

SPRING FORWARD  
3/8/26

March  
2026

# The Brightoneer

**DON'T FORGET! ANNUAL MEETING IS COMING UP!**

**Sunday, March 8, 2026 2:00pm**

**\*Please leave your pet at home.**

**(Service animals are always welcome but must be in control by their owner.)**

**Candidates running for the Board on pages 8-10.**

♥ Your vote counts!



**North Brighton Townhouses**  
**5057 NE 37th Street**  
**Kansas City, MO 64117**  
**816-454-2500**  
**[www.northbrighton.com](http://www.northbrighton.com)**

**North Brighton Security**  
**816-809-9600**  
**Maintenance Emergency**  
**913-894-3456**  
**Non-Emergency Police**  
**816-234-5111**

**March's**  
**Good Neighbor Award**  
**Erin & Ben Kern**

Nominated by Brittany McCurley

She wrote: "January, 2025, I was coming home from work & my car got stuck in the large snow piles in our parking lot. Ben & Erin came out and helped get my car into the parking spot. Neither of them questioned not helping during the blizzard & cold last year. Best neighbors ever!"

The Board of Directors will recognize Ben & Erin Kern at the Annual Meeting on the 8th of March. 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.





# Senior Luncheon

Thursday March 19, 2026 11:30 a.m.  
3rd Thursday

Lunch is Provided

RSVP: Office 816-454-2500

**Annual Inspections are coming this Spring.**

**Are you ready?**

**Do you have something that needs to be repaired?**

**Light bulb out, door not latching, outlet not working, bathroom exhaust noisy, tub need caulked or a drafty entry door that needs some weatherstripping?**



**Maintenance is here for you!**

**No job is too small or too big!**

**CALL TODAY!**

**816-454-2500**

# North Brighton Townhouses, Inc.

February 10, 2025

## Board Meeting

**Board members present:** Sheila Johnson, president; Willia Bailey, first vice president; Maelynn Shelton, second vice president; Selma Irej, secretary; and Heather Tharp, treasurer

**Staff present:** Elizabeth Tharp, on-site manager, and Chris Curlett, maintenance superintendent

**Also attending:** Mike Lauer, regional manager for Tailor Made Property Services, and Jessica Foxx, cooperative attorney

The board convened at 5:30 p.m.

### **Second Tuesday in March**

The board clarified that there would be no meeting on March 10 after the March 8 annual meeting.

### **Open Session**

Six members signed in. Sheila welcomed them and called the session to order at 7:05 p.m.

### **Minutes**

The board approved the minutes of the January 13, 2026, board meeting.

### **Installation permits**

Selma reported that two alteration/installation requests have been submitted and approved.

### **Treasurer's report**

Heather reported that she has reviewed receipts for January and all are in order.

**Office report**

Elizabeth presented the office report.

There has been one move-in.

There have been 39 exterminations in the last 60 days.

No memberships are available.

**Maintenance update**

Chris reported that one rehab is about 90 percent completed.

The new machine for snow removal, a Snowrator, was used during the last snow storm and helped a lot with clearing the snow.

When a new roofing contractor is found, several roofs will be replaced.

Maintenance was able to repair damage from a small fire in a two-bedroom unit.

**Managing agent summary**

Mike reported for Tailor Made Property Services.

Processed in accounts payable for January was \$185,022.23.

One application was approved.

Three final statements were completed.

Financial reports were delivered to the board.

**Good Neighbor**

Recognized as the Good Neighbor for February was Margaret Morgan.

**Door prize**

Debbie McCurley won the door prize drawing. She received a \$25 gift card.

**Open ends**

The open session ended at 7:11 p.m. The board met in closed session and the meeting was adjourned at 7:20 p.m.

