



Highleah Highlights

Highleah Office: 816-257-0070

Website: Highleah.com

Board Email: htbod@highleah.com

Maintenance Emergency: 913-894-3441

Independence Police non emergency: 816-325-7300

Gas Service: 816-756-5252

Power and Light: 816-325-7930

Animal Shelter: 816-325-7207

Highleah Townhouses, Inc.
May 16, 2022
Board Meeting

NEWSLETTER MINUTES

Board members present: Jane Leonard, president; Kathleen Hill, vice president; Donna Cates, secretary; and Jon Jordan, treasurer

Staff present: Andria Knapp, on-site manager; Linda Thompson, assistant manager; and Kevin McQuade, maintenance superintendent

Also attending: Brad Constance, cooperative attorney, and Betsy Kilker, regional manager for Tailor Made Property Services

Jane called the meeting to order at 4:30 p.m.

Minutes

The board voted to approve the minutes of the April 18 board meeting and of the April 20 budget meeting and executive session.

Open Session

Twenty members signed in for the open session at 6 p.m. in the clubhouse. Jane welcomed them.

Office update

Andria presented the office report.

There have been 28 statements of credit, 25 statements of charges, one attorney referral and 41 notices to pay.

Two reasonable accommodation requests were received. One installation/alteration permit was approved. Two exterminations were performed.

Notices were sent about violations involving animals, housekeeping, vehicles, yard/common area and general household miscellaneous.

No units are now on the market.

Maintenance summary

Kevin reviewed the maintenance report.

In April, 126 service requests were received and completed. There were two move-ins and one move-out.

Clever Ways to Save Money on Utilities

Taken from City of Independence Utilities Newsletter

May showers bring June flowers and before we know it summer will be here. Keep in mind the following clever tips to save money on your utilities as the temperatures begin to consistently warm up.

- Change the filter on your furnace and keep vents clean
- Invest in fans and adjust your thermostat when away from home
- Unplug devices and equipment not in use (you'd be surprised how much energy these vampires can use)
- Replace incandescent light bulbs with light-emitting diodes (LEDs) bulbs
- Utilize dryer balls to cut down drying time
- Use a dishwasher to wash dishes, it uses less water than washing dishes by hand
- Find and repair leaks from dripping faucets or toilets
- Invest in water-saving showerheads
- Run your appliances at night to save energy costs and for convenience





Vendor Event

June 4, 2022

10-2pm

Clubroom

Still room for plenty more. Call the office to reserve your spot!



Wreaths by
Twisted Vines Gail



Comcast Representative
Kira



Honey
Member David



Color Street
Nails by Amy



Home made
Crafts by
Member Tami

Ceramics and
pillow case dresses
Member Viola

Colored Paintings
Christine



Eight rehabs are in various stages of completion. All are sold.

Tailor Made Property Services

Betsy presented the managing agent's report for April 19 through May 16, 2022. Four applications were approved. Eight final statements were completed. Processed in accounts payable was \$217,196.38. Six letters were sent.

Jane opened the floor to member comments.

Garden winners

Winners were announced for the beautiful garden contest: 1949 Stafford Lane won first place, a \$50 restaurant gift card; and 1743 Covingtree Bend won second place, a \$20 QuikTrip gift card.

Door prize

Kim West won the door prize drawing and the open session ended at 7:30 p.m.

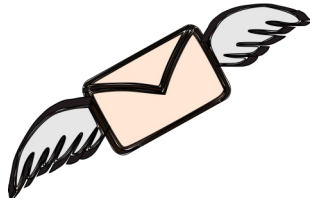
Adjournment

The board met in closed session and the meeting was adjourned at 7:55 p.m.



Office: Linda
Member: Kim





Message From your Board President

Hello, members old and new to Highleah. The Board would like to welcome Dave Johnson as our newest interim board member, he has lived in our community for several years. He has seen many things change and people come and go. I think his knowledge will be an eye-opener for the current board. Our next meeting will be held on June 20, open session is at 6PM.

Thank you to all that participated in the Flower Garden Contest! Our winners and areas are pictured in this newsletter. Let me apologize for our lawn issues, We have found another company. We have the annual yard sale in June on Friday the 3rd and Saturday the 4th. 8 am to dusk, so let's make it a great one this year.

As a reminder, please call 911 for any issues and turn on your porch lights to deter crime in our area. Clean up around your front and back areas. If it can't be seen it can't be stolen and it makes our property look so much better. If you have thought about Ring type cameras don't forget to get an installation permit first.

I will be walking the property along with management to see what type of repairs are needed on our buildings, along with clean-up things that need to be completed around your units.

Remember if you have any questions or concerns, please feel free to email the Board at htbod@high.com, I will answer as quickly as I can.



Good Neighbor Award
Winner for
May
Jim



Pure local honey for sale,
and delivery is FREE!
Text me at 816-965-3589

Flower Garden Contest Winners

Thank you to everyone that participated. It was good to see how many took the time and made Highleah look great!



1st Place Winner
Tami (Right)

2nd Place Winner
Alicia (Left)



Good Neighbor Nomination

Do you have a neighbor that has gone above and beyond? Is there someone you know that goes out of their way to help others? If so, we would love for you to consider nominating them for our good neighbor award! We want to recognize individuals that strive to make our community a better place to live! They could win a \$25.00 credit on their account!

Fill out the form below and turn it in to the office. The board will re-view the submissions and vote on a “good neighbor” to be honored each month at the open session of the board meetings.

Submitting member’s name:

Submitting member’s address:

Submitting member’s phone number:

Name of the member you are nominating:

Address of the member you are nominating (if known)

Reason you are nominating this member:

OFFICE NEWS

Garage Sale and Vendor Event

Everyone that is participating in the garage sale make sure to put it out there on your social media. There is also still room for the vendor event if anyone is interested or has a friend that may be interested. Please contact the office.



Porch Lights

The board is asking that everyone please turn on your porch lights. Back and front. We are hoping that this will help discourage theft.



Storage Lot

There has been a lot of vandalism done at the storage lot on Covingtree Bend. This is just not the little aged kids, teens were seen there by maintenance. If your child is caught at the storage lot you will be responsible for any damages done. Members, please keep you eyes open to that area when driving thru or using the lot. It is not a playground and your kids should never be inside that lot for any reason unless with you.



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From



Garden Areas



Garden areas still seem to be such a problem. Please clean your garden areas of weeds and old growth from last year. If you do not want to maintain a garden area then you need to take up any garden stones or borders and clean the area. Then the lawn crew can weed eat going forward.

Mowing

Starting on the 20th of June we will have a new mowing company. If you have a concern or complaint please contact the office so we can let the maintenance superintendent handle them. You should never confront the mowing crew directly.



Bonnie
Your Highleah Neighbor
913-207-6502 call or text

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