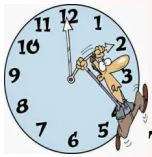


The Brightoneer

November 2017



Daylight
Savings
Time Ends

November 5th.
Fall-Back 1
Hour at bed-
time on the 4th.

North Brighton Townhouses, Inc. 5057 NE 37th St KCMO 64117
A Certified KCPD Crime Free Property

Office Phone:	816-454-2500
Maintenance Emergency:	913-894-3456
Security Number:	816-945-9550
Non-Emergency Police:	816-413-3400
Website:	<u>www.northbrighton.com</u>

Good Neighbor Award

Phil Best & Kelly Best

Phil and Kelly were nominated by Johnetta McFadden. Johnetta wrote: I take my sister to the doctor 3 times a week. On this particular day she wanted to walk to the car using only her cane, not her walker like usual. This was great except it threw off my routine of returning her walker to the house and picking up our bags. Not realizing that the bags were still on the porch, I drove away. After we were at the doctor I realized that we did not have our bags. I couldn't just leave at that point. I was so relieved when I discovered that the Best family saw the bags on the porch and that my car was gone, and they kept the bags in a safe place until our return.

Johnetta ended with: "Thank you again Best family!!!"

The Board of Directors will recognize Phil & Kelly at the board meeting on the 9th of January, 2018. As a recipient of the Good Neighbor Award, they will receive a \$25 gift card. The Good Neighbor of the Month

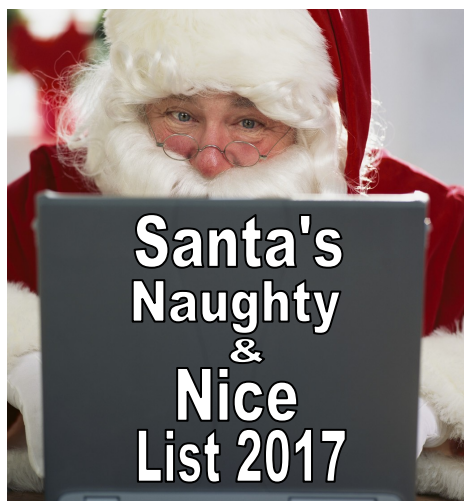
Award recognizes members of North Brighton Townhouses who exemplify the special spirit of cooperation that makes our community a better place for all of us. Good Neighbor Nomination forms are available in the office.



Brian Huber October's Good Neighbor Pictured with Esther, Board Secretary

November Board Meeting Is Closed

There is no December Meeting



Save the Date

Saturday December 9th

Santa will visit

North Brighton's Clubhouse
2 pm to 4 pm

Free for the children of NBT.
All children get a free stocking filled with goodies.



Pictures with Santa \$1 each.

or 6 pictures for \$5 or Bring your own camera



If you want to hang holiday lights please note that you cannot use anything that will penetrate the new siding. Westlake Ace Hardware (Pictured) Target & Home Depot carry clips that hold the lights and hook in place. Les has put a sample box in the office if you would like to see it. The lights on the office are hung with these clips.

Office News



The office has had reports of people walking around at night checking vehicles and entering those that are unlocked. Also reported is that bicycles, left unlocked, have been stolen out of back yards. If you see anyone doing this call the police at **911** immediately and then call the security company. The police are aware that this is happening. [Signal 88: 816-945-9550](tel:816-945-9550)



Rules We Live By

A. General

10. Nothing may be stored or placed in the area, in front of or around the electrical panel that will interfere with the opening and closing of the door.

**The Office & Maintenance will be Closed
Thursday November 23rd
& Friday November 24th.
We hope all of you have a very
Happy Thanksgiving**

It's time to shut off the water supply to the outside faucet. Turn off the supply inside, remove the hose outside (if you have one) and drain the faucet outside completely. Leave the outside faucet open until spring.

Call in a service request if you need assistance or are unsure of this procedure.



Maintenance Reminders

Items Noticed During Annual Inspections

1. High entry ceiling fans need to be cleaned.
2. Vents need to be dusted.
3. Electrical (Fuse) boxes need to be accessible.

Please remember to keep the drain at your back door clear of leaves and other debris. If a heavy rain falls and the drain is blocked water could get inside your townhouse.

Thanks for your cooperation.

Snow Removal Section 1.9 Vehicles

J. Members, any person of the member's household, a guest or any person under the member's control are required to park so that their vehicles do not extend over the sidewalks. Should a vehicle extend over the sidewalk during snow removal, the member will be charged.

Vehicles parked in No Parking zones that impede snow removal **WILL be towed at the owner's expense WITHOUT warning.**

Also, Please Remove All Items from Front Stoops and steps. This makes snow removal much easier. It will also prevent any damage to your flower pots or other items.



North Brighton Townhouses, Inc.
October 10, 2017
Board Meeting
N E W S L E T T E R M I N U T E S

Board members present: Selma Irey, 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; and Chris Curlett, assistant maintenance superintendent

Also attending: Dudley Leonard, cooperative attorney; Melva Linville, property manager, and Betsy Kilker, administrative assistant with Linville Management Services, Inc.

The board convened at 5:30 p.m.

Open Session

Thirteen members signed in for the open session at 7 p.m. Selma welcomed them and called the meeting to order at 7:10 p.m.

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

Esther reported that six installation/alteration permits were submitted and all were approved.

