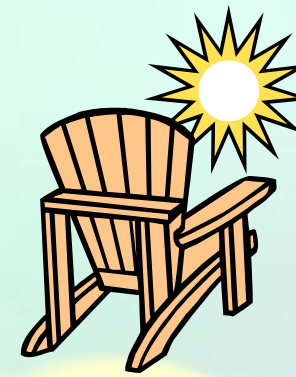


August



Summer Fun!

AUGUST 2015

THE TOWN CRIER

COLONIAL SQUARE HOMES

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
Happy Birthday to members born in August!						1 Carrying Charges Due!
2	3	4	5	6	7	8
9	10	11 Late Fees Applied Exterminations 2276-2310	12	13 Board Meeting @ 7pm	14	15
16	17	18	19	20	21	22 Activities Meeting @ 11 am Clubroom
23	24 Attorney Referrals	25	26	27	28	29
30	31					

BOARD MEMBERS

Richard Gibson—President

Leslie LaMarche—1st Vice President

Clyde Whitney—2nd Vice President

Debra Capps—Treasurer

Judy Allister—Secretary

OFFICE STAFF

Crystal Keeton—On-site Manager

Clifford Abel—Maint. Superintendent

Wes Harness—Asst. Maint. Superintendent

Wayne Morrison—Maint. Tech.

Jerry Burch—Maint. Tech.

David Harris—Maint. Tech.

COLONIAL SQUARE OFFICE : 816-452-6664

SECURITY NUMBER: 816-809-9600

MAINTENANCE EMERGENCY: 913-894-3549

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July 9, 2015

Board Meeting

NEWSLETTER MINUTES

Board members present: Richard Gibson, president; Leslie LaMarche, first vice president; Debra Capps, treasurer; and Judy Allister, secretary.

Board members absent: Clyde Whitney, second vice president

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

Also attending: Connie Mayer and Mike Lauer, regional managers with Tailor Made Property Service, Inc.; and Dudley Leonard, cooperative attorney

The board convened at 5:30 p.m. Richard distributed copies of the board member code of ethics. Leslie, Debra, Judy and Richard read the code aloud. They agreed to abide by the guidelines and signed copies of the code.

New Member Orientation

Three households appeared for orientation.

Board members reviewed Colonial Square rules and regulations and expectations for cooperative living and membership.

The orientation ended at 7:10 p.m.

Open Session

Attending the open session were Rene Love, Holly Thomas, Eldon and Beverly Cox, Mike Moreno and Amy Ingala. Steve Jones of Metro Public Safety also appeared.

Richard welcomed them at 7:15 p.m. All present observed a moment of silence.

Crystal reported for the Pet Committee: one violation was notified.

In the monthly office report for June, Crystal reported one move-in, one intent to vacate, 19 statements of charges due, one attorney referral, one miscellaneous complaint and a motorcycle stolen in A Tract.

