

WHEATHERSTONE PROPERTY OWNERS' ASSOCIATION

NEWSLETTER

March 1980

Board Meeting

The next regularly scheduled Board meeting is Wednesday, March 26, at 8:00 p.m. at the Mountain Park Recreation Center. You are invited. Items of specific interest to all of us that will be part of this meeting are our ever-present maintenance problems and rising costs.

We are holding the Board meetings at the Recreation Center to try to encourage more members to attend. We felt that people were reluctant to come simply out of interest when the meetings were held in board members' homes. Regular Board meetings will be held on the 4th Wednesday of every month through September; with the Annual meeting to be on May 28, 1980.

Parking

With the help of all of you, and after several attempts, the Board of Directors has rescinded or otherwise cancelled the "No Parking" policy for Wheatherstone Place. This means that you are allowed to park in the nine designated spots parallel to the rock wall. Please park as closely as possible to the wall, and out of consideration to your neighbors, try to park your personal vehicles across from your own garage, so as to reduce the obstruction to your neighbor's use of his garage.

Please note that the lower street, Wheatherstone Court, was never intended for parallel parking, or parking of any sort, along the rock wall or in front of your driveways. This street is too narrow to allow parking except in the 6 designated stalls at the north end of Wheatherstone Court opposite units #74 and #76. There are regularly cars parked improperly on Wheatherstone Court even when there are empty spaces in the designated parking area. The designated parking places are for the use of all residents and their guests. Residents are encouraged to use first their garages for their own cars; then their own driveways for extra vehicles (where possible without blocking the street), before they use the designated parking stalls.

The action of the Board also indicates that we are not going to be policemen nor attempt to settle your parking disputes. We expect you to cooperate with your neighbors before problems arise or to work out together your problems in a constructive way. Altogether, there are 38 designated parking stalls in addition to 38 double garages. If there are cars that appear to be abandoned, or that never move, call the Lake Oswego Police Department. There is a specific action that they can take to have that vehicle removed.

Maintenance

There have been several instances recently of petty vandalism, rock throwing, and broken windows. Please observe what is going on in our neighborhood and help us all protect our investment.

Assessments

You are reminded that assessments are due upon receipt of the bill and are past due at the end of the first month of the quarter.

Involvement

Please be thinking of names to suggest for nomination to the Board of Directors for the new term beginning in June.

Paul E. Brockmeier
Chairman
#92 Wheatherstone
835-5820

N E W S L E T T E R

WHEATHERSTONE PROPERTY OWNERS ASSOCIATION

April, 1980

The next regularly scheduled board meeting is Wednesday, April 23, 1980, at Mountain Park Recreation Center, 8:00 p.m. to 9:30 p.m.

YOU ARE ALL INVITED!!!

Annual Meeting

The annual meeting will be on Wednesday, May 28, at 8:00 p.m. at the Mountain Park Recreation Center. Among other business will be elections of board members.

Election of Board Members

Two of the keys to a smooth running property owners association are communication and participation. My personal feeling is that every homeowner should plan to take a turn serving on the board. You will have an opportunity to serve if elected at the annual meeting in May.

There are five board members. The terms are for two years and staggered so that several people will be experienced. There are three positions coming up for election in May, 1980. If you want to be nominated or want to nominate someone else, please contact one of the following as soon as possible. This is the nominating committee which will report at the annual meeting:

Art Keil, Chairman #84	636-2498
Derek Hogarth #62	635-5402
Darlene McGrew #86	636-0655
John Shepard #32	636-3130

Please make your suggestions to one of the above by April 30th so that the nominating committee can conclude its business by May 19th.

Who Pays For Maintenance

There have been some questions recently concerning whether the individual homeowner or the Association pays for maintenance. It is difficult to answer these questions in generalities. I suggest that you raise your specific question to the Maintenance Chairman before you have anything done. If the Association is going to pay, do not call the service person on your own without checking with the Maintenance Chairman first. It may be a repair job that we will want to get bids on or that we will want to ask for specific repair service from someone we know that is experienced or reputable.

Problems arise especially if you are planning to move. Some services and repair jobs may be required by a lender or agency. Do not assume that these will be paid by the Association. If estimates are involved, get an itemized estimate that clearly delineates what will be done.



Paul Brockmeier, Chairman #92
635-5820

NEWSLETTER
Wheatherstone Property Owners' Association
May 21, 1980

Annual Homeowners Meeting: Wednesday, May 28, 1980
Where: Mountain Park Recreation Center
Time: 8:00-9:30 p.m.
Business: Election of new board members and
Reports by your Board of Directors. (Notice
was also given of the meeting in April newsletter.)

