

HIGHLANDS HIGHLIGHTS

JANUARY 2018

Highlands Highlights is published by King City Highlands Homeowners Association. Inc.
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BOARD NOTES

The HiNet email distribution network is now fully operational. The sole purpose of this system is to provide for the transmission of one single email to all HiNet email recipients. This is a ONE-WAY TRANSMISSION. Do not respond to HiNet emails directly back to HiNet. This forces the HiNet administrator to relay your email to the desired recipient – which is an unfair abuse of the administrator's time. If you send a HiNet message intending to sell something or are requesting an informational response, please be sure to include your own contact information in your email so a respondent can respond directly back to you. Keeping in mind that the HiNet administrator is an unpaid volunteer, please be considerate and plan your messages to allow at least 24hrs for the HiNet message to be transmitted when the administrator has the necessary time.

We are pleased to announce the appointment of volunteers for two new positions in our community:

- **Gordon Keeney** – Responsible for the proper care and maintenance of our US Flag. Gordon has carefully researched proper display of the flag and due diligence to ceremonies such as when to fly the flag at half-mast. We share his concern for care of this important symbol of our great country and know that under his care our flag will garner the respect it commands.
- Below Gordon has submitted the list of days the flag will fly at half-mast:
 - National Firefighters Memorial Day, May 4th (sunrise until sunset)
 - Peace Officers Memorial Day, May 15th (sunrise until sunset)
 - Memorial Day, last Monday in May (sunrise until NOON)
 - Korean War Veterans Armistice Day, July 27 (sunrise until sunset)
 - Patriot Day, September 11th (sunrise until sunset)
 - Pearl Harbor Remembrance Day, December 7th (sunrise to sunset)

Continued on Page Two

- **Rod Iverson – Clubhouse Usage Coordinator**

Anyone passing it frequently cannot help but notice the abundance of activity at our beautiful Clubhouse. In addition to all the planned community activities, the Clubhouse is host to numerous private gatherings. The Clubhouse is available for use by any owner provided the date requested does not conflict with any previously scheduled event. This process requires completion of an application form – available at the Clubhouse – submitted for approval through the office and an accompanying \$75 deposit check. The deposit check will be held and will be returned following the event – **IF** the Clubhouse is cleaned and restored to its normal configuration and condition. Clubhouse rental fees are detailed on the application form. There is no charge for use of the Clubhouse for a memorial event if no follow up cleaning is required.

Rod will monitor each event as necessary and will follow up with the sponsoring owner to ensure the cleanup process is brought to a satisfactory conclusion. Our Clubhouse represents a significant community investment and we are confident Rod's appointment will provide valued assistance toward maintaining our beautiful facility.

Do you ever wonder what happens to your annual assessment contribution to the HOA, or where does the 1% transfer fee contributed by new owners go? At the January Town Hall meeting we will have a brief – easy to understand – presentation by our Finance Committee of the 2018 Budget and how it and the Reserve Study is developed followed by a session of questions and answers.

******* NOTICE OF MEETING TIME CHANGE *******

Please note the scheduled meeting start time for the regular Town Hall and Board Meeting (on the fourth Wednesday monthly) has been rescheduled from the current evening start time to **10:00 in the morning**. Accordingly, our next meeting will be held at **10:00 AM on January 24, 2018**.

You will find an attached copy of Resolution No. **2017-4 VOLUNTEER REIMBURSEMENT FUND** approved by the King City Highlands Board on December 11, 2017. As stated in the Resolution, the purpose of this fund is "To ensure that community volunteers are promptly reimbursed when receipts are turned in. This fund is restricted to expenses incurred for community events and purchase of miscellaneous office supplies. All other expenditures must go through the normal submittal process for payment."

Wishing All a Happy New Year! Dave Plat, HOA President

"Start by doing what's necessary; then do what is possible; and suddenly you're doing the impossible."
– Francis of Assisi

CONDO NOTES

As this is written we are having very unusual December weather; lots of sun, no rain and not really all that cold. After the mess we had in January 2017 with the snow and ice covering our streets and sidewalks for several days your Board of Directors decided to take positive action. We signed a contract for snow and ice removal with Willamette Landscape that will cost us nothing unless we need their services. We realize that access to our property cannot be as severely limited as it was last winter. Nevertheless, if we do have a serious snow/ice event we would still advise Highland Park residents to stay home if possible. Even going out for the mail can be treacherous, particularly for some of us who aren't as steady on our feet as we used to be. Don't be afraid to ask a neighbor for help if you need it. Our contract will not cover Dickson or Peachvale streets since they belong to King City and would not be our responsibility.

