



tower talk

american plaza newsletter

Volume II, No. 4

Portland, Oregon

August 1985

Fischer's Catch by Jean

Take a deep breath, unplug the phone, and pour another cup of coffee—this column will cover past, present and future events, and take some time and space. While you're drawing that breath, grab a pencil to circle your calendar for said future events, and read about past ones.

Party Report

The summer party was great—I hear. We were away, but have first hand reports of its success. The weather was great, and a beautiful array of food and canapes were enjoyed by all. Max Birnbach furnished a beautiful cake in the Hawaiian theme, and Frances and Bryon Adams had an appropriate Hawaiian centerpiece. A true and delightful bonus was provided by the Bulliers who brought a bounty of peaches and cherries for all to take home. If I've forgotten some special thanks to anyone, I apologize—wish we'd been there to enjoy the company and effort by all.

Coffee Hour

Now grab that pencil and circle September 5th for the monthly coffee hosted by Grace Brown and Ellen Sheldon. Always fun and a nice way to get acquainted and reacquainted.

Ryles and Katz

Pencil still in hand? Circle Saturday, September 14th at the Sivers Center. All American Plaza residents are invited to a legislative wrap up meeting from 11 a.m. to 1:00 p.m. You will have an opportunity to meet and ask questions of Senator Nancy Ryles (Senate, district #3) and Vera Katz (speaker of the House, district #10) regarding issues faced by the 1985 legislative assembly. What a great opportunity right in our own "yard" thoughtfully

brought about by Gil Johnston. Plan to attend.

Super Splash

Pencil still sharp? You'll need to circle three days in the week. We probably should have a special title for this one—maybe "Super Splash." Anyway, thanks to the kindness and time given by Anna Stowell, adults can have swimming and/or water therapy!! The hours are Tuesday and Thursday from 9:00-10:00 A.M. and Wednesday 8:30 to 9:30 A.M. in our indoor pool. All you need to do is show up with a towel, robe, enthusiasm and—oops—of course, a bathing suit!! At present, Anna has about four "pupils" that are doing beautifully, thanks to Anna's guidance. She would be glad to follow your doctor's regimen, should there be one suited just for you, so get out your water gear and take advantage of Anna's generosity and time. By Jove, this is the end of the column, so you can put your pencil down, but read on!

Elevators Painted

The elevator painting has been almost completed—what a job. Isn't it odd, we all expect "no inconveniences" and suddenly (having forgotten advance notice), ONE elevator is off limits for a brief time. Horrors! Think of the poor painters that probably saw elevator doors in their sleep, and hoped no one would mess up the fresh paint. Anyway, the doors look great, and hopefully no one will abuse them. This very minor inconvenience will be a good reminder for September when we get the new carpets. Now's the time to set aside a new pencil so that when you're notified about carpeting on your floor you can make an appropriate note on your calendar, take in your personal items as requested, and, if temporarily confined, "reach out and touch someone" on your telephone while the work is being done. Small (?) price to pay for yet another improvement.



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Telephone: 222-7243
publication of
American Plaza Condominium Association

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Tower Terrifics

An American Plaza resident, Ron Stills (former Portland Police Bureau Chief), has become a public safety director for the Cycomm Corporation. This company has developed a voice scrambling device for police and law enforcement agencies which has been a subject of great interest to Mr. Stills for some time. This scrambler takes one second intervals of a spoken message, scrambles them each in a different way, then, if you can imagine, transmits them over a regular radio frequency. It makes it possible to have codes between two squad cars or all units that have the device, as well as guaranteeing airtight security. Law enforcement agencies in Colorado, Washington D.C., and three other cities are testing the device and the federal government has also expressed an interest.

No Category At All

—but now you can bring out a hankie or a flag to wave, as the case may be. My year as editor is up in October. I had hoped to continue for a longer time, but circumstances make that impossible—shades of soap opera lingo. So if you, or someone you know are interested in a fun position, let me know. Thanks to Marge Allen, MSI, and committee heads, the job is not that hard. It's a wonderful group to work with and a wonderful way to get better acquainted with all. Your own thoughts and imagination can take over, you can do your own writing, and you can pick your helpers and supervise the whole thing. Anyway, if you are so inclined, or think somebody you know might fill the bill, let me know, and we can get together with Marge Allen at some point. My number is 226-0429.

EOS Party

Steve McShatko, Board Liason to the Social Committee has come on board full steam ahead with an EOS (End of Summer) Potluck at Sivers Center on September 2 at 4 P.M. Hotdogs will

be provided. Join the Fun! Call Diana at 222-7243 and tell her how many are in your party and what dish you will bring. See you there!

