

Highlands Highlights



King City Highlands Homeowners Association (503) 684-8294

DECEMBER 2021



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December Info

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Reach Your Board:

board@kchighlandshoa.com

Community E-mail:

hinet@kchighlandshoa.com

Website:

www.highlands55.org

Regular Office Hours:

Monday 9 am – Noon
Wednesday 9 am – Noon
Thursday 1 - 4 pm

HOA Board Message

Submitted by Mike Dahlstrom, President

Your Board and Community Volunteering

This is the last edition of the Highlights. Yes, the last one (unless a Community member steps forward). For the past 3+ years, Quila Bowlés has volunteered her time and considerable talent to bring relevant and important Highland's information to all Residents and property Owners. Quila is stepping back and we, the Community, are losing an incredible resource. On behalf of the entire Community, **thank you Quila for your wonderful work, concise stories, professional look and feel of the Highlights, and for your sense of humor ever present in the newsletter.**

I do hope someone is willing to step up. The *Highlights* does not need to have the professional appearance Quila has provided, but it remains the only communication outreach to every single Community member. If you have any interest, please reach out to me; president@kchighlandshoa.com. Quila is willing to support a transition for a short time.

Annual Homeowners Meeting

I was greatly pleased by the turnout for the Annual Homeowners meeting and the facilitation by CMI. As noted at the Meeting, transfer fees from the sale of homes/condominiums for 2021 will slightly exceed the conservative target set for the Reserve Fund income. This allows for the Reserve project expenses to be met. The transfer fee target for 2022 is even more conservative due to the ever-changing nature of our economy and health and safety concerns.

The election of Board volunteers saw the re-instatement of the existing Board members (two positions were up for election with three candidates). Your 2022 Board continues with the re-election of Cherie Stanley (also re-elected as Treasurer) and Jerry Crane as a Board Member At-Large. George Buckmaster remains as the second Member At-Large Judy Baese was reinstated as Secretary, and I am honored to remain Board President.

(Cont'd on page 3)

Special Takeout Christmas Dinner

Submitted by Ed Benberg,

Plans are being finalized for our takeout Catered Christmas Dinner on Wednesday, December 8th from 5:30 to 6:30 p.m. The delicious meal being prepared for us is:



Sliced Turkey Breast with Gravy, or Grilled Salmon,
Yukon Gold Mashed Potatoes, Harvest Green Salad,
Green Beans Almondine (cooked just past crunchy),
Sage Bread Stuffing, Cranberry Sauce, Rolls and Butter
Berry Pie for Dessert



You get all that for \$24—just \$1 more than last year. Invite friends and family. Everyone is welcome!

After November 27th, you can still place your dinner orders by contacting me directly at (503) 968-9075 or via e-mail to ednpat1@frontier.com. The last day to order dinners will be Saturday, December 4th. **Remember, checks must be made out to "HOA Special Events."**

Please check Hi-Net for any further details.
Thank you!



Condo News



Condo Board Message

Submitted by Pat Barcroft, Chairperson

First of all, I want to profoundly thank Quila Bowlés for all the hard work she so faithfully has put into the publishing of the Highlands *Highlights* newsletter. A big thank you for all those who helped her. This newsletter has been a big asset to our Community and will be missed. Our best wishes go out to you Quila.

I also want to thank John Beck for the valuable service he donates to our Condo Community by going around and separating the things that the rest of us put in the containers in the garbage and recycle bins. This saves us money, which we do appreciate. Thank you, John.

Another big thank you goes to Ron and Lucy Laande for all the things they do in this Community. As I'm sitting here thinking about all of the people who volunteer their time to make our Community run smoothly, I think of Shel who does an amazing job of being so proactive regarding the issues that come up with our Condos; I think of those who volunteer their time to be on the Finance Reserve Committee,

of those who are on the Condo Board and have come together to work as a team to oversee the operation of the Condos. I want to name those who have stepped up and taken on the responsibility for individual projects, but I'm concerned that I would forget someone. Thank you all.

To our disappointment, the arrival of our new light fixtures has been delayed. Given the climate of the shipping dilemma in our country it is not surprising – just disappointing.

As I'm sure you have noticed, the carpets in the entryways of our buildings have been cleaned. I have to say, I felt very bad when I walked in and saw the carpets were cleaned and I had forgotten to remove the decorative items I had outside my door. They did a very good job anyway.

There will not be a December Condo Board Meeting, so I just want to say...
Safe holidays to everyone & be kind to your neighbor.