Larry Thompson from the Larry Thompson Insurance Agency will be attending our January Board Meeting on January 11, 2018, as an invited guest. If you have any questions about personal condo insurance policies, our condo association's master insurance policy or how the two types of policies can work together in the case of certain claims such as water leaks he's the man with answers. Mr. Thompson came to a Board Meeting a couple years ago and we had a very informative Q and A session.

SAVE THE DATE! February 8, 2018 is the date of the 2018 Annual Meeting of the Unit Owners of The Highland Park Condominium Association. You will receive a mailing from CMI with further information plus a proxy in advance of the meeting. What you need to be thinking about in the meantime is finding the willingness to volunteer to run for our Board of Directors. We will have two openings as Brad Williams and Judy Sutton have decided to not run for another term. There are no stringent requirements or qualifications except that you be an owner in good standing (in other words, you pay your dues on time). We would prefer people who have a home computer or laptop since one of the Board positions is secretary and we also need to find somebody else to write the monthly articles for the newsletter. I am so out of new ideas or new ways to write about old ideas. Please contact Erin at CMI (503-445-1119) or me (503-430-0045) if you are interested in running for the Board of Directors. I will continue to hound you right up to the night of the annual meeting so you might as well give in ahead of the meeting.

Once you receive your mailing from CMI be sure to get your proxy in even if you do plan on attending the meeting in person. Our By-laws require attendance in person or by proxy of at least 50.01% (minimum 63 units) in order to conduct our annual meeting. Last year we did well and had a total of 76 units accounted for. The year before was different and we had to delay the start of the meeting while we made phone calls and sent runners to acquire additional proxies to reach 63. That shouldn't happen in a community of owners who care about Highland Park Condos. At a minimum, please send those proxies in, and if you can attend in person, all the better. We'd like to meet you. By the way, rumor has it that The Pizza Caboose will once again be providing their delicious pizza for our meeting. You don't want to miss out on that do you?

Our regular January Board of Directors meeting with special guest Larry Thompson is on January 11, 2018 at 5:30 p.m. in the board room at the Clubhouse. We always welcome and encourage all residents to attend. This invitation includes renters of family owned units and other renters. Even though you cannot serve on our Board you can volunteer for the Neighborhood Watch or Landscape Committees and attend the monthly board meeting.

Zoe Allen Chair, Board of Directors

"Snowflakes are frail, but get enough of them together they can stop traffic." Vance Havner

CLUBHOUSE MAINTENANCE

In December we completed the work on the drainage system which surrounds the Clubhouse foundation. The drainage system is necessary because this wooden building sits on a concrete slab and its wood sills are very close to the ground and need protection from water. We replaced old drain pipes and added some where needed, then renewed the river rock on top of the drain pipes. The building is ready for winter.

We helped install a new electric fireplace in the Great Room and the smaller one, formerly in the Great Room, was moved to the Card Room.

The fire alarm system, extinguishers and exit lights were given their annual inspection. Some minor repairs will be necessary.

We have replaced the remaining collection of old and uncomfortable folding chairs with 25 new chairs which makes our inventory of padded folding chairs up to 125. If attendance at our social functions continues to increase we may have to add to that number. So far Costco continues to sell the matching pattern.

We are now starting to plan for the flooring project which will involve a lot of furniture moves way beyond what we would expect volunteers to do.

Yes, we have plans for 2018 projects. Stay tuned.

Jerry Crane, Clubhouse Maintenance

ARCHITECTURAL/LANDSCAPE COMMITTEE

This is our "quiet season, as the weather impacts projects of the HOA and private residences. However, we are keeping busy with projects that are mostly unaffected by the rain. We are having installed a drip line along our wall on Beef Bend Road to effectively water only the arborvitae that makes up part of our property line wall.

Plantings will be added around the new shed at the Clubhouse and alteration of the sprinkler system around the Clubhouse to a drip system. This will prevent sprinkler water from hitting the lower parts of the Clubhouse siding.