Annual Meeting

The board members whose terms are completed at the end of May are:

Elsie Clark
Peter Gunnar
Malcolm Putnam

The nominating committee will place in nomination three names for election to the board. You are welcome to make nominations from the floor, but I ask you to obtain the person's permission before making the nomination.

We need a quorum consisting of the homeowners of at least 20 units represented in order to conduct the election. I urge each of you to attend the meeting. If you cannot be present, you are respectfully urged to designate a proxy. Any member may vote in person or by a proxy executed in writing. If you will be unable to attend and wish to be represented by proxy, but do not have a proxy delegate, please contact Art Keil and ask him to assist you.

Common Properties

You're reminded that trimming of shrubs and trees on common properties must be coordinated through the landscape chairman of the Board of Directors.

Assessments

Assessments are billed and due in advance and delinquent after 30 days from the date of the quarterly bill. They are generally payable at the end of the first month of each quarter and are for that current quarter, not the prior period. Payment of assessments should be before the ends of the following months:

January April July October

Please plan to attend the annual meeting.

Paul Brockmeier, Chairman

NEWSLETTER

Wheatherstone Property Owners' Association

June 21, 1980

NOTICE: PLEASE HOSE DOWN YOUR AREA BEFORE 12:00 NOON SUNDAY, JUNE 22 (See last paragraph)

Monthly Board Meeting

Wednesday, June 25, 1980, 8:00 to 9:30 p.m. at the Mountain Park Recreation Center. The board meetings are open to all Wheatherstone residents. Come and find out what is going on in your association.

Newly Elected Board Members

The board members elected at the May 28 annual meeting for two-year terms starting in June of 1980 and ending in May of 1982 are:

Elsie Clark	Unit #8
Dick Cronn	Unit #18
Darlene McGrew	Unit #86

The other two board members' terms end in May of 1981.

Board Responsibilities

The line up of the new board is as follows:

Elsie Clark #8	635-5904	Secretary, Treasurer
Dick Cronn #18	636-2540	Insurance
Art Keil #84	636-2498	Maintenance
Darlene McGrew #86	636-0655	Landscaping
Paul Brockmeier #92	635-5820	Chairman, Finance

Annual Meeting in Brief

The committee chairmen each gave a concise report on activities in their area since the last annual meeting. Questions from the association membership were answered and a general discussion was held on several common points of interest. The increasing cost of maintenance is of concern to all of us. Painting was discussed and the painting schedule to start in 1982 with those units scheduled to be repainted that year indicated. Insurance coverage costs have increased; but, it was pointed out that our coverage has improved, and the insurance is for replacement cost of buildings that have increased in market value.

Appreciation was expressed for the fine efforts of three board members whose terms were expiring: Elsie Clark, Peter Gunnar, and Malcolm Putnam.

Coming Events

Would each of you get your garden hoses out and thoroughly wash down the patios, porches, decks, walks, and streets around your unit. If you can reach them easily, also look at your roof gutters and your downspouts. Use some care and try not to wash the ash into the small drains in your patio or driveway and not into the storm sewers or drains. At the board meeting on June 25 we will be discussing the effects of the ash fall on our property. On Sunday, June 22, after 12:00 noon we are going to try to wash down the streets. Please wash your area even if it rains because the rain by itself does not carry the ash away.

Paul Brockmeier

WHEATHERSTONE PROPERTY OWNERS

NEWSLETTER

JULY, 1980

Monthly Board Meeting

Wednesday, July 23, 1980, 8:00 to 9:30 p.m. at the Mountain Park Recreation Center. The board meetings are open to all Wheatherstone residents on the fourth Wednesday of every month through September.

Special Presentation, July 23, 8:00 p.m.

Theft and vandalism are an increasing problem in our area. Plan to attend the next board meeting when our guest will be Officer Wann of the Lake Oswego Police Department. He will present a program on what we can do to help reduce the risk of residential burglary and theft. Officer Wann will have information that is important to all of us.

Ash Cleanup

We appreciate the time, effort, contributed equipment from Viking Industries, and Lake Oswego Water that were all combined into the Wheatherstone cleanup on a recent Sunday afternoon. Some of our residents worked quite hard on this project and several of you have asked that we tell them "thank you".

Garage Doors

Please keep your garage doors closed when you are not actively using that area. Not only does it look better when the doors are closed, but a closed door is less of a temptation to people passing by.

Assessment

The July through September bills have been sent. You are reminded that assessments are due at the end of July.

Paul Brockmeier, #92
635-5820



THE WHEATHERSTONE PROPERTY OWNERS
NEWSLETTER
August, 1980

MONTHLY BOARD MEETING

Wednesday, August 27, 1980; 8:00 to 9:30 p.m.

Mt. Park Recreation Center.

The Board meetings are open to all Wheatherstone residents on the 4th Wednesday of every month (through September).