**The Annual Meeting will be Sunday, March 8, 2026 at 2:00pm.**

**There will be no meeting on Tuesday, March 10.**

# ANNUAL MEETING

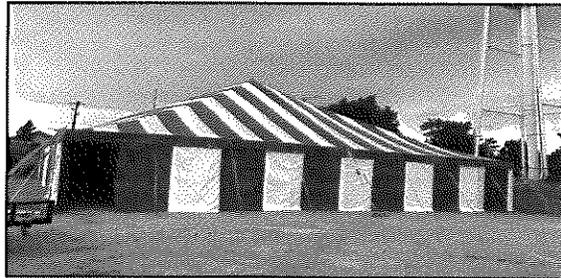
Our Annual Meeting this year will be outside again.  
We will have a large tent with sides to block the wind.  
Audio sound system and speakers will be provided.

## **Board of Directors Election!**

**Date:** March 8th, 2026

**Time:** 2:00pm

**Location:** Across from the office  
between end units 5187 & 5189



Please leave your pet (dog or cat) home for the Annual Meeting.  
Some member are highly allergic and a barking dog that can't be controlled  
would prevent the meeting to be heard for others.

Smoking will not be allowed inside the tent.  
An area will be designate 25 feet from the entrance of the tent.

## DOOR PRIZES!

YOU could win a month of free Carrying Charges for  
just attending the Election!!

First Place: One month free Carrying Charge!

Second Place: \$50.00 cash!

Third Place: \$50.00 cash!

\*Must be present to win.



# Proxy General Information

1. A member may appoint a proxy to vote by signing an appointment form. A member may appoint any other member in good standing as his/her proxy.
2. The legal age of a household member proxy holder is 18 years of age at the time of the meeting.
3. In no case may a member cast more than one vote by proxy in addition to their own vote.
4. Proxy forms are available in the office.
5. A quorum is required, which is 15% of the membership with using members in attendance and proxies.

If you should have any questions, please don't hesitate to call the office.

See you Sunday, March 8th! Come a little early to sign-in,  
the meeting will start at 2pm.

Please spread the word to attend or  
complete your proxy's and give them to  
your neighbor!

# Candidate Running for 2026 Board

## James Franklin



Hello fellow North Brighton residents! I hope this finds you and yours safe and warm. It has been a long 2025 and time for a new experience as we enter 2026!

As I reflect on the time available for making new memories and reviewing old I would like the opportunity to help my fellow neighbors. I have a varied background in education as a teacher and administrator. Also as a social worker I provided social services to all ages from children to adults by assisting in helping them with needs such as accessing library usage, simple guidance on applying for needed services such as food assistance on mental health services for families as possible by listening and help problem solve by exploring possible solutions with those I worked with.

As a member of the North Brighton Board of Directors I hope to use these skills to help facilitate a peaceful living situation. I am active in the Senior Group and enjoy interacting with my fellow members in the group by taking part in our monthly luncheon. I assist by reaching out and try to be a friend and problem solve problems unique to older adults. I have done the same with others I have served. Life experience is key to living daily lives in a healthy and productive manner. It is my intention to use my life experience to help as a member of the Board.

Happy and healthy 2026 to all!

I love animals and a proud owner of two dogs!

*Sheila D. Johnson*  
*4947 NE 37th Street*  
*Kansas City, MO 64117*



**Personal Data:** *I was born in 1959, So I'm old.*

*My husband Kevin & I moved in to North Brighton a little over 45 years ago. We have three children, all grown now. All were raised here in the complex. We plan to live here as long as possible.*

**Education:** *North Kansas City High School—Class of 1977 ( I told you I was old!) and a lot of life.*

**Qualifications:** *I have been on the board previously for 29 years. I learned a considerable amount of things during my time on the board. At this point, I've been with the State of Missouri for 19 years and now retired. Before the State, I worked for a group of doctors for 10 years, and before that, I stayed home and raised our kids. Which North Brighton allowed me to do.*

**Reason for Candidacy:** *I feel I can contribute something useful to the board and want to continue to do all I can to make North Brighton an affordable and great place to live.*

*Thank you for your consideration.*

Sheila Johnson  
*Sheila Johnson*

Hello Neighbors,

My name is Michelle McCollough and I would like to introduce myself, as I am running for the open seat on our North Brighton Townhouses Board of Directors.