We are soliciting bids to repair and rebuild the rock wall to the east and south of the Clubhouse. We are also going to try and find why, with no rain, and no lawn watering, we have water seeping out of the rock wall onto the sidewalk on a slow but continuous basis.

We are getting bids to do sidewalk and driveway repairs necessitated by street tree root actions.

We are getting bids to finish the bark dusting this winter on the rest of the common areas. We on the committee hope you all enjoyed the best of the Holidays.

Mark Perkins, Chair

BOOK CLUB

The Senioritus Book Club meets bi-monthly beginning in January and ending in November (January, March, May, July, September, and November). **We meet on the third Wednesday, 1:30 pm at Highlands Clubhouse. The book club alternates between fiction and non-fiction books.** Books are suggested and selected by club members. **Join us on January 17, 2018 for coffee and dessert as we discuss Ruth Ware's fiction *The Woman in Cabin 10*.** For March we selected a non-fiction, ***Under the Banner of Heaven*** by Jon Krakauer. For May the group selected Jane Gardham's fiction, ***The Queen of the Tambourine***. Call Judy Sutton at 503-639-1752 if you have any questions. Hope to see you on January 17, 2018. Bring your book suggestions. Happy Holidays to everyone.

Judy Sutton

LIBRARY WHISPERINGS

Our Highlands Library was very busy during 2017. Many new books and puzzles were donated by our generous residents. Don't forget, we have lots of large print books for those of you who prefer the larger print.

Our movie section is now improved. The dvd's are now alphabetized, so finding movies is much easier.

The clubhouse is expecting our new carpet and flooring to be installed in the middle of January. The clubhouse and the library will be closed during that time. We are anticipating a wonderful new look for the clubhouse.

Happy 2018.

Bobbi Siegel, Librarian

BIBLE STUDY

January 2 - Pastor Tom Aylward is an Associate Pastor in his Beaverton church, and his ministry is to direct home Bible studies and home churches, and he also spear heads, and is implementing Biblical counselling at his church. His broad experience enables him to bring meaningful presentations and applications to God's Word.

January 16 - Pastor Steve McCracken has faithfully taught here at the Highlands Bible Study for many years. He is Senior Pastor for his Tigard church, and teaches God's Word with youthful enthusiasm, shaped by decades of ministry and service.

Each of these presentations start at 7 p.m. They are non-denominational and the messages and the music are one hour in length, followed by coffee, refreshments, and fellowship. All Highlanders are encouraged and invited to attend.

Harmon & Maxine Sommer

CLUBHOUSE INTERIORS

Happy New Year from the CI Committee. We wish everyone a new year filled with much joy, good health and lots of laughter.

As yet, we have not been notified when our carpet shipment will arrive in Portland. We will send out emails as well as post information on the Clubhouse front door as to when the Clubhouse will be closed for the carpet installation. The committee is anxiously awaiting news from our contractor and when we know, you will know.

Jo Hendrickson, Chair

POSITIONS TO BE FILLED

We are in **great need** of several volunteers to work together on a Memorial Committee. Please think about it and contact Mabel at the Clubhouse office at 503-684-8294. Thank you very much!



SPECIAL EVENTS

Come to the Clubhouse on January 1 - New Year's Morning to watch the 129th Tournament of Roses Parade from Pasadena, California, and together we will share a potluck breakfast. Festivities start about 8:00 am but you can come whenever you like. Bring something to share for breakfast and be comfortable. You can even bring your blanket robe and slippers, if you wish. Ed has offered to make pancakes. Call Nancy Crandell at 503-746-6701 if you have questions.

Ed Benberg's ANNUAL CHILI FEED



Saturday, January 20, Social 5:30 and dinner 6 p.m.
Includes Chili which is **mild**, green salad, garlic bread and dessert.
A huge bargain for \$7.00 per person at the door.
Sign-up sheet on the bulletin board.

MOVIE NIGHTS

MOVIES FOR JANUARY WILL BE THE SECOND AND FOURTH FRIDAY NIGHTS AT 7:00 P.M.

JANUARY 12 - "LADIES IN LAVENDER" Stars Judi Dench and Maggie Smith as sisters living in Cornwall, England just prior to World War II. Walking along the beach, they discover a young man washed up on the shore, nearly dead. Taking this stranger, who speaks no English, into their home to nurse him back to health causes much suspicion in their little village. Who is this foreigner - a spy? Or worse? This classic film is a lesson in compassion, discovery, and triumph.

