

The November 2015 Brightoneer

Happy Thanksgiving



Daylight Savings Time
Ends November 1st—
Fall-Back 1 Hour at
bedtime on 10/31.



Office Phone:	816-454-2500
Maintenance Emergency:	913-894-3456
Security Number:	816-868-4115
Non-Emergency Police:	816-413-3400
Web Site:	www.northbrighton.com

North Brighton Townhouses, Inc. 5057 N.E 37th Street Kansas City, MO 64117
A CERTIFIED KANSAS CITY CRIME FREE PROPERTY

**There were no Good Neighbor
Nominations for November.**

Senior Luncheon

3rd Wednesday

November 18th

11:30 am to ?

Lunch Provided

Open To All Seniors of NBT

RSVP: Bertha 452-6522 or Dorothy 453-8174

Please leave a message if no answer.

**Next Board Meeting
November 10th
Doors open at 7:00 pm**

N e i g h b o r N o m i n a t i o n

All information will be verified.

The Good Neighbor recognition program will continue throughout the year. When you're touched by another's kindness, please nominate that person.

Good Neighbor Nomination

Name

Address

City State Zip Code

Phone Number

I Nominate
(Please give full name of neighbor you are nominating.)

Address

City State Zip Code

Phone Number

Please understand that phone numbers are necessary so we can talk with both the nominator and the nominee to verify all information. Phone numbers will not be published in the newsletter.

Explain why you are nominating this person. What has she or he done to be a good neighbor?



Saturday December 12th

Save the Date

Santa will visit

North Brighton's Clubhouse

Saturday December 12th

2 pm to 4 pm

Free treats for the children.

Mark your calendars now.

Maintenance Reminders

Work Order Procedures:

1. If you need work completed in your unit, call the office for a work order to be written.
2. Do not stop a maintenance man to report the problem, call the office.
3. Do not call one of the maintenance men on their cell phone to report the problem, call the office.
4. Do not add additional items to the job when the maintenance man is in your unit, his time is allotted for the work on the ticket. If additional work is needed call the office for another work order to be written.
5. Only emergencies will be handled on calls placed after 4:30 pm. See Tab 3 Maintenance (page 17) of your Rules We Live By for additional information.

Winter Reminders:

***Outside faucets should be turned off at the first frost.
If you need help please call the office for a work order.***

The proper procedure is as follows (Section 5.9 Outside Faucets):

Shut water off underneath your kitchen sink (or some are located in the utility room), then open the outside faucet valve and disconnect the water hose. Keep the faucet drain open to allow it to drain completely. If this is not done, it can freeze and burst the pipe inside the wall and member will be responsible for the repair.

North Brighton Townhouses, Inc.
October 13, 2015
Closed Board Meeting

N E W S L E T T E R M I N U T E S

Board members present: Selma Ireby, president; Sheila Johnson, first vice president; Ann Halsey, second vice president; Esther Shelton, secretary; and Dorothy Olson, treasurer

Staff present: Elizabeth Tharp, office manager; Sherri Ladd, assistant office manager; Les Dudrey, maintenance superintendent; Chris Curlett, assistant maintenance superintendent

Also attending: Carmen Detherage, comptroller, and Betsy Kilker, administrative assistant, with Linville Management Service, Inc.; and Dudley Leonard, cooperative attorney.

The board convened at 5:30 p.m.

Betsy distributed a management update showing one application pending and financial reports mailed on October 6.

Minutes of the September 8 board meeting and the September 25 budget meeting were approved.

Dorothy gave the treasurer's report. She has reviewed receipts for September and found all to be in order.

Esther reported that three installation/alteration requests had been submitted and all were approved.

Seven telephone polls were ratified.

Betsy distributed information about conferences and annual association

dues for the National Association of Housing Cooperatives, the Midwest Association of Housing Cooperatives and the National Apartment Association. Dudley reviewed the attorney status report.

Elizabeth presented the office report. Currently available are two one-bedroom units, two two-bedroom units and two three-bedroom units.

Les gave the maintenance report. Four rehabs are underway and four more are expected.

Furnace filter replacement will start soon. Street and concrete work will begin the week of October 12. A solar light has been ordered for the flag.

Carmen reviewed the budget proposed for fiscal year 2016. The board voted unanimously to approve the budget.

Elizabeth, Sherri, Les and Chris were allowed to leave at 7:50 p.m.

The board convened for executive session. The meeting was adjourned at 7:55 p.m.