Born and raised in the Northland, I attended the North Kansas City School District and graduated from Oak Park High School in 1985.

My college days were spent at Central Missouri State University, in Warrensburg, Mo., studying for a double major in Public Relations / Mass Communications and Journalism.



I have worked in the Financial & Legal industries right here in Kansas City for the past 38 years, holding senior management and officer positions with Commerce Bank, Lockton Companies and Citibank before moving into legal accounting management 16 years ago. These roles have provided a wealth of education & experience in finance, budgeting, negotiations, dispute resolution and customer service. In addition, I also served as the Ticket Booth & Cash Office Manager for Full Moon Productions (KC's nationally renowned haunted houses) for 15 seasons. Very fond memories indeed, which brought its own education on all things unexpected in the realms of customer service and public relations. I am a true "people person", taking pride in my approachability and ability to converse / connect with anyone. I believe in finding common ground, building solid & functional relationships and making decisions with honesty, integrity and fairness.

I have been a resident here at North Brighton Townhomes for 10 years and look forward to many more years to come. I love our community and my neighbors and would like the opportunity to serve as a Board Member so that I can represent you and your family. I want you to know that my main focus would be ensuring all voices are heard, concerns are addressed in a fair and beneficial manner while also ensuring that our CO-OP stays safe and financially viable.

Please attend our Annual Member's Meeting on Sunday, March 8th at 2:00pm, where I hope that you will honor me with your vote.

Sincerely,  
*Michelle McCollough*

# Spring Clean Up

**It is time to start cleaning up our complex.**

**The following is a list of items to look for:**

- 1) Area around the AC units should be kept clear.
- 2) All bikes and toys should be stored in the back yard when not in use.
- 3) There should be no tires, appliances, car parts, boxes, lumber, ladders or bags of trash in the front or back yards of the units.
- 4) Flower beds in the front and back of the units should be cleaned up.
- 5) Please remove any flowers or plants that you do not want mowed down. Please make sure there is a visible border around those items.  
(A border does not include sticks or rocks)
- 6) Please clear all dead plants off your fences and fences need to be in good repair.
- 7) All yards should be free of dog waste.
- 8) Please keep common grounds clear of cigarette butts.
- 9) The office has free grass seed.

**Let's all contribute to do our part to clean up the property and make it more attractive for everyone.**



**HOPE THRU GRACE**  
Fellowship

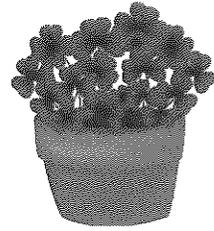
JOIN US ON MARCH 14<sup>TH</sup>

# **FELLOWSHIP KIDS**

**11:00 AM AT THE CLUBHOUSE**

For a fun-filled morning! Enjoy food, games,  
prizes, and engaging Bible stories.

# CLASSIFIEDS



## HOUSE CLEANING

Need some extra help with cleaning and organizing?  
Reasonable prices!  
References upon request.

**Call Debra at  
816-777-6612**

**TENEMOS LOS MEJORES PRECIOS**

**We Have the Best Prices**

***Arlin's Auto***  
★ ***Sales*** ★

6631 Nieman Rd., Shawnee, KS 66203  
Espanol 816.359.1714 English 913.258.2295  
arlinauto.com arlinsauto2@gmail.com

## HOUSE CLEANING

My niece & I are offering reliable and thorough house cleaning services. I grew up in North Brighton & have raised my own family here... this is home.

We'd love to help  
make your home shine!

