



tower talk

american plaza newsletter

Volume IV, No. 9

Portland, Oregon

September 1987

Does Anybody Care?

Twenty-three owners have responded to the "Mission Statement" published in the August issue of Tower Talk, according to Plaza Board Chairman Harry Beik. "This response represents not quite seven percent of Plaza homeowners and looks like an abdication of responsibility," Beik said, "but I know there are many more residents than that who care deeply about the management of their property. I suggest that they have lost that copy of Tower Talk, they call the management office, 222-7243 and get a copy of the Mission Statement to fill out and return. The Board will be discussing this issue at the September 17th Board meeting, and to have their opinions represented in that discussion residents need to return the statement with their comments to the management office via the APCA slot on the mailroom door by September 15th."

Messages On Monthly Coupon Go Astray

Some important messages from homeowners have not reached management because they were written on the back of the monthly payment coupon. "I apologize for this," says Manager Stephens, "but the truth is that in this modern day of specialization I do not personally process these coupons and checks. That is done by my accounting department, who are geared to process numbers accurately and with speed. They don't expect messages, which are in fact, fairly rare, and so don't look for them. Coupons easily get filed with their messages unreported.

"Because slowing the work of the accounting

department so they can look for and process messages would mean adding extra help, which cost I would have to pass on to you, I am instead suggesting that your messages be written on a separate sheet of paper, which will reach me without interfering with the coupon filing process, or telephone 222-7243. I do want to hear from you, Stephens said, and feel badly when a message goes astray."

Driveway Parking Illegal

Parking on the driveway south of Madison Tower is prohibited according to Plaza Manager Dave Stephens because even a single row of parked cars narrows the driveway and effectively blocks its use by large emergency vehicles such as fire trucks. Parking on this driveway seems to occur in conjunction with the rental of Sivers Center for private parties, Stephens said and he asks that owners who rent the Sivers facility make a special point of informing their guests about where they may and may not park. Special parking arrangements can often be made for the Boy Scout lot by calling the office several days in advance of an event.

Committee Sought

Budget and Finance Committee Chairman Ed Finn is still soliciting committee members. The Committee will receive a budget packet from the management office for study on October first, and Chairman Finn expects the budget can be completed in two meetings. Call the Management office at 222-7243 if you are interested in participating in this vital function regarding your money.



tower talk

american plaza newsletter

Telephone: 222-7243

publication of

American Plaza Condominium Association

Editor: Marge Allen

Contributors: David Stephens

Barbara Ray

Poetry: Jack Green

Columnists: Irv Trachtenberg

Jeff Smith

Production: Diana Beck

Parent Supervision Lax In Common Areas

Young people who live at the Plaza have been skateboarding in the common areas and swimming unsupervised in Plaza swimming pools, reports onsite superintendent Larry Milner. He points out that the rules and regulations clearly state that any child under 14 years of age using the common areas must be supervised by someone 18 years of age or older. He also states that adjacent parks are better suited to skateboarding, bicycling and skating because such activities are expected there. At the Plaza they are not only not expected, but actually a danger to many Plaza residents who could be seriously hurt in an accidental collision.

Milner says Plaza security hates to spoil a child's fun, but this is actually a serious matter and the rules must be enforced. He requests parents to instruct their children on courteous conduct in the common areas, and define for them the park areas where they may engage in active play.

Debris Cleanup Contractors Job

The American Plaza Condominium Association has recently been subjected to the unwarranted expense of hauling away debris resulting from contractors work in individual units. Manager Stephens, citing Page 11, Section 3, Paragraph b and c of the Plaza's Rules and Regulations (Green book), points out that the expense of hauling away trash from an individual remodel should be paid by the owner involved and not become a general expense to APCA, the homeowners association, as it will if simply left

in the garbage rooms. Stephens also asked that owners make sure that contractors are told that they may not use the garbage chutes for construction debris, as it tends to plug the chutes creating an unpleasant and smelly problem. The most recently plugged chute took four hours of extra manpower to clear, again an unwarranted association expense, according to Stephens.

If residents scheduling improvements will contact the management office (222-7243) for information and assistance management will coordinate necessary arrangements with the contractor, such as scheduling installation of elevator wall and floor pads when the contractors are moving materials in or out, according to Stephens. It is the contractors responsibility to haul away from American Plaza any sheetrock, carpet scraps or other debris from a completed remodeling job as well as do a daily clean up of any mess made in hallways, elevators or other common areas. To expect this work to be done by the plaza maintenance staff transfers that expense unfairly to all the residents at American Plaza, he said.

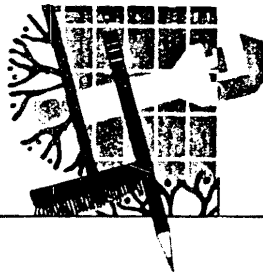
Willamette Week will be available in tower mailrooms beginning September second.