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: _____

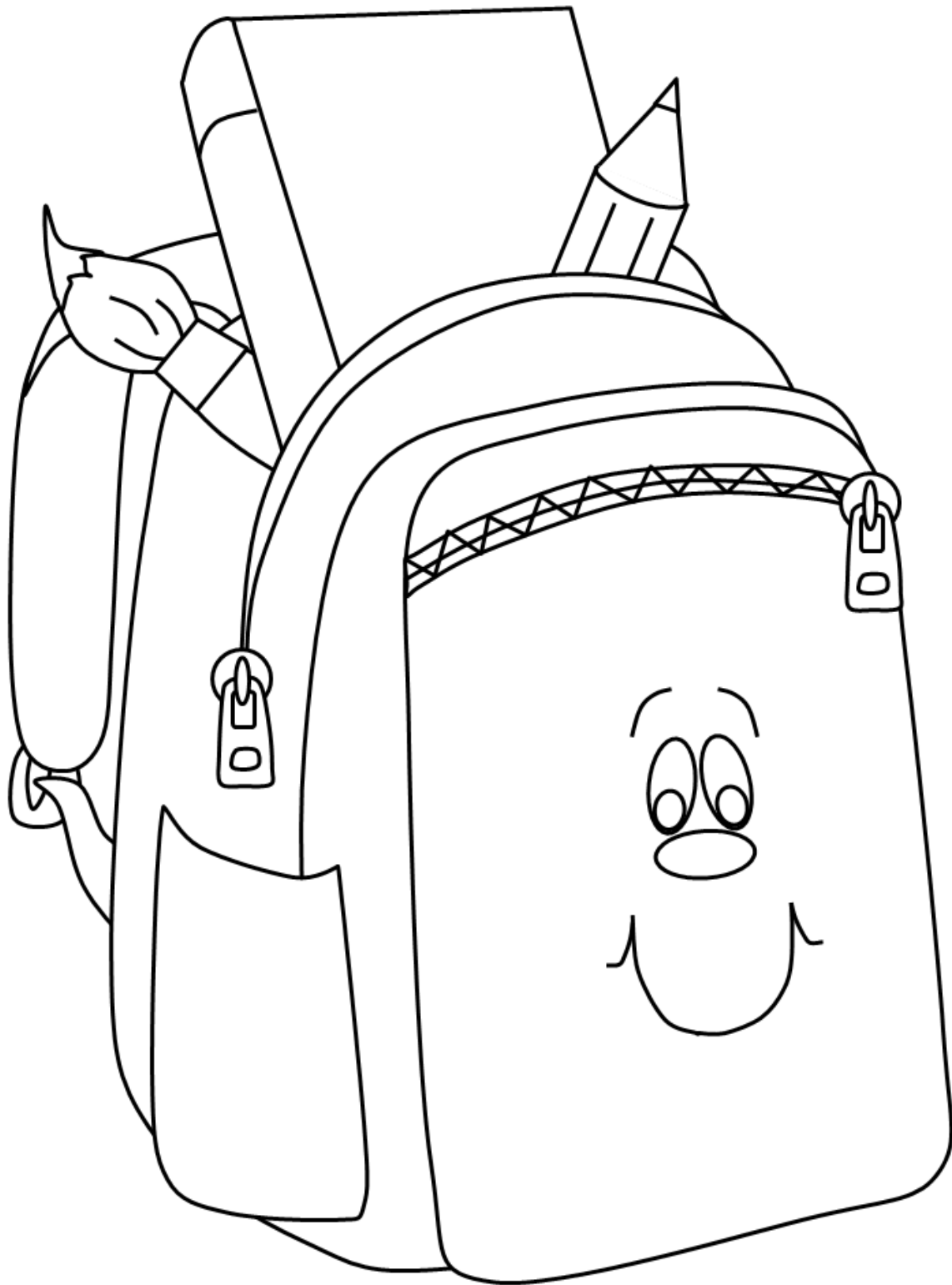
Number you can be reached at (if applicable): _____

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 #: _____



Three units have been sold. Three cooperative-owned and 10 member units are available.

Cliff gave the House and Grounds and maintenance reports. In May, one unit was tagged and complied in B Tract; none in A Tract. There were two parking violations in A Tract and three in B Tract. There were 182 work orders completed, one move-in, one move-out and four preliminary move-outs.

In June, five units in A Tract were tagged and two complied; nine units in B Tract and eight complied. There were two parking violations in A Tract and four in B Tract. There were 182 work orders completed, one move-in and one preliminary move-out.

Nine rehabs currently are underway and seven more units will be vacated soon.

The dumpsters are being replaced.

Connie gave the managing agent's report. The cooperative audit is being performed and a new pie chart will be produced once it is completed.

Richard opened the floor to member comments.

The open session ended at 8:35 p.m.

Dear Members,

Please be advised when signing up for Google, Time Warner etc., you have the responsibility of ensuring that they do not drill into the siding here at Colonial Square Homes. Since most installers require you to be there, you should make sure you tell them this so that you are not held financially responsible in the future.

Thank you!



Office News



Colonial Square 2015 Activities Committees

The Activities Committee Meeting will be
August 22, 2015 in the clubroom at 11 am.

Water bill for June \$ 5121.59

Trash bill for June \$ 1728.15

EXTERMINATION SCHEDULE FOR 2015

AUGUST 11, 2015	2276-2310
SEPTEMBER 8, 2015	2312-2350
OCTOBER 13, 2015	2352-2376 & 2076-2084
NOVEMBER 10, 2015	1850-1890

NO EXTERMINATIONS DONE IN DECEMBER



King Ranch Casserole



Ingredients:

- 1 can (10 1/2 ounces) cream of mushroom soup
- 3/4 cup picante sauce
- 3/4 cup sour cream
- 1 tbsp chili powder
- 2 medium tomatoes, chopped (about 2 cups)
- 3 cups cubed cooked chicken
- 12 corn tortillas (6 inch), cut into 1 inch pieces
- 1 cup shredded cheddar cheese (about 4 ounces)
- 2 green onions, sliced (about 1/4 cup)

Directions:

1. Stir the soup, picante sauce, sour cream, chili powder, tomatoes and chicken in a medium bowl.
2. Place half the tortillas in a 2-quart shallow baking dish. Top with half the chicken mixture. Repeat the layers. Sprinkle with cheese
3. Bake at 350 degrees for 40 minutes until the mixture is hot and bubbling. Sprinkle with green onions. Serve with additional picante sauce and sour cream.

