

SCoop

SEPTEMBER 2026



LEE SQUARE
COOPERATIVE
COMMITTEE NEWS
&
UPDATES BY MEMBERS

Also available online: Leesquare55.com

Management Report

Hello Lee Square!

We hope all are doing well. Below are some reminders and items that may be of interest:

- When using the elevators, please use patience when pressing the buttons as it sometimes confuses the electronics.
- There are currently no units available for sale.
- Security is one of our highest priorities at Lee Square. Always be mindful of who is entering our building, and when entering or leaving the building through the garage, PLEASE wait for the door to close. Remember that the garage speed is 5 MPH. Also, if you encounter a garbage truck on the way out, please be patient and give them space to do their jobs. Everyone has been doing a great job with the front door, so please keep it up and thank you!
- Budget season is here.
- The parking lot cracks have been filled. Thank you all for your efforts getting your vehicles moved.
- In the Laundry Room, please make sure you are cleaning the lint screens after using the dryers.
- For those using the community TV, please put the cover on it when putting it away and also put the remotes away in the TV stand drawer.

Thanks Lee Square and enjoy the rest of this beautiful summer!

The J Team

Quotable Quotes

"Life has no pause button."

David Jeremiah

"Taking time out of each day to relax and renew is essential to living well."

Judith Hanson Lasater

"The best things never arrive in a haste."

Michael Phillips

"Every weakness contains within itself - a strength."

Shusaku Endo

"If you learn from defeat you haven't really lost."

Zig Ziglar

"We learn wisdom by our failures and life's adversities."

G.W. Russell Jr.

"Some people come into your life as a blessing,

other people come into your life as lessons."

Mother Teresa

"Our patience will achieve more than our force."

Edmond Burke

"The greatest motivational act one person can do

for another, is to listen."

Roy E. Moody

Gerry Lundell

Treasurer's Notes

The Budget process for 2027 began in mid August. The Budget Focus Group is carefully reviewing all of the expenses of the past year and using this to establish the expense budget for 2027. If you have any questions or suggestions regarding cost savings or adding to the wish list, please place them in the Suggestion Box or contact me directly.

Operating Income

Lee Square Cooperative operating income as of year to date 07/31/2026 is \$13,896. This includes three pay periods during the month of July (a normal month has two- just a quirk of the calendar to have 3). Lee Square Cooperative remains on track with our Operating Budget goal of break even for 2026.

Reserve/30 year plan notes:

The reserve fund balance as of July 31, 2026 was \$1,515,993.

- In July, \$4,308 was used from Reserve Fund for repairs, replacements and refurbishments.

- o Unit refurbishments – appliances \$1,638

- o Windows \$2,670

We will continue to monitor all expenses over the year and provide updates as needed to the Board of Directors and membership.

Submitted by Beth Ampe, Treasurer

bethampe@yahoo.com

DONATIONS 9/26

Autumn's in the air and, soon, we'll be experiencing chilly days and wintery weather. For the last several years, we have been collecting winter gear for Lucy Laney Elementary School in North Minneapolis. These items are always needed and appreciated by staff and students (Pre -K through 5th grade.) We begin collecting at the beginning of October and deliver to school before Thanksgiving. Items include HATS, SCARVES, MITTENS AND GLOVES. I will post flyers and provide baskets in a few weeks.

NORTHPOINT FOOD SHELF collections are on-going. As always, thank you for your generosity during these times of need.

Please do not put paper bags by the donation box, we do not need them. Thank you!

Marsha Jarvela

Building & Grounds Update

The Minnesota State Fair is upon us and that means cooler weather is just around the corner. Happy Fall!

Building and Grounds meets the first Wednesday of each month at 2:30pm in the library. Our next meeting is Wednesday, September 2nd. Please feel free to attend.

Reminder for Recycling – people continue to throw plastic bags, candy wrappers and other garbage in the recycling bin. Republic, our trash hauler, is fining Lee Square for contaminated recycling, increasing our costs.

Parking lot crack filling was completed and looks great! Thanks for moving your cars. We will most likely sealcoat the parking lot and walking path in 2027

Fitness Center Info:

- Do not donate equipment without first contacting the office or building and grounds. All equipment must be approved or will be removed. A new piece recently appeared ('Sport Bike'). Who "donated" this? Please contact the office.
- The Schwinn Airborne bike was taken from the fitness center. This is property of Lee Square. Please replace the exercise bike. We have video.
- We are trying to understand which equipment is being used. In September a clipboard will be attached to each piece of equipment. Please note when you use it. Equipment not used will be removed.
- If you notice a problem with a piece of equipment, please let the office know so it can be repaired.
- We're looking for a volunteer to help with the Fitness Center and be a contact person. If you are interested, please reach out to Tom Carlin or Ed Ampe.

