

# The Town Crier

Colonial Square Homes

March 2026

Board Members	Office Staff
Leslie LaMarche – President	Crystal - On-site Manager
Debra Capps – 1 <sup>st</sup> Vice President	Brenda – Assistant On-site Manager
Kathy Pestock – 2 <sup>nd</sup> Vice President	Cliff - Maint. Superintendent
Judy Allister – Treasurer	Wayne – Lead Maint. Tech.
Clyde Whitney – Secretary	Jerry – Maint. Tech
	Kevin – Maint. Tech.

Colonial Square Office: 816-452-6664

Maintenance Emergency: 913-894-3549

**KC Police non-emergency # 816-234-5111**

**Parking Patrol for big rigs parked on Parvin please call:  
816-234-5111**

## Office News

March Board meeting is closed to the membership.

Please call 911 if you see or hear any suspicious activity.

**The Neighborhood Watch meeting for March 10, 2026 will be in  
the room above the office at 7:00 PM**

Water bills for February 2026 total \$ 30,208.50

**Colonial Square Homes, Inc.**  
**February 12, 2026**  
**Board Meeting**

**NEWSLETTER MINUTES**

**Board members present:** Leslie LaMarche, president; Debra Capps, first vice president; Kathy Pestock, second vice president; and Judy Allister, treasurer

**Board member absent:** Clyde Whitney, secretary

**Staff present:** Crystal Keeton, site manager, and Cliff Abel, maintenance superintendent

**Also attending:** Mike Lauer, regional manager with Tailor Made Property Services, Inc.; Brad Constance and Jessica Foxx, cooperative attorneys

The board convened at 5:30 p.m.

**2026-2027 Budget**

The budget meeting will be March 12. It will be closed.

**Open Session**

All present observed a moment of silence and Leslie called the meeting to order at 7:01 p.m. No other members joined the meeting.

**January minutes**

The board voted to approve the January 2026 minutes.

The board reviewed reports.

**Office report**

For January, there have been 23 statements of charges due, 11 statements of credit, 11 defaults and one attorney referral.

**Maintenance update**

Cliff reported that there were 94 work orders completed and 22 not yet done in January.

Nine rehabs are in various stages of completion.

Two maintenance positions and a groundskeeper position are open.

**Open ends**

The open session ended at 7:15 p.m. The board met in closed session and the meeting was adjourned at 7:50 p.m.

## EXTERMINATION SCHEDULE FOR 2026

Extermination Schedule for 2026	
March 10, 2026	2110-2146
April 14, 2026	2148-2186
May 12, 2026	2188-2228
June 9, 2026	2230-2274
July 14, 2026	2276-2310
August 11, 2026	2310-2350
September 8, 2026	2352-2376 & 2076-2084
October 13, 2026	1850-1890
November 10, 2026	1892-1932
December 8, 2026	No Exterminations
January 12, 2027	1934-1976

### SPECIAL DATES FOR 2026

**June 11, 2026 Annual Board of Directors Meeting at 7 PM**

**THE OFFICE WILL BE CLOSED ON THE FOLLOWING HOLIDAYS**

Memorial Day	May 25, 2026
Juneteenth	June 19, 2026
Independence Day	July 3, 2026
Labor Day	September 7, 2026
Thanksgiving	November 26 & 27, 2026
Christmas Day	Dec. 24, 2026 close at noon & Dec. 25, 2026

### Annual Meeting:

The board voted to open voting for the annual meeting on the first day of June and to keep it open through 5 PM the day of the annual meeting.

Resumes will be due on May 15 to be published in the newsletter and for members' names to appear on the ballot. If May 15 falls on Saturday or Sunday, the deadline will move to Monday.

**ATTENTION MEMBERS:**

**The Annual Board of Directors Meeting will be held on June 1, 2026 at 7 PM.**

**Policy and Procedures for Candidates Running for the Board of Directors**

1. Members running for the Board of Directors who wish to have their resume in the Town Crier must file it with the on-site manager by May 15, 2026. Resumes must be camera ready (printed or typed on white paper).

2. Candidates may campaign in any manner they choose, i.e., door to door, fliers, etc.

3. Campaigning is not allowed in the clubroom building the evening of the Annual Meeting. All candidates will be allowed to address the membership during the Annual Meeting prior to the election.

4. The on-site staff shall not prepare or copy campaign literature for candidates.

5. Resumes must be received by May 15, 2026 in order for the candidate's name to appear on the ballot.

6. All who vote at the annual meeting whether in person, by proxy, or by absentee ballot are eligible for the door prize drawing.

## **ANNUAL MEETING / BOARD OF DIRECTORS ELECTION**

Colonial Square's annual meeting is held each year on the 2nd Thursday of June. One of the primary agenda items is the election of board members to serve as the governing body of the cooperative for the next term. Interested candidates may now submit their resumes to the office for publication in the newsletter.

Here is an easy format to help you organize your information. Most of the categories are optional. You may choose to write in complete sentences or use only bullet points.

The board requests that all resumes be submitted in this format. Board and management will reserve the right to refuse publication in the Town Crier for any offensive or false content. Submissions should be limited to one page.

Name:

Cooperative experience:

Qualifications:

Family:

Work history:

Education:

"I want to serve on the board of directors because."

**Debra K. Capps**

2030 N.E. Parvin Road

*Cooperative experience*

\_\_\_Appointed to Colonial Square board of directors in 2007:  
elected to the board in 2008 through 2023.