Condos Dryer Vent Cleaning - Scheduled for Spring 2022

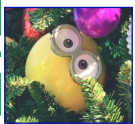
Submitted by Sherry Kilpatrick

When we do the cleaning as a group, we get a significantly lower rate. The focus is on the cleaning of the upstairs units first. Cleaning the downstairs vents may also be done during this round as well. If we get enough response from the downstairs units, we may do them all at the same time.

Those who want to participate in the group cleaning, please contact me with your name, unit number, phone number, and e-mail address. Send to Sherry Kilpatrick at Sherryk8888@gmail.com. This is needed to keep you posted as we proceed with the process. I am currently getting bids. I will let you know who is selected and the cost once that is determined.

If you choose to have it done independently, please provide a copy of your invoice to me for the Association's records. A copy can be sent to me at the e-mail address above or drop off a copy to Mabel at the Clubhouse. If you have the vent cleaned yourself, please provide me with an e-mail indicating your name, unit number, and date you had your vent cleaned.

If you don't have Internet/e-mail access, you may call me at (503) 452-4688. Your responses are appreciated as soon as convenient, so I can get a head count for planning and bidding purposes. Thanks!



Condos Neighborhood Watch

Submitted by Sandy Bergeron

Our Condos are 30 years old now and may be in need of repairs or upgrades. You are responsible for the interior space of your Condo -- please use responsible and licensed workmen or work persons for these jobs. Make sure you have the proper permits and inspections for such work as electrical, water lines or gas lines. Gas leaks, water leaks, and kitchen fires affect the whole building. Make sure your smoke alarm batteries are changed and your smoke alarm is upgraded when necessary. We live interconnected lives when we share a building's infrastructure.

Insurance coverage for damage should cover you and your building's property and Residents.

Be kind, be safe.

Sandy Bergeron CNW Coordinator

Email: sandber31638@gmail.com

Text: 971255 3790 Voice message: (503) 624-7896

Condo Landscape Committee

Submitted by Pat Barcroft



The Committee met and talked about the things that will be coming up in the winter and spring. Pruning will be done in February at the same time as pruning is done at the Highlands Houses. We will be thatching and over-seeding the lawns in spring for healthier lawns.

I want to remind everyone—you own the space inside your Condo, not the landscape outside! Just because you don't like a shrub or tree doesn't mean we are going to remove it. When we identify a tree/shrub to be taken out, we get the opinion of an arborist. The decision is made using safety, health of the tree/shrub and impact on the surrounding area as the criteria. We are so aware of the impact of removing a tree, especially one that provides wanted shade. We do not take removing plants lightly.

If you have interest in the landscape of our Community, please feel free to join the Committee or sit in on the meetings. Everyone who attends gets an opportunity to express their concerns.

HOA News



HOA Board Message (Cont'd from page 1)

Your HOA Board...

Should this be my last *Highlights Board Message*, please remember that this is your Board. We serve at your pleasure. If you have comments or topics you'd like discussed, please come to the monthly Town Halls and HOA Board Meetings (Condo owners also have the Highland Park Condo Board Meetings). We make better decisions together.



Library Whisperings

The Library Committee Submitted by Bobbi Siegel, Librarian

would like to give Quila Bowlés a very special thank you for providing Highlands Residents with amazing monthly newsletters.

Quila's newsletters were informative and entertaining, and they will be missed. We appreciate that her newsletters included information about our Highlands Library.

Ponder this...

When in charge, ponder...

When in trouble, delegate...

When in doubt, mumble.

Clubhouse Interiors Committee

Submitted by Jo Hendrickson



Holiday decorations in the Clubhouse are up and although not as abundant as prior to COVID, the Clubhouse looks very festive for the upcoming Christmas season. So, when you have a moment, drop in to check it out. Hopefully, all these pandemic restrictions will cease by springtime and we as a Community can resume a degree of normal or 'new normal'—whatever that is.

And—a big Thank You to Quila Bowlés for volunteering all her time and effort in publishing the *Highlights*, our monthly newsletter. She has done an extraordinary job of putting together a superb publication.

Our Committee wishes to extend to all Highlanders a Joyous and Safe Holiday season.

CI Committee: Jo Hendrickson, Linda Lucero, Kathy Bodyfelt, Joyce Biglione, Helen Scofield, Bobbi Siegel, Pepper White, Bobbie Somerville, Crystal Compese, and Romanna Manusos.