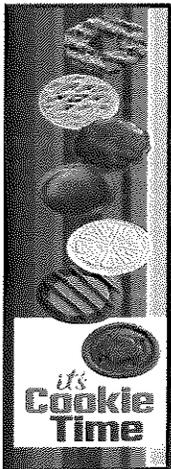
**\$25 a hour**

References upon  
request



Call Michelle Holman  
at **816-200-6797** to schedule.

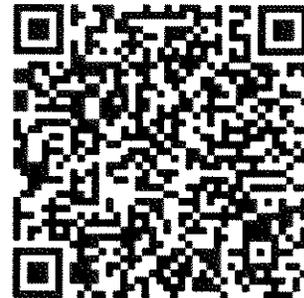
Please leave a message or  
text message  
if I'm not available to answer.



## Girl Scout Cookie Season Again!

My name is Kara and if you are craving some Girl Scout Cookies, please call 816-698-9634 and leave a message and I will deliver them to you. \$6.00 per box.

**Thank You for supporting my troop!**



# Office NEWS

- ☒ **Annual Meeting:** Second Sunday, March 8, 2026.  
No Board meeting on Tuesday, March 10, 2026.

*Your Vote Counts!*

*Door Prizes*

## 2026 Inspection Dates for Bed Bugs

Letters were sent to each unit giving the dates of the one bed bug inspection. The letters gave the date of the inspections and the unit number and building number.

Below is a list of the inspection dates per building group:

<u>Buildings:</u> 2, 3, 4, 5, 6, 7, 8, 9, 10, & 16:	March 17, 2026
<u>Buildings:</u> 11, 12, 13, 14, 15, 17, 18, 19, & 20 (not 16):	April 21, 2026
<u>Buildings:</u> 21, 22, 23, 24, 25, 26, 27, 28, 29 & 39:	May 19, 2026
<u>Buildings:</u> 30, 31, 32, 33, 34, 35, 36, 37, 38, 40, & 41, (not 39):	June 16, 2026

Reminder notices will be posted one week before and again on the day before the inspection.

If you do not get a reminder notice your unit is not being inspected.



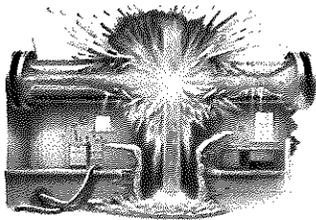
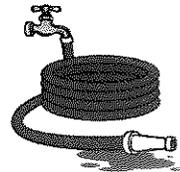
**Daylight Savings Time Begins  
March 8th. Don't Forget to Spring  
Forward at Bedtime on  
Saturday the 7th.**



# Maintenance Reminders

## Message from Chris;

The most important step in winterizing your outdoor water faucet is removing the hose. The reason why the step of removing the outside water hose is because water will freeze in the hose and go into the pipe and then the pipe could burst. The cost of the repair and damage to personal items will be the members responsibility. During the last winter storm in January, the maintenance department unhooked dozens of water hoses still attach to the outside faucet.



**If you don't feel that your outside water faucet was winterized correctly, PLEASE call the office and we will have maintenance inspect it first.**



**If you want to be on the Mowers List this summer turn your written information in to the office by the 15th for the April issue of the Brightoneer.**

**Spring Clean-Up Has Begun See Page 11 for Details.**

**Annual Meeting Board Election  
March 8, 2026 at 2pm**

# MARCH 2026

SUNDAY	MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY
1 <b>Carrying Charges Due</b>	2	3	4 <b>SOS Pest</b>	5	6	7
8 <b>Annual Meeting 2PM</b>	9	10 <b>No Board Meeting</b>	11 <b>Late Fees Applied</b>	12	13	14
15	16	17 <b>Happy St. Patrick's Day!</b> <b>Bed Bug Inspection</b>	18 <b>SOS Pest</b>	19 <b>Senior Lunch 11:30 - ?</b>	20	21 <b>Attorney Referrals</b>
22	23	24	25	26	27	28
29	30	31	1	2	3	4
<b>NKC School District Spring Break March 30—April 3, 2026</b>						