Minutes of the September board meeting were approved.

Elizabeth presented the office report.

Three units are now available: two one-bedroom units and one two-bedroom unit. There have been three move-ins, one attorney referral, one final notice and 47 exterminations.

Les gave the maintenance report.

Currently six rehabs are underway.

Annual inspections will begin on October 16 and conclude on December 1.

No bed bugs have been found this month. Bait traps for mice have been set outside buildings.

Minutes Continued

Betsy presented the managing agent's report.

Six applications were approved and one letter was sent to a member.

Linville Management processed \$183,494.55 in accounts payable for the month of September. Financial reports for September were mailed to the board on October 4.

Brian Huber was recognized with the Good Neighbor Award. He was nominated by Doris Creson.

Selma opened the floor to member comments.

Angela Rotundo won the door prize drawing.

The open session ended at 7:25 p.m. and the meeting was adjourned at 8:30 p.m.

The November Board Meeting is a closed meeting.

There will not be a board meeting in December.

DATES TO REMEMBER

11/1/2017 CARRYING CHARGES DUE

11/5/2017 DAYLIGHT SAVINGS TIME ENDS FALLBACK 1 HR

**11/11/2017 LATE CHARGE APPLIED &
VETERANS DAY**

**11/21/2017 ATTORNEY REFERRAL FOR
NON-PAYMENT**

**11/23/2017 THANKSGIVING DAY (OFFICE &
MAINT. CLOSED THURSDAY & FRIDAY)**





Senior Luncheon

3rd Wednesday

November 15th

11:30 am to ?

Lunch Provided

Open To All Seniors of NBT

**RSVP: Bertha (816) 452-6522
or Shirley (816) 377-4302**

Please leave a message if no answer.



Happy
Thanksgiving

Without our Veterans
we wouldn't have one of
the greatest gifts in life
FREEDOM. Thank you
for your bravery and sacrifices.



Happy
Veterans
Day

November 11th

Classifieds

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

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

ARLIN GARCIA
Bilingual Sales

Gracias por Preferirnos



For Sale: Close Out
Udder Balm Cream
Manufactured in Missouri
For the whole body
\$10.00 per 8 oz jar
Call Jewlie: (816) 206-7364

Minor sewing.
Hemming, buttons,
scout patches, darning
socks and ironing.
Call Jewlie:
(816) 206-7364

Side Work: Greg 816-521-9980, If you have any side work you would like done please let me know. Please call and leave a voicemail 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.



Hand Sewn:
Microwave Potato Bag \$6
or Carry All \$9
Call Bertha:
(816) 452-6522

Bertha needs several of the plastic ice cream tubs that are the 1 gallon + 1 pint size and have a handle. If you have any of these that you would like to donate please take them to the office.
 Thank you very much.

Fence Painting

Call: Debra Fleshman
 (816) 413-9232

\$10.00 per fence side to include gate
 (\$30.00/per yard) - Labor only +
 Painting supplies and steamer \$30.00
 To be paid up-front prior to painting fence.
 Tips are welcome.

Rust-Oleum 7787402 Chain Link Fence Paint , 1 Gallon, Metallic Silver (\$35.00)

Stop rust in its tracks with Rust-Oleum® Automotive Rust Reformer. Without sanding, the coating bonds with rusty metal transforming it into a flat-black, non-rusting surface. Instantly convert rust into a protected, paintable surface. Prevent future rust and corrosion.

Wooster Brush R293-9 Lambswool 100 Roller Cover, 1-1/4-Inch Nap, 9-Inch (#1 @ \$9.90)

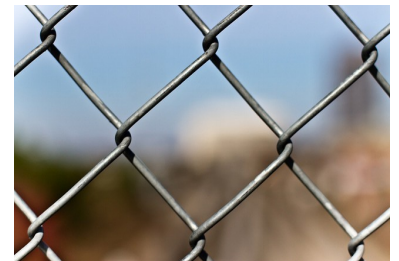
Wooster Brush R017-9 Sherlock Roller Frame, 9-Inch (\$6.98)

Wooster Brush R212-4 1/2 Pipe Painter (\$20.49)

Shur-Line 06100 Gallon Can Paint Pourer (\$6.19)




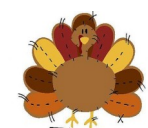
Shur-Line 3780 Paint Grid (\$5.59)

Steamer supplies (\$\$\$) Light steam applied unless you want to clean your own fence. No discount. The cleaner your fence area is will determine the paint quality of your fence. No refunds.



NOVEMBER 2017



SUNDAY	MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY
The Office & Maintenance will be closed on Thursday 11/23 and Friday 11/24 for the Thanksgiving Holiday			1 Carrying Charges Due ANNUAL INSPECTIONS CONTINUE	2	3	4
5 DAYLIGHT SAVINGS TIME ENDS  FALLBACK 1 HR	6	7	8	9	10	11 Late Fees Applied VETERANS DAY  
12	13 ANNUAL INSPECTIONS CONTINUE	14 Closed Board Meeting	15 Senior Luncheon 11:30-?	16 SOS BEDBUG INSPECTIONS	17	18
19	20	21 Attorney Referrals	22	23 Office Closed  Happy Thanksgiving	24 Office Closed	25
26	27 ANNUAL INSPECTIONS CONTINUE	28	29	30		