Be a Nosy Neighbor

Be a nosy neighbor. What are your neighbors doing? Are they out of town? Coming in late? Living alone? Now I'm not talking becoming a stalker, but knowing what is going on around you and your area is a good thing.



If your neighbors are out of town keep an eye on their unit for them. When you walk by, check for open doors, broken windows, and anything out of place. Live next door, listen for running water or smoke detectors beeping. Members can call the office to have their unit checked by maintenance while away.

Is your neighbor coming home late? If you know someone who works late and walks to their unit alone make it a point to watch them until they get home safe. Again, don't be a stalker, just a nosy neighbor.

Do you have a neighbor who lives alone? Check on them from time to time. Have them give you a family members' phone number for a contact person in case you don't see them for a while. The office and maintenance can not do a well being check without a family member or police present.

Remember to report any suspicious activity to the office or security as soon as possible. If you notice a vacant unit and are not aware of that household moving out call the office. Never hesitate to call 911 for more serious crimes.

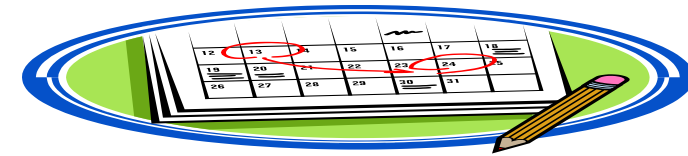
Metro Public Safety is our security company. Their number is **816-809-9600**.

Sometimes it's good to be a nosy neighbor. We all need to get involved to keep our coop safe.

SPECIAL DATES FOR 2015

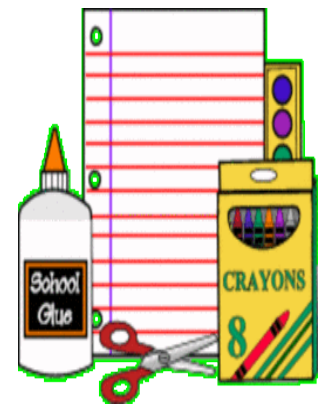
**THE OFFICE & MAINTENANCE WILL BE CLOSED ON
THE FOLLOWING HOLIDAYS**

LABOR DAY	SEPTEMBER 7, 2015
THANKSGIVING	NOVEMBER 26 & 27, 2015
CHRISTMAS EVE	DECEMBER 24, 2015
CHRISTMAS DAY	DECEMBER 25, 2015
NEW YEAR'S DAY	JANUARY 1, 2016



Missouri Tax Free Weekend, August 7-9, 2015

By state law, the sales tax holiday begins on the first Friday in August and continues through the following Sunday. In 2015, the three-day holiday begins at 12:01 a.m. on Friday, Aug. 7, and runs through Sunday, Aug. 9. Certain back-to-school purchases, such as clothing, school supplies, computers, and other items as defined by the statute, are exempt from sales tax for this time period only.



Crimes reported to the office in the month of July:

Tract A	Tract B
Motorcycle stolen	NONE

If you hear or see any suspicious activity please call the Police or Security.

Police Emergency: 911

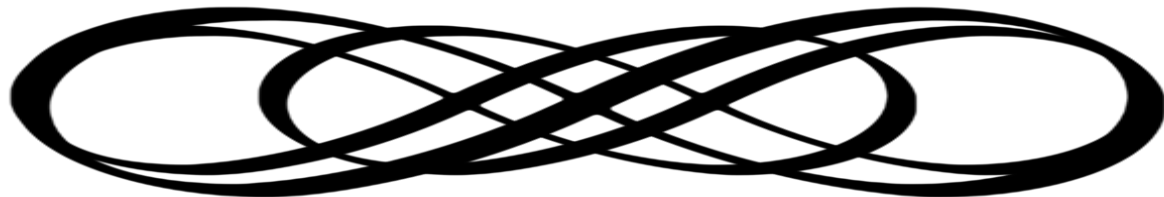
Metro Public Safety: 816-809-9600

Colonial Square Office: 816-452-6664



GUIDELINES CONCERNING RESPONSIBILITY OF YOUR PET:

1. Your pet will not make unreasonable noise.
2. Dogs are not to be tied outside in unfenced yards.
3. Fenced yards must be kept clean from pet refuse.
4. The pet will not be allowed out of the townhouse or fenced backyard except when restrained by a leash and accompanied by a responsible person.
5. When walking pets, please carry the necessary equipment to clean up after the pet.
6. Any pet that attacks or bites a person will be removed from the cooperative at the discretion of the Board of Directors.
7. Cat litter must be disposed of in sealed bags.



SAVE THE DATE!!

**Colonial Square Picnic is planned for
September 19, 2015.**

Food



Soda/Water



Bounce House



Fun for all!