Knit and Purl

Jada Watson, another member of the Social Committee has suggested that APCA knitters unite! She would like to set a time and place where knitters and those with similar needlecraft skills can get together on a regular basis to share ideas and just generally get acquainted. If you are interested in sharing your purls of wisdom (small joke that - very small) call Diana at 222-7243 and leave your name and number so Jada can call you!

Lest We Forget

Don't forget that any move ins or outs MUST be scheduled by contacting the office for your time. How's that for a brief column?

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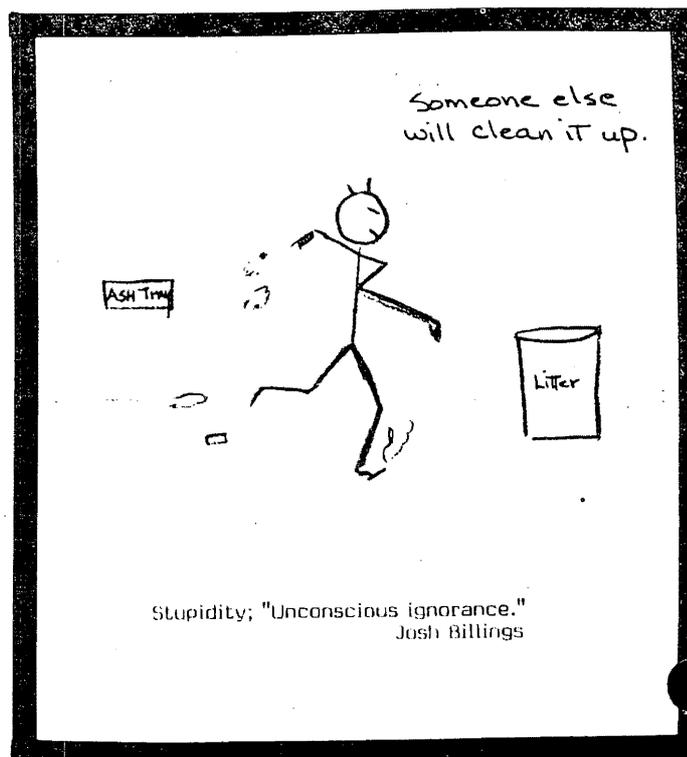
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Cable TV

At a special homeowners meeting, held August 15th at 7:30 P.M. and followed by the regular monthly board meeting, American Plaza homeowners voted to authorize the APCA board to grant an easement to TCI-Liberty Cable so that Cable T.V. reception would be possible for those homeowners who wish to subscribe. A 75% vote of approval was required, and a 77% vote of approval was received.

Some of the homeowners attending the meeting questioned the choice of TCI-Liberty, but it was pointed out that no other choice is available in a cable company, as TCI-Liberty or its successor company is the only company franchised by the City of Portland to provide cable programming in the core area of the city on the west side of the river.

The present television system at American Plaza will remain operable, and efforts to improve reception will be made, according to David Stephens, Manager.

The Board's choice of cable reception over satellite reception was made because cable television can be installed at no cost to the Condominium Association since all costs will be born by the individual subscriber, and assumption of these costs is voluntary. In addition, choice of programming is individual.

Satellite installation, in contrast, would have cost all homeowners slightly in excess of \$100 per condominium unit as a one time charge for purchase and installation of the dish, and all homeowners would have been obligated to pay minimum fee of \$10 for basic service plus one movie channel (comparable to Liberty's charge for basic service.) Additional channels would require an additional monthly charge.

The Board of Directors will now move ahead to develop the final form and terms of the easement, bearing in mind the helpful advice of several homeowners, according to Marge Allen, Chairman. The Board and the Design Review Committee will develop specific aesthetic requirements for the installation including a sample surface mounting that can be viewed by all residents.

The installation requirements will affect the installation fee for cable so quotes on that cost cannot be accurately made at this time, she said.

Insurance Deductible

The other issue before the meeting, whether to amend the Declaration to allow the Board of Directors discretion in setting the deductible on APCA insurance, was postponed to September

15th because a 90% affirmative vote is required to amend the Declaration and only 87.9% of the owners ballots have been returned this far. That postponed meeting will be held in the Sivers Center at 7:30 P.M. and will be followed by a regular board meeting.

Carpet Ordered

The Board of Directors held a special meeting August 6th and awarded the contract for the installation of new carpets in the breezeways and basements that are presently carpeted and all elevators of Lincoln and Grant Towers. It will take approximately six weeks for the carpet to be delivered so we anticipate starting installation the middle of September. It will require the removal of all personal items from the breezeways, the day your floor is scheduled for installation. You will be notified prior to installation so that you can arrange for these items to be removed.