\_\_\_Currently serving as 1st Vice President;  
previously served as board secretary and treasurer

\_\_\_Continuing to serve on the Activities Committee to plan  
annual picnic, Easter egg hunt and other family-oriented events

*Qualifications*

\_\_\_ Nineteen years of continuous service on Colonial Square board of directors;  
member of the cooperative since 2006

*Family*

\_\_\_Three grown children with one granddaughter and 3 grandsons

*Work history*

2006 - 2017: Reimbursement specialist, North Kansas City Hospital Home  
Health

2003 - 2006: Billing specialist, Surgical Associates of Southwest Florida

1997 - 2002: Office Manager/Biller, Independent Medical Services in North  
Kansas City

1991 - 1997: Lead Collector/Customer Service, Shawnee Mission Orthopedics

1979 - 1991: Collection Manager, Hospital Hill Health Services in Kansas City,  
MO

*Education*

Successfully completed courses at Midwest Association of Housing  
Cooperatives conferences and at Kansas City area property management  
training sessions

Graduate of St. Pius X High School

*I want to serve on the board because:*

For nineteen years I have worked with the other board members to support our  
affordable housing mission at all levels. One of our major accomplishments is  
to upgrade the property for safety, comfort and appearance through  
renovations to individual units and common areas.

My goal is to improve the quality of life for all who call Colonial Square home.

**Clyde Whitney**

2026 NE Parvin Rd

Cooperative Experience:

-- Appointed to Board of Directors 2003 elected numerous times and did have a leave of absents, where I left the board for a short time

-- Currently serving as the Secretary, but have served other positions also

Qualifications:

-- Over 17 years of Service to The Colonial Square Board of Directors and been living here since 2000

Family:

-- 4 grown children & 10 grandchildren

Work History

-- 2014 - Present : Ford Motor Company

-- 2006 - 2013 ; Liberty Hospital

-- 1998 - 2006 : Kirby Company

Education:

-- I have successfully completed numerous courses at the Midwest Association of Housing Cooperatives courses at the conferences. Also have completed local classes that have been held here.

-- 1980 Graduate of Manhattan High School

-- I want to keep on serving & working with the Board to keep our homes affordable for ALL of US young & old. I have worked to dress up our appearance inside an out. To make our neighborhood the Best in the Northland. With Everyone's Help We Can Keep Our Homes & Neighborhood as the one That Everyone Will Look Up To!

## Colonial Square Homes, Inc. Vacation Notice

If you are planning to be gone for a few days and would like the maintenance staff to check on your unit please complete this form and turn it in to the office.

Name: \_\_\_\_\_

Address: \_\_\_\_\_

Time frame of vacation: Leaving \_\_\_\_\_

Returning \_\_\_\_\_

Emergency Contact: Name: \_\_\_\_\_

Phone: \_\_\_\_\_

Number you can be reached at (if applicable): \_\_\_\_\_

Your cell phone number (if applicable): \_\_\_\_\_

Will you have someone checking on the unit while you are gone? If so, please provide the following:

Name: \_\_\_\_\_

Phone #: \_\_\_\_\_



## Yards

Members are allowed to have flower beds in both front and back yards but plants must not attach to or climb the building structure. Flower beds planted after October 1, 2014, cannot extend beyond the lowest step.

Fencing around the beds must not exceed twelve (12) inches in height. All planting areas must be designed to provide proper drainage away from the building.

Vegetation that creates a security or safety hazard will not be allowed. If such vegetation is allowed to grow, the member will be required to remove it.

Yards should be free of debris such as tires, boards, wheels and other items that would create an eyesore.





# Irish Soda Bread

## Ingredients:

4 cups all-purpose flour  
1 1/2 teaspoons salt  
1 1/2 teaspoons baking soda  
2 cups buttermilk

## Instructions:

Preheat the oven at 375°F.  
Have ready a baking sheet dusted with flour.

Stir together **4 cups all-purpose flour, 1 1/2 teaspoons salt** and **1 1/2 teaspoons baking soda** in a large bowl.

Add **2 cups buttermilk** and stir with a wooden spoon or fork until it's all moistened. This is quick; several strokes and that's it. You don't want to overwork the dough.

Flour the counter lightly and dump dough on it.

Sprinkle the top lightly with flour and bring it all together, folding it quickly onto itself, and forming it into a loose ball. It's sticky and wet but you don't need to knead it. If you add too much it will be tougher after it's baked, especially the crust. So don't be tempted to make it into a smooth ball, it's meant to be rustic.

Place it in the prepared pan (It's easier with the help of a spatula or dough scraper).

Slash the top making a cross pattern, cutting it about half-inch deep, and **immediately** place the baking sheet in the oven. Baking soda starts acting when you add liquid, so you want to start baking the bread as soon as possible.

Bake for 45 to 55 minutes, until it's golden and firm to the touch. Let cool on a wire rack for 15 minutes before slicing.

Eat warm or at room temperature. It's best eaten the same day it's baked.

# March 2026



Sunday 1	Monday 2	Tuesday 3	Wednesday 4	Thursday 5	Friday 6	Saturday 7
Carrying Charges Due						
8 Daylight Saving Time Begins	9	10 Exter- minations 2110-2146  **	11 Late Fees Applied	12 Board Meeting  Closed to members	13	14
15	16	17 St. Patrick's Day	18	19	20 Spring Begins	21 Attorney Referrals
22	23	24	25	26	27	28
29	30	31				Happy Birthday to members born in March!!

\*\*Neighborhood Watch Meeting 7:00 PM above the office.