Friendly Reminder:

The only items that can go down the stools are tissue and waste; anything else will cause a sewer back-up. Please advise household members & guests.



No flushable wipes or cleaning pads,
No sanitary supplies or feminine products,
No paper towels or baby wipes,
No disposable diapers, No flushable cat litter.
Grease should NEVER be put down stools or drains.

Office NEWS

There are a few one, two and three bedroom units available:
The resident referral bonus is now \$150.00
Send your friends to apply. If they are approved and move-in
you will get the referral bonus shortly thereafter.

Some complexes in the metro area are
dealing with bedbug issues. As a
preventive measure NBT office has
Bedbug monitors available to members.

Rules We Live By -Tab 1: Section 1.9, Vehicles (pg. 11)

A) One car per licensed driver per household.

C) ...Motorcycles are to be parked parallel to the
sidewalk in the numbered space.

Our Crime Free officers run tags periodically and report
names to the office. Letters will be going out to violators.

Clubroom Rental: Clubroom rental is not secured
until you pay all fees and sign the rental agreement.

Three sets of keys have been turned in to the office. If you or your
child have lost keys please stop by the office to see if these are yours.



SLIDER Bedbug Monitor

BDS-SLDR96



Clear Window for
Easy Inspection

Catchmaster™
Quality Adhesive

Trap Size:
2 x 2.75 x 0.625"



Heavy Duty
Plastic

Textured Base

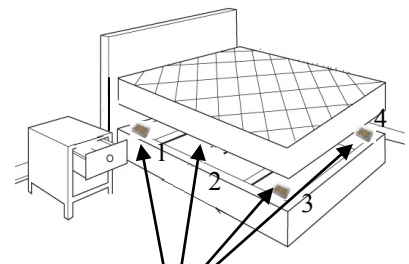
Placement Zones



The BDS™ SLIDER is designed to be placed under mattresses and other bedbug hotspots.

Instructions for Use:

1. Do Not Remove Clear Window Cover.
2. Place clear side up under corner of mattress.
3. Inspect daily.



PLACE MONITORS ON
THE CORNERS BETWEEN
THE TOP MATTRESS
AND BOX SPRINGS

BDS-SLDR96

The BDS™ SLIDER is a discreet early detection device that can identify bedbug infestations just about anywhere.

Place monitors under the corners of mattresses,
or under cushions of sofas or chairs.
Monitors are free to members and are available in the office

Classifieds: Great Gift Ideas

Hand Sewn:
Microwave
Potato Bag \$6
or
Carry All \$9
Call Bertha:
452-6522



**GRANNY SQUARE HAND CROCHET BABY
BLANKETS — MADE WITH BABY YARN**

ELLEN WYATT (816) 461-3712

**\$40.00 EACH (CASH ONLY) Typical size 36" x 36"
- MANY COLORS TO CHOOSE FROM MUST SEE
TO APPRECIATE See a sample in the office**

Classifieds: Cont.

Side Work: Greg 816-785-8783,

If you have any side work you would like done please let me know. Please call and leave a voice-mail with your name, address & phone number along with the type of work needed. Calls will not be answered during NBT office hours but will be returned as soon as possible.

VILLAGE AUTO SALES
6631 Nieman Road
Shawnee KS, 66203

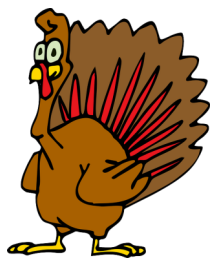
Cell: 816-359-1714
Office: 913-362-1609
Fax: 913-808-5059
arlin.garcia@yahoo.com

ARLIN GARCIA
Bilingual Sales

We are open Monday thru Sat from 9am to 6pm and Sundays 11:00 to 4:00 pm

Gracias por Preferirnos





November 2015

SUNDAY	MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY
1 FALL BACK 1 HOUR Carrying Charges Due	2	3	4 SOS PEST CONTROL	5	6	7
8	9	10 <i>Board Meeting</i> Doors Open 7:00	11 Late Fees Applied	12	13	14
15	16	17	18 <i>Senior Luncheon</i> 11:30 SOS PEST CONTROL	19	20	21 Attorney Referrals
22	23	24	25	26 <i>Happy Thanksgiving</i> Office & Maint. Closed	27	28
29	30	Daylight Savings Time Ends November 1st— Fall-Back 1 Hour at bedtime on 10/31. The Office and Maintenance will be closed on Thursday Thanksgiving day and the Friday after.				