



Highleah Townhouses

2001 Pembroke Crescent West Independence, MO 64057

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

April 28, 2023

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 the fiscal year 2023-2024. We have taken into consideration all of the day-to-day expenses. We will also continue to fund the reserves per the by-laws of the property.

There will be a \$40.00 increase to your monthly carrying charges for the new fiscal year starting June 1, 2023. This increase is to continue providing our members with comfortable homes. You are a highly valued member and we sincerely hope you understand the need for this increase.

Below is a chart showing the increase in carrying charges effective June 1, 2023:

	<u>Present Charge</u>	<u>New Charge</u>
One Bedroom 1 bath	608.00	648.00
One Bedroom 1 bath end	611.00	651.00
Two Bedroom 1 bath	622.00	662.00
Two Bedroom 1 bath end	625.00	665.00
Three Bedroom 1 1/2 bath	635.00	675.00
Three Bedroom 1 1/2 bath end	638.00	678.00

We look forward to seeing you at the monthly Board meetings. During these open sessions, we can continue sharing more about the operations of the cooperative and listen to your questions and concerns. You are an important part of this organization, and we truly value your input.

Sincerely,
On behalf of
HIGHLEAH TOWNHOUSES, INC.
Betsy Kilker
Betsy Kilker
Regional Manager
Tailor Made Property Services, Inc

cc: Board of Directors