Pending Board action, in October they will change to 4th Thursday.

ASSESSMENTS

The July through September bills were due at the end of July, and are now past due. Assessments are billed and due in advance, and delinquent after 30 days from the date of the quarterly bill. They are generally payable at the end of the first month of each quarter and are for that current quarter, not the prior period. This schedule should be easy for you to remember; payment of assessments is before the ends of the following months:

January, April, July, October

All of us together are the Owners; we are paying ourselves for services we regularly receive and share in; and, we ought to pay for our share on time.

CRIME WATCH

At the July meeting, Officer Wann of the Lake Oswego Police Department gave a presentation on vandalism and theft and their prevention. This was an interesting and revealing experience for those of us who attended.

We attempted to help those people who did not come by leaving a pamphlet on the subject in your boxes. One of the preventative measures is having observant and curious neighbors who help each other.

Paul Brockmeyer, Chairman
#92
635-5820

Wheatherstone Property Owners

Newsletter

September 1980

Monthly Board Meeting

Wednesday, Sept. 24, 1980; 8:00 to 9:30 pm

Mt. Park Recreation Center

The board meetings are open to all Wheatherstone residents. Pending board action, in October, the meetings will change to Thursday.

Icy Streets

It seems ridiculous to mention this when it is still summer-warm, however it should be repeated several times. There is no guarantee that the city will make a mistake and sand our private streets this winter. Therefore, when cold weather and ice or snow are forecast, be forewarned; park your vehicles on the side of the street at the top of the hill before the streets become slippery.

Litter

Let's help each other keep our streets looking clean. When you see litter, how about picking it up and putting it in your garbage!

Paul Brockmeier

#92

635-5820

WHEATHERSTONE PROPERTY OWNERS
October, 1980, Newsletter

Monthly Board Meeting: October

Thursday, October 23, 1980
8:00 pm to 9:30 pm
Mountain Park Recreation Center

You are invited to come to the board meetings. This is your association and we need your participation.

The board meeting schedule is as follows:

October 23, 1980
November 20, 1980
December 18, 1980
January 22, 1981
February 26, 1981
March 26, 1981

Assessments

Bills for the 4th Quarter, October through December, 1980, assessments have been mailed. They are payable in advance and are due by October 31, 1980. They are always due at the end of the following months:

January
April
July
October

Slippery Streets

Another reminder: If icy or snowy streets are a possibility, plan ahead and consider parking at the top of the hill along the side of the street.

Paul Brockmeier
#92
635-5820

WHEATHERSTONE PROPERTY OWNERS

NEWSLETTER

NOVEMBER, 1980

Monthly Board Meeting

The November meeting will be Thursday, November 20, 1980, at the Mountain Park Recreation Center from 8:00 pm to 9:30 pm.

At this meeting we will be taking a preliminary look at the 1981 budget.

Parking

There should be no parallel parking on Wheatherstone Court. All parking on that street should be in the designated spaces across from units 74 and 76.

Paul Brockmeier
#92, 635-5820

WHEATHERSTONE PROPERTY OWNERS ASSOCIATION

N E W S L E T T E R

Winter 1980

Notice of Meeting: IMPORTANT

You should plan to attend the February monthly board meeting.

Where: Mt. Park Recreation Center

When: Thursday, February 21, 1980

Time: 8:00 PM to 9:30 PM

Subject: Parking

Parking

The board needs your help. Come and work with us to determine if we have a parking problem and let's define it together. At various times, and relative to different locations on our streets, we receive complaints and suggestions concerning parking of vehicles and use of parking spaces. It appears that we only become interested in parking when it is a problem to us individually. "One person's problem is someone else's benefit." It could be that you have not been affected, but you may be in the future as circumstances change.

We intend to find a solution that will apply to all of us. This will very possibly mean that we will each have to compromise and give a little in a spirit of cooperation and consideration for others. You will have to decide what the effects of your recommendations may mean to all of us, and to yourself.

In January 1979, parking was discussed at a homeowners' meeting. A committee of residents was asked to investigate, receive suggestions from the residents, and bring recommendations to the board. The action taken by the board resulted in increased participation and discussion among the residents. We appreciate the involvement of those who are trying to help find a fair solution to the problem as they see it.

We now need all of you to help us arrive at a decision that will solve any parking problems that our Wheatherstone group may have. The board will have before it a motion and will be voting on that business. During the discussion period, we hope you will express your opinions. After the board has decided, we know that you will want to abide by the decision. You have given the board the obligation and responsibility to make decisions that affect you. This is your opportunity to express your interest.

Chairman, Board of Directors
Paul Brockmeier

Thursday, February 21, 8:00 PM
Mt. Park Recreation Center