00	560.00	616.00
Three Bedroom 1 1/2 bath end	543.00	563.00	619.00

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. and
Highleah Board of Directors

Gina M. Zukel
On-site Manager