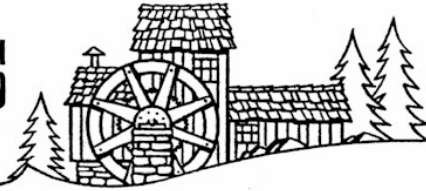


# MILLRIDGE TOWNHOUSES

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



August, 2018

## **Call for Volunteers for a Budget Committee**

The Board is calling for volunteers to form a budget committee to assist with the preparation of our 2019 budget and to examine and propose solutions to address needs identified for 2019 operational and reserve spending. Guidance in preparing this plan, the Budget, comes from several sources. One is reviewing how money is being spent in the past year. A second source is from C.M.I. concerning accounts such as utilities, and the increases they plan to apply next year. CMI also projects our expected revenue for the coming year. A third source of guidance comes from requests from leaders of our committees (e.g. landscape, maintenance) concerning expenditures needed to meet their requirements. A fourth source comes from the Schwindt Report which provides guidance on long-term goals.

The end product is a budget based on the best judgment of the Committee to meet our community's needs for the coming year. This is a good way to learn more about how your HOA dues are put to work to create and maintain good shared value in our homes.

## **Meetings**

**Landscape Committee Meeting scheduled for August 9th at 6:00 PM:** If you have something for their consideration please submit a Homeowner Request form to CMI or contact Christine Morris at [cgmorris48@gmail.com](mailto:cgmorris48@gmail.com), preferably by the 1st Wednesday of the month.

**The August Board of Directors Meeting will be held August, 23 at 6:30 PM.** Homeowner Request forms must be submitted to CMI by the 3<sup>rd</sup> Wednesday of the month (except for Landscape Committee requests, which are due by the 1<sup>st</sup> Wednesday of the month) to be considered at the board meeting. CMI will forward your request to the appropriate committee and the Board.

Millridge Bylaws require prior approval for any additions or modifications to Common Area, or any additions or modifications to exterior portions of your unit (windows and doors, for example) that are part of your individually-owned property, but visible from Common Area. HOA Board approval must be received in advance of any such changes.

You can find Homeowner Request forms at the entrance to the clubhouse, on the CMI website, or by contacting Laura Holgate, Millridge HOA Secretary at [lauraabsherholgate@gmail.com](mailto:lauraabsherholgate@gmail.com).

## **Announcements**

**August 5<sup>th</sup> on Sunday – the power washing for the garage roof surfacing project begins!** Please be sure to either move or cover your patio furniture, barbeques, potted plants, etc., away from any area where water from the garage roof power washing preparation may overspray. The crew doing the preparation work will make every effort to avoid spray in the courtyards, but please help them out by covering or moving your items just to be sure!

**If you have trees in your courtyards** - Some trees in private courtyards may need to be trimmed prior to the start of the garage roof coating project. There must be 3 feet of vertical clearance between the garage roof and branches or foliage.

## **Parking During the Roofing Project**

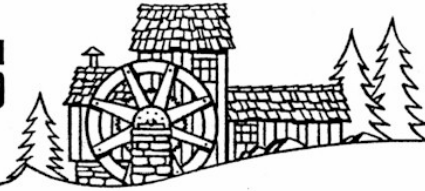
**NO parking in alleys.** The alley area directly behind your own garage may be used temporarily while actively loading or unloading your vehicle if you are careful not to block the alley or your neighbors' garages, but vehicles parked behind garages for longer periods and OVERNIGHT PARKING behind garages is prohibited.

**Remember: NO parking along the roadway or landscape areas.** This is especially important as we begin the garage roofing project.

**REMINDER - Parking is allowed in designated, lined spaces only!**

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**Garbage Dumpsters – the Good, the Bad, and the Ugly!** Take a look! This dumpster has been abused!



First – please note dumping of construction waste (note old rotted boards, drywall, etc.) is not permitted. Material removed from your unit during renovation must be removed by the company doing the work. The same rules apply for do it yourself projects. Second, loose wet waste creates a sludge of decay in the bottom of the dumpster. Please bag your wet waste and avoid discarding liquids in the dumpster.

**New Architectural Committee (ACC) Chair!** Jim Bauer was elected by the board as the new ACC Chairman.

### **Clubhouse**

Now is a good time to call Sue Seaver at 503-629-9049 to make your reservations for the clubhouse for summer.

### **Millridge Volunteer Corner**

#### **Thank you!**

Thank you to all the committee members, Board members, and all other volunteers who put their time, efforts, and skills to work to make our community a better place!

If you are interested in volunteering for community projects, please contact Sue Seaver, the Volunteer Committee Chairperson at 503-629-9049.

**Thanks** to Deb Messecar for volunteering to do the newsletter.

### **Community Corner**

#### **HOA Contact Information**

CMI: 503-233-0333

Steve Meyer, Direct Line: (503) 445-1216

#### **Board Members:**

Jim Bauer: 503-747-2027

Laura Holgate: 503-453-4172

Tom Messecar: 971-713-2194

Justin Redd: 503-799-6065

Sue Seaver: 503-629-9049

#### **To Reserve Parking in East Alley (back fence):**

Elaine Clawson: 503-466-9925

#### **To Update Contact Info in Directory:**

Laura Holgate: 503-453-4172

#### **To Reserve Clubhouse:**

Sue Seaver-503-629-9049

#### **Committee Chairpersons:**

**Architecture**-Jim Bauer: 503-747-2027

**Landscape**-Chris Morris: 503-737-7353

**Maintenance**-Glen Beckley: 503-645-2642

**Pools**-Penny Moody: 503-308-1225

**Neighborhood Watch**-Shirley Carlson: 503-645-3894