

# SEXTON MOUNTAIN MEADOWS

## PLANNED COMMUNITY ASSOCIATION

6107 SW Murray Blvd., #187  
Beaverton, OR 97008  
[www.SextonMountainMeadows.com](http://www.SextonMountainMeadows.com)

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April 29, 2015

Greetings!

Another year has come and gone. Enclosed please find your 2015 Dues Assessment. Your current Board of Directors would like to invite you all to our Annual Meeting. **Save the date!** This year we will be holding the annual meeting on Sunday May 31, 2015 from 12:00pm to 2:00pm at:

14595 SW Topaz Ln.  
Beaverton, OR 97007

Election of Board Members will take place at this meeting. **Please RSVP to Admin@SMMPCA.com** no later than May 20, 2015 if you plan to attend. Food and refreshments will be provided!

We made a lot of accomplishments this last year! Undoubtedly you must have noticed our entry monument renovation at the corner of Sexton Mountain Dr. and Murray Blvd. We received many letters acknowledging and thanking the Association for the upscale renovation. The monument will continue to be professionally maintained on a weekly basis and will include two annual plantings, one in the Spring, and one in the Fall.

After a thorough auditing of our books, we made astounding progress collecting on past due accounts. The Board of Directors elected to grant a grace period through the June 1, 2015 for all homeowners with a past due balance to catch up without late fees, interest or penalties. This offer was well received, and to date we have collected over \$4,600.00 in past dues! If you owe past dues and you wish to take advantage of this opportunity, you can include your past dues payment with this year's annual assessment. A separate yellow sheet is included if our records indicate you still have past dues that need to be paid. Additionally, this is the first year in over a decade that the Association will be allocating budgeted funds to our reserve investment account. There aren't many Associations around that are still able to keep their annual assessment to \$40.00 per year.

Your Board of Directors also voted in favor to give our Association website a long-needed facelift. The new website will be launched within the next 30 days or so. It will be mobile friendly, and homeowners will now have the option to pay their annual dues via PayPal through the website.

Last month we sent out our first newsletter in many years. We hope you enjoyed it! If you didn't notice on the newsletter, we have ventured into Social Media! Check us out on *Nextdoor Sexton Mountain* at <http://tinyurl.com/smmpca> and you can also log in to Facebook, search and like: "*Sexton Mountain Neighbors*".

We hope to see you at the annual meeting!

Sincerely,

*Mark Vandervest*

Mark Vandervest, President  
Sexton Mountain Meadows PCA  
Mark@Vandervest.com  
503-319-5848 Cell-Text-MMS/SMS

The Sexton Mountain Meadows Bylaws can be found at: [www.SextonMountainMeadows.com/Bylaws.htm](http://www.SextonMountainMeadows.com/Bylaws.htm)  
The Sexton Mountain Meadows CC&Rs can be found at: [www.SextonMountainMeadows.com/CC&R's.htm](http://www.SextonMountainMeadows.com/CC&R's.htm)  
The above URLs are CaSe SeNsItIvE. Visit [www.SextonMountainMeadows.com](http://www.SextonMountainMeadows.com) for additional hyperlinks to helpful information.