Fall funny - Why did the man bungee jump on the first day of autumn?

Because he loved the fall.

Submitted by Ed Ampe – Building and Grounds Co-Chair

COMMITTEE FAIR

Monday, September 14th at 6:30 P.M. in the Commons

Come browse the Committee tables and learn about the many opportunities to get involved!

The Finance Committee wants to present a few cost comparisons of a Housing Co-op vs Single Family Home.
Please note these are averages taken from our budget throughout the year and divided by the 121 units here at Lee Square Cooperative.

✓ Cost Benefits of a Housing Co-op

Water Bill Lee Square Average \$10,500.00 per month
Average of \$86.77 per member per month (included in monthly dues)
Single Family home Robbinsdale \$137.12 per month

Garbage Bill Lee Square Average \$1350.00 per month
Average of \$11.15 per member per month (included in monthly dues)
Single Family home Robbinsdale \$17.37 per month

Electric Bill Lee Square Average \$30-\$50 (year average, members pay more with AC in the summer) (not included in monthly dues, members pay bill)
Single Family home Robbinsdale \$106 per month

Wi-Fi bulk rate at Lee Square \$2480.00
Member Cost=0 (included in monthly dues)
Single Family home Robbinsdale \$30.00-\$75.00 per month

Property Tax Lee Square \$78,000.00 year of 2026
Member Cost =0 and can still deduct proportional share of real estate taxes on personal taxes (included in monthly dues)
Average Family home Robbinsdale-\$4467.00 per year

Insurance- Lee Square Master Building Policy \$88,000.00 for 2026
Member Cost=0 (included in monthly dues)
Average family home Robbinsdale-\$3,083.00 per year
Note: Members need to have their own **HO6 Insurance** (\$350.00-\$500.00 per year)

There are many more expenses; major appliances, plumbing expenses, electrical expenses, water heater & salt, landscaping and outdoor maintenance, snow removal and more that members of a cooperative "share the expenses" as a "shareholder". Each member pays a monthly fee for these shared expenses. In a Single-Family home, these expenses fall directly on the single homeowner.

Any questions, please contact The Finance Committee, Office or Beth Ampe, Treasurer.

AFTER HOURS INFO

In Case of After-Hours

Emergency at Lee Square

Police /Fire/Medical Call #911

Maintenance Emergency #612-381-8600
Listen to the recording and follow directions.
Emergencies are defined as Fire, Flood,
Security Issues, Elevator Problems or no Heat.
All other maintenance requests can be entered
the following day in the office

Office Phone # 763-522-5095

John: johnm2@citiesmanagement.com

Julie: julies@citiesmanagement.com

Janet: janetb@leesquare

Lee Square Salon Number # 763-332-2951

Shelley's Home Number # 763593-0349



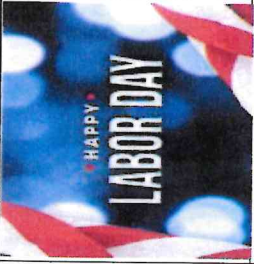
Garden Update...

Next Garden Club Meeting will be September 8th at 6:30 p.m.



September 2026



SUN	Mon	Tue	Wed	Thu	Fri	Sat
Wednesday's @ 3:30- Wet Your Whistle Happy/Social Hour-Outback or in the Commons	 LABOR DAY BBQ 5:30 Brats	1 2:-Activities Mtg 6:30 - BINGO	2 11-Exercise 2:30 Bld & G Mtg 6:30Cards/500	3 Beauty Shop 9:30 Coffee 1:00 Bingo	4 11-Exercise	5
6	7 LABOR DAY BBQ 5:30 Brats	8 6:30 Garden Club	9 11-Exercise 1:00 Safety Mtg 6:30 Cards/500	10 Beauty Shop 9:30 Coffee 5:30 Doug Ohman / Root Beer Floats	11 11-Exercise	12
13 3:25 Vikings Game Commons	14 11-Exercise 6:30 Committee Fair	15 6:30 BINGO	16 11-Exercise 6:30 Cards/500	17 Beauty Shop 9:30 Coffee 1:00 Bingo	18 11-Exercise	19
20 12:00 Vikings Game Commons	21 11-Exercise 2:30 Finance Mtg	22	23 11-Exercise 6:30 Cards/500	24 Beauty Shop 9:30 Coffee 1:00 Bingo	25 11-Exercise	26
27 3:05 Vikings Game Commons	28 11-Exercise	29 8-11 Flu & Covid Vaccine Clinic 6:00 BOD Mtg	30 11-Exercise 6:30 Cards/500			