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Fee Schedule Provided
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222-7243

It Pays to Complain

The tax of \$2,900 levied against American Plaza by the Assessors Office for the purpose of financing Portland's new convention center has been removed in response to a complaint to that office by Plaza Manager Dave Stephens. Stephens pointed out to the Assessor that the tax is levied against owned property and that the American Plaza Condominium Association owns no land of itself as each owner owns a percentage of the total property. The Association is simply the managing body for the property, he pointed out. The Assessor cancelled the A.P.C.A. tax bill.


Power Outage Reimbursement

Portland General Electric has paid American Plaza \$383.50 for equipment damage that was a direct result of the January power outage. PGE refused to pay for the repair of the Lincoln generator that went out at that time, stating that its breakdown was due to a mechanical failure not directly attributable to the loss of power. That repair cost of \$2,816.12 was paid by APCA the homeowners Association.

"Man who says ...
'It cannot be done',

Should not interrupt woman
who is doing it."

Chinese Proverb



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中國諺語



By Barbara Ray

Gift of Sight Jewel Rengo

Lincoln Tower has a "jewel" in Mrs. Art Rengo. Jewel Rengo is a volunteer emergency driver for the Lion's Oregon Eye Bank she is on call to take donor's eyes from the Lion's Eye Bank to hospitals, Greyhound bus stations, airports, wherever the need arises. She has many such calls and if the situation arises at night, a man volunteer takes over the driving.

Jewel does this volunteer work through the Lion's Ladies Auxiliary, the Lioness Club. One call to her and she will give you a donor's card to carry. She also belongs to the Newcomer's Club, Welcome Wagon, Eastern Star, Ladies of the Oriental Shrine, Hospice. She visits the elderly in nursing homes bringing cheer, birthday gifts, and a visit from the outside. She is also a member of Women of the Elks.

An enthusiastic walker and a dedicated new Oregonian she is an inspiration to all of us.

Twins Are Born

Plaza Manager Dave Stephens is seeing double and delighted. The reasons for this apparent visual aberration are the Stephens twin girls, born August 20th at Vancouver Memorial Hospital.

Mariah Ashley, 5 lbs. 10 oz. made her entrance at 12:58 a.m. followed eight minutes later by Taylor Lee, weighing in at 4 lbs. 12 oz. The girls join sister Maya and brother Bryce. Stephens euphorically stated, "Everything is just fantastic!"

IT'S TWIN GIRLS!

HERE'S TO THE STEVENS', DAVID AND JULIE.
WE ALL APPLAUD THEIR DUAL BIRTH.

WE SHARE THEIR HAPPINESS AND TRULY,
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AS WE ADMIRE THEIR NEW TWIN GIRLS,
WE FEEL A SENSE OF DEEP HUMILITY,
WE RECOGNIZE THREE PRECIOUS PEARLS,
VIRILITY, FERTILITY AND ABILITY.

BUT A NAGGING QUESTION COMES IN VIEW,
SINCE THEIR PROGENY COMES IN PAIRS,
PERISH THE THOUGHT, IT CAN'T BE TRUE!
CAN THEY BE ACCUSED OF PUTTING ON "HEIRS"?

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Sept. 17

BOARD MEETING
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Sept. 19

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Sept. 22 & 29

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October Start For Swimming Classes

Swimming classes for beginners and those continuing their swimming instruction will begin Tuesday, October 6th. Class are held in the Sivers Center pool on Tuesday, Wednesday and Thursday from 8:30 am to 9:30 am. Anna Stowell, Grant Tower, is again volunteering her time as swimming instructor.

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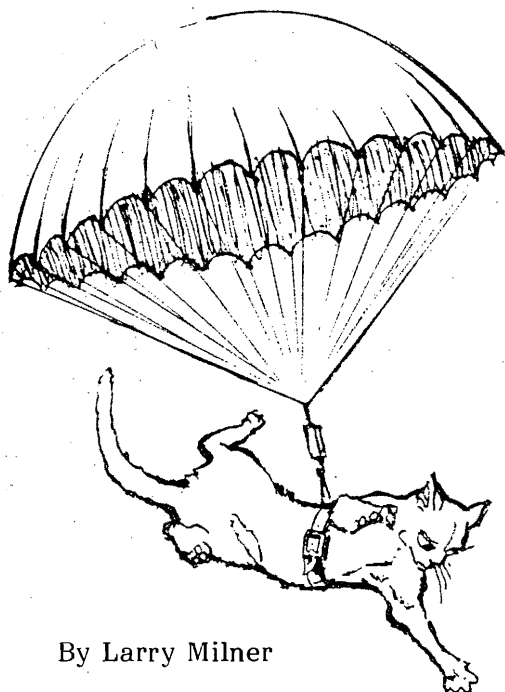