HOA Architecture/Landscape Committee

Submitted by Bonny Chown



As a whole, we think of ourselves as the Highlands Community. From the ALC's perspective we are made up of smaller segments, each with specific concerns. Homeowners along the Brick Wall have roots, branches, leaves and arborvitae to contend with. Those adjacent to King City Civic Association face issues with neighbors outside our boundaries. The Fir Grove people are inundated with needles, branchlets and cones. Along the pathways and greenways, Residents observe passers-by, their dogs, and various wheeled conveyances. Whereas the Condo Owners have their own Landscape Committee, they share and use the common spaces and we welcome their roaming and observations.

Where am I going with this? All these aspects of our landscape weave together as the ALC discusses maintenance, irrigation, drainage, and plantings during our meetings. These are the components which make up the visual and functioning fabric of the Highlands Community. Our responsibility is to guide and manage the execution of the tasks necessary to accomplish the mandate given the ALC by the governing documents with guidance from the HOA Board of Directors (BOD). This is all done within a budget carefully crafted, based upon expenses from preceding years and with knowledge of necessary yearly projects. Each expenditure is presented to and either approved or denied by the BOD after scrutiny. We do not take our volunteer commitment lightly. Nonetheless, our meetings are lively and we welcome visitors to listen and participate.

Apart from the common space maintenance, the ALC—following the Architecture and Landscape Manual—has processed nearly 100 Homeowner applications this year. Be it COVID restlessness or owning a 25 to 30-year-old house, our Residents have been busy updating!

The *Highlights* newsletter has been the major way that the ALC communicates with Highlands Owners and Residents, explaining the 'what(s) and why(s)' of our role in the Community. Thank you to Quila for editing and producing this newsletter. Your efforts to obtain content and do lay-out are commendable.

As always, please feel free to contact me at alc-chair@kchighlandshoa.com with your questions, concerns, and comments.



Holiday Happenings...



Highlands Art & Craft Faire

Saturday – December 4
10AM - 4PM

Shop an assortment of beautiful handcrafted items

King City Highlands Clubhouse
12930 SW Peachvale Street, King City, OR

Toy Box

You may wish to bring new unwrapped toys to benefit our Deer Creek Elementary School families.



Driving Directions

West on Beef Bend Rd
Left on 131st Street
Left at Highlands Clock Tower
Drive past the Condos the Clubhouse on your right

graphic elements designed by Freepik.com

New Year's Day Breakfast and Parade

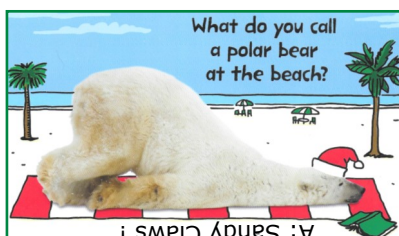
Submitted by
Nancy Crandell

Come to the Clubhouse and start the New Year - January 1, 2022, enjoying breakfast and watching together, the fabulous Tournament of Roses Parade from Pasadena, California, on our big screen TV.



Bring something 'breakfasty' to share, and Ed has promised to make his famous pancakes. This is a casual event so be comfortable (sweats, slippers, and G-rated PJs are ok). You can even bring your blanket. Remember masks may still be required when not eating and we can social distance as needed.

Festivities start around 8:00 a.m., but you can come when you wish and join the fun. Call Nancy Crandell at (503) 746-6071 if you have questions.



Reminder: Condos Holiday Wreaths ...

Submitted by Quila Bowlés

You may hang these wreaths up after the Thanksgiving Holiday, until the New Year Holiday is over. All Condo Residents are encouraged to hang artificial wreaths on the garage buildings' lights between the garage doors. Keep them simple—green with a red bow attached, and they are to be the same size (@18-20 inches in diameter, depending on how you measure the branches sticking out!), to match all other wreaths. Be sure to get one with a center hole big enough to go over the light fixture so as to hang it from the connecting arm to the siding.

New Residents, your Seller may or may not have left you one. For those who don't have wreaths, you may work it out among your building neighbors to share the cost, or purchase one yourself. You can get inexpensive, good deals on wreaths and bows at stores like Michaels.

We look forward to sharing the Holiday spirit in this way. Seeing all the wreaths on our garage building lights is so very heart-warming!

Art and Craft Faire Update

Submitted by
Nancy Crandell

The Highlands Art and Craft Faire, to be held December 4th from 10 a.m. to 4 p.m., is going to happen this year. Our famous Cookie Bar will be postponed until next year. All safety precautions will be in place: masks will be required at the door, hand sanitizer will be on tables, and a traffic pattern and distancing are planned for.



Please feel free to invite friends and family that you think would enjoy coming. We will have signs