Lounge Chairs

APCA rules and regulations state that no pre-reserving of lounges or chairs is allowed. Please understand that there are many more residents than there are lounge chairs and "saving" an empty chair and thereby forcing someone to sit on the concrete is really unfair. Let's all be good sports and follow the rules.

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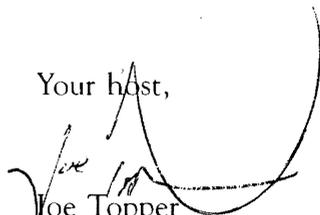
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General Manager

MANAGER'S NOTES

by David Stephens

Citizen Input

A special forum was held after the July Board meeting on the Central City Plan that is being developed by the Central City Planning Citizens Steering Committee. The forum was very informative. The committee is actively seeking input from all citizens of Portland, this study will help formulate the goals and plans for development of the city over the next twenty years.

The committee is presently beginning the second phase of the study which will include two sets of citizen committees to provide direct public input to the Steering Committee. If you are interested, an application form for these committees can be obtained by calling the Central City Plan office at 796-7270. If you would like to be added to their mailing list for their newsletters, etc. you may do so by calling the same number.

The committee meets the second and fourth Monday of each month at 5:30 P.M. in Hearing Room C of the Portland Building. The public is welcome.

This is your opportunity to have your voice heard and plan the development of your city.

Budget Calender

The Board of Directors, Budget and Finance Committee, and Management have begun gathering information, costs, etc. in preparation of the 1986 Budget. The schedule to be followed is:

August 12th - September 13th - physical inventory of all association property, review of services, establish specifications, solicit cost quotes and analyze.

September 16th - October 10th - Management will complete budget recommendations and written explanations.

October 11th - November 14th - The Board of Directors and the Budget and Finance committee will review, discuss and finalize a budget based on input received. Final approval of Board of Directors.

December 1, 1985 - 1986 Budget and coupon payment books will be sent to all owners.

If you have any additional input not included in your APCA questionnaire, contact the Chairperson Margaret Allen and/or the Treasurer Ralph Funes, of the Board, the Chairperson of the Budget and Finance Committee Renee Bergman, or David L. Stephens of Multi-Services.

Thank You!

A big thank you to Director Anna Stowell, Chairperson of the Interior Maintenance Committee, Rosemary Gianelli, and Grant owner Hazel Friar for their assistance in the disposition of items left in the association storerooms. They arranged for the organization of materials and pick up by Baloney Joes, Salvation Army, etc. Their assistance was greatly appreciated.

Storage Available

While we are discussing association storage rooms there are still rooms, available for rent at \$.50 per square foot per month in Grant and Madison. The rooms left range from 200-520 square feet. For those residents that want smaller storage areas, management is keeping a list so that once there is enough interest a room can be partitioned into smaller spaces. If you are interested, call Diana Beck at 222-7243.

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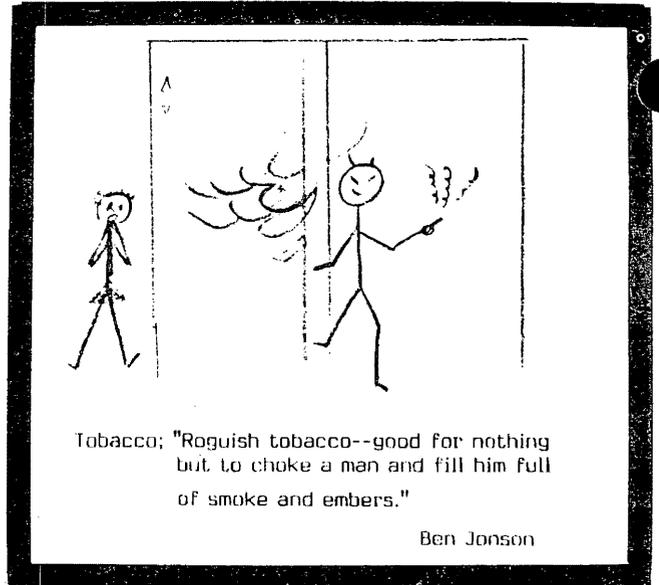
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Classes

Water Fitness classes continue M W F at 9:30 A.M. in the Sivers Center Pool,(\$32 for four weeks) and an evening stretch and tone exercise class meets from 7:30 to 8:30 P.M. M T W TH in the Sivers Center Ballet Room. (\$42 for 4 weeks) Intermediate French class needs two more students to make it a viable class. (\$27 for four two hour classes, time to be set by class) and several people have expressed an interest in Book Reviews and an early morning exercise class. Call Robin Lawson at 297-2707 if you are interested in any of these classes or if you have suggestions for other classes.



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