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Astrocat Explains Launch Failure



By Larry Milner

When the fall of Allan Shleifer's cat from Grant's 22nd floor received City wide fame as a feature of Jonathan Nicholas' Oregonian column, American Plaza's onsite superintendent Larry Milner, suggested that the story ought to be presented from the kitten's point of view. As soon as the kitten recovered after the excellent emergency treatment received at the Dove Lewis Emergency Veterinary Clinic at 19th and Northwest Pettigrove, we sent Milner out for an interview and this is the result, as told to Larry Milner.

Good Grief! I'm so embarrassed, I can't believe I did that. Nobody in their right mind would attempt to walk to the Lincoln roof from a Grant balcony 22 floors up. It's lower but even so, I now understand the difference between horizontal and vertical altitudes. Unaided by a set of wings, one works and one doesn't.

Well after that embarrassing introduction let

me begin at the beginning. I (if you please, no snickering) am the little (as in cute but not very bright) kitty who took the four point swan dive from a Grant Tower balcony. Now I know what you're thinking, but I actually have a few very logical reasons for this mishap ... well, let me say they appeared logical at the time.

First, being a small kitten, so cute and cuddly I regularly get away with numerous transgressions such as sharpening my claws on new sofas, falling head first into the toilet because the kitty on the other side of the water was taunting me eye to eye, sleeping on the kitchen counter because I know the food is in the cupboard above me, or ruining a pair of panty hose because I'm not as yet wordly enough to know the difference between a visiting human's leg and my cat tree. So you see, walking through thin air seemed to me to be within my capabilities.

Secondly, I had balcony boredom and needed a change of scene. The Lincoln roof became my obsessive goal, the catnip of my eye, the very stuff of life ... My place in the sun. Well, like I said my reasons seemed logical at the time.

Thirdly, and most important, nobody told me I was not a bird. I don't have wings and I now understand this is a totally debilitating handicap. My round fluffy tail was not designed to be a rudder even though during the descent I swear it took on a mind of it's own, twitching, switching,

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realing and writhing like it was attempting to part company with me. I have gained such respect for this wonderous appendage that I have actually stopped running around in circles trying to chew it off and we are getting along fine now.

Those were the reasons for my trip, but they were little comfort once reality struck. The fall started peacefully enough. I had seen a fly hovering and I figured well before I go to Lincoln I'll eat him. I readied my launch, ears back, mean kitty look in my eyes, shoulders low and lean, tail straight, rear end swaying carnivorously from side to side. The moment was upon me and I lunged ... die you scum!! ... I will go to my grave hearing that little fly's laughter fading away in its descending doppler effect as I plunged head long into eternity. past balcony after balcony I flew, faster and faster! I'd add a running commentary of the balcony scenes but during my lear all I saw were trees getting bigger and bigger. Let's just say my better side was not facing the eyes on the balcony and to them I apologize.

The rest of my story, as you know is history. I knocked myself silly crashing through the Rhodies, landed on the ground, was saved by some very concerned and befuddled humans, took a trip to the kitty hospital and am now living a very cautious and peaceful life on the 22nd floor of Grant Tower. I hope my side of the story clears up any questions you may have had. I thank everyone that came to my rescue and if by chance you see me looking off my balcony with a mildly adventurous eye, please yell and distract me, because this has been a trip I don't want to repeat, although the Madison roof is closer. I wonder if there is anything over there worth investigating?

Waterfront Project

Board appointed Association representative, Anna Stowell, presented the Association's desires and concerns regarding the south waterfront project before a recent public hearing of the Planning Commission. The Portland Development Commission will submit their revised waterfront project proposal to the American Plaza Board of Directors for comment and suggestion.

The next hearing of the Planning Commission on the topic of the Central City Plan, which can effect the south waterfront project, will be held Tuesday, September 8th at 7 pm in the Portland Building Meeting Room C on the second floor. The Portland Building is located at 1120 Southwest Fifth Avenue.

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La Cenerentola (Rossini) starring Frederica von Stade; conducted by Sir Neville Marriner. Tour escorts: Stefan and Edith Minde.

OPERA!

NOVEMBER 25-29, SAN FRANCISCO:

The Tales of Hoffman (Offenbach) starring Placido Domingo. Tour escorts: Edith Minde and Nancy Pollock.

OPERA!

DECEMBER 18-20, LOS ANGELES:

Tristan und Isolde (Wagner) starring William Johns and Jeannine Altmeyer; conducted by Zubin Mehta. Tour escorts: Edith Minde and Nancy Pollock.

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