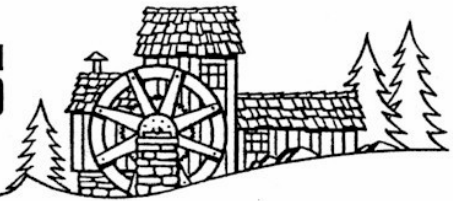


**HOMEOWNERS' ASSOCIATION**

# MILLRIDGE TOWNHOUSES

1610½ N.W. 143rd Avenue • Portland, Oregon 97229



**November 2013**

## **Meetings**

A copy of the minutes from the most recent Board meeting is attached. The next Board meeting will be on December 5<sup>th</sup> (delayed due to Thanksgiving) at 6:30.

Contract discussions are under way with our insurance provider, Absolute Perfection Landscape, and with CMI. Please contact Board members or committee members with your input. We still have an opening on the Board for an enthusiastic homeowner.

## **Projects Update**

**Roof Repairs** - Repairs have been done to the roof on building 4 and the garage of 7. Bids for a new roof are being taken for building 4; water damage to both the exterior and the interior has been discovered.

Moss removal bids are being sought for roofs of several buildings

**Tree Removal** - Four trees that posed a danger to buildings 5 and 6 were removed, and the stumps ground down. The shavings will be removed by General Tree this week.

**Rain Drains** - Clogged drainpipes in front of buildings 13, 9, and 15 were scoped with a camera, and six were determined to be clogged by tree roots. Bids are being taken for replacement of the pipes that channel rainwater from gutters away from the buildings.

**Sump Pumps** - Units with Sump Pumps can soon expect a call from CMI to schedule an appointment to check the crawls spaces of their units.

**Sidewalk pressure washing** - A bid from Absolute Perfection Landscaping has been accepted, and work on locations that need it most, will begin as soon as the leaves are down.

**Gutters and Downspouts** - Will also be cleared when the tree leaves are down.

## **Community Corner**

### **Carol Patterson**

Carol Parker has shared the new address for Carol Patterson at her new home in Texas. She is doing well and would love to hear from old friends. She is at 7230 Wyoming Springs Dr., Round Rock, TX 78681 with a new phone that will be operational Monday - 512.717.1099

### **A Party**

New residents in 1710, Glen and Colleen Beckley are hosting an MHOA get-together at the clubhouse on Wednesday, November 6<sup>th</sup>. Please check out the attached flyer, and mark your calendar.

### **Clubhouse Dates for August**

Right now, the clubhouse is only booked for the 6<sup>th</sup>. Get your reservations in soon with Jeri Old at 503.645.3684.

### **Volunteers**

Berta Kramlich has joined the Landscape committee.

Sue Seaver is looking for volunteers to assist with the Reserve Study for 2014. Call 503.629.9049

### **"Thank you"**

The community Corner would like to thank Robin Dunbar for her leadership of the Architectural Control Committee. We wish her luck in her new endeavors.

### **Coyotes**

Shirley Carlson and the Gallahers remind us that coyotes have recently taken some neighborhood cats that get left out overnight.