JANUARY 26 - "MRS. DOUBTFIRE" Enjoy the comic genius of Robin Williams as he portrays a divorced father who "becomes" a middle age British nanny/housekeeper, hired to care for his children, after being ordered by the court to have limited, supervised visits with them. His love and the desire to remain part of their lives causes him to resort to this drastic measure--and the misadventure begins. Touching and hilarious, this situational comedy will have us all laughing together.

Nancy Crandell

ARTS & CRAFT FAIRE REPORT

Our Craft Faire was a great success. Vendors did better than ever. More visitors this year. The atmosphere was beautiful and festive. Cookie Bar donations totaled \$457.00 which we are donating to the Good Neighbor Center and the House of Bread. Many are already planning for next year. Plan on joining us.

Nancy Crandell

DIRECTORY UPDATES

No updates this month

FOR YOUR INFORMATION

The following locations are **DISASTER SHELTERS:**

King City Clubhouse – 15245 SW 116th Avenue, King City
Tigard High School – 8040 SW Durham Road, Tigard
Calvin Presbyterian Church – 10445 SW Canterbury Lane, Tigard

THANK YOU

I want to thank all the Highlights contributors who have blessed me with their contributions and the proofreaders for all their help keeping the Highlights grammatically correct. I appreciate you all.
Happy New Year!

Also, Muriel Lynn used to collect Box Tops for Education and soda pull tabs. She has moved. I have found a place to take them. If residents are willing, you may bring the cut box tops and the pull tabs to the Clubhouse office and I will take care of them. Notice that Campbell's Soup no longer has Box Tops for Education.

Mabel, Receptionist

CUTE STORY

Animal Crackers

A mother and her young son returned from the grocery store and began putting away the groceries. The boy opened a box of animal crackers and spread them all over the table.

"What are you doing?" his mother asked.

"The box says," 'you can't eat them if the seal is broken,' the boy explained, "so I'm looking for the seal."

Edited by Mabel Weber

The Editor retains the right to make copy corrections as needed
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Outstanding In Her Field



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CONTACT

Don Fitzgerald at (503) 572-7202

OR

Bill Norton at (503) 789-7825

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KC HIGHLANDS January 2018

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
	1 Rose Parade Breakfast New Year's Day	2 9 Walking Aerobics 10 Coffee Hour 7 Bible Study 1 Bridge 7 Bible Study	3 10:30 ALC 2 Dominos 2 Mahjong 7 Mixed Poker	4 10 Zumba Exercise 11 Genealogy Class 6:30 Hand & Foot	5 9 Walking Aerobics 10:30 Coloring 1 Needle Arts 5 Happy Hour 7 Movie	6
7	8 10 Zumba Exercise 10:30 Condo Reserve	9 9 Walking Aerobics 10 Coffee Hour 10:30 Condo Landscape 1 Bridge 7 Rummikub	10 2 Dominos 2 Mahjong 7 Mixed Poker	11 9:30-4:00 Sewing Club 10 Zumba Exercise 5:30 Condo Board Meeting 6:30 Hand & Foot	12 9 Walking Aerobics 10:30 Coloring 1 Needle Arts 2:30 Library Committee 5 Happy Hour	13
14	15 10 Zumba Exercise	16 9 Walking Aerobics 10 Coffee Hour 1 Bridge 1:30 Finance Meeting 7 Bible Study	17 10 Town Hall & HOA Board Meeting 1:30 Book Club 2 Mahjong 7 Mixed Poker	18 10 Zumba Exercise 11 Genealogy Class 3 Clubhouse Interiors 6:30 Hand & Foot	19 9 Walking Aerobics 10:30 Coloring 1 Needle Arts 5 Happy Hour 7 Movie	20 5:30 Chili Feed
21	22 TENTATIVE	23 SCHEDULE FOR	24 INSTALLING	25 CLUBHOUSE	26 CARPET	27
28	29 10 Zumba Exercise	30 9 Walking Aerobics 10 Coffee Hour 1 Bridge	31 2 Mahjong 7 Mixed Poker	Clubhouse Office Hours: Mondays & Wednesdays 9 – 12 and Thursdays 1 – 4. Calendar items are accurate as of the first of the month. For updates, please check the calendar on the Clubhouse front door window or watch for updates on Hi-net.		

