

# COLUMBIA POINT CONDOMINIUMS

## Homeowner's Association



(503) 635-4455, Direct

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Affinity Group Inc, In the Historic Willamette District, 1868 Knapp's Alley, Suite 208 West Linn OR 97068

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Columbia Point Condominium Homeowner's Association, Monthly Letter

December, 2011

### NEXT BOARD MEETING:

There is no December Board Meeting scheduled as the Board finalizes the 2012 budget in December. This will be done in preparation for the new year and the annual business meeting to be held in January. The next regular board meeting will likely be scheduled for February or March following the annual business meeting to be held, January 26<sup>th</sup>, 2012.

### REPORTS, POLICIES, INFORMATION:

Insurance Contact: Amanda McMillan, 503-292-1580 x.114 or go to website [www.abicondo.com](http://www.abicondo.com). Further reporting and information are provided on the web page of Columbia Point at the site of [www.affinitygrouporegon.com](http://www.affinitygrouporegon.com). Follow the link for "homeowner associations" and then the link for Columbia Point.

### RESERVING THE COMMUNITY ROOM AND MINOR MAINTENANCE ISSUES

If you are interested in reserving the community room or would like to report minor maintenance concerns then please contact Jimmy Tanquary of Hayden Island Maintenance, 971-313-4372 or Tim of Affinity Group Inc. 503-635-4455. You can also verify availability by email of the community room at [tanquaryntonic@yahoo.com](mailto:tanquaryntonic@yahoo.com) or [tim@affinitygrouporegon.com](mailto:tim@affinitygrouporegon.com).

### POLICE—NON EMERGENCY ISSUES

If you have non-emergency police issues to report Then please call 503-823-3333

### PROPERTY MANAGER: (Contact Information)

Tim Benintendi, Affinity Group Inc.  
503-635-4455—Direct or 503-412-2404—Emergencies  
[tim@affinitygrouporegon.com](mailto:tim@affinitygrouporegon.com).

### ANNUAL BUSINESS MEETING

January 26<sup>th</sup>, 2012, Thursday, 7 PM in the Clubhouse.

*With the upcoming annual meeting it is important to consider volunteering as a board member or committee member. If you are willing to help with a small commitment of your time each month then please fill out the nomination form enclosed with the mailing for the annual meeting. There are currently Board member positions opening up at the time of the annual meeting. Please submit your name if you feel that you may be able to assist as a board member or committee member. Please submit the nomination form if you are willing to volunteer in this manner. Thank you in advance for participating.*

### COMPLETION OF PROJECTS

As you have probably noticed there have been several projects completed on the outside of Columbia Point Condominiums in the last couple of months. At the most recent Board meeting several of those in attendance voiced their appreciation and thanks to Julie Wright for all of her extra time, effort and energy that went into each project. Among the projects completed were the removal and replanting of trees in the main front area where sidewalks were also replaced. There were also sprinkler system improvements, striping, power washing, dryer vent cleaning, gutter cleaning, electrical repairs with some of the lighting and a portion of the railings have been painted with more to do in the future.

### ROAD RULES –N. HAYDEN BAY DRIVE

**PLEASE READ AND ADHERE TO THE ENCLOSED RULES ON THE BACK OF THIS NEWSLETTER THAT APPLY TO THE PRIVATE DRIVE COMING INTO OUR COMMUNITY. THANK YOU.**

### CURRENT BOARD MEMBER ROSTER

Board Members are appreciated for their time and commitment:

Mike Bandy, Chair  
Dean Irvin, Treasurer  
Julie Wright, Secretary  
Ellen Seminara, Director  
Jeff Warila, Director

NORTH HAYDEN BAY DRIVE ROAD RULES – 2005  
(THIS IS A PRIVATE ROAD)

All vehicles must be operable with a current State license. An inoperable or unregistered vehicle parked in any area of North Hayden Bay Drive for longer than a period of three (3) days must be removed. Vehicles suspected of being inoperable, abandoned, unregistered, or derelict will be marked with a parking notice notifying the owner(s) they have three (3) days to demonstrate to Hayden Bay Drive Board that the vehicle is in use and/or is registered. After which, if the vehicle is not removed, a second notice will be placed on the vehicle with notification the vehicle will be towed if not moved in three (3) days, and shall contain contact information for a Hayden Bay Drive representative. **A vehicle parked illegally, including but not limited to blocking a driveway, parked in a red zone, parked in front of a mailbox, facing the wrong direction, double parked, will be subject to being towed immediately. Any car parked which creates a hazard or dangerous situation will be subject o being towed immediately.** Towing of vehicles will be performed by A&B Towing (503-233-5189). All towing will be done at the vehicle owner's expense. It is the responsibility of each association surrounding Hayden Bay Drive to inform their residents of the house rules for North Hayden Bay Drive.

Vehicle repairs are strictly prohibited. Changing flat tires and jump-starting vehicles are the only exceptions.

Excessive oil and fluid leaks or spillage are damaging to the road and must be cleaned as soon as detected. If an offending resident fails to do this, the clean-up and/or repairs will be ordered by Hayden Bay Drive Board and the cost will be charged to the Association whose resident it was.

Boats, recreational vehicles, and trailers shall not be left for more than three (3) days during any month. No commercial vehicles over 6000 lbs. GVW will be allowed to park on North Hayden Bay Drive. Such vehicles are subject to the above aforementioned notices and subject to being towed after the second notice. Construction dumpsters shall not be allowed to be located on North Hayden Bay Drive on a permanent basis. Permission for a temporary dumpster by any Association must be authorized by the Hayden Bay Drive Board.

These rules are currently in force and will remain in force until such time a new set of parking rules are adopted by the Hayden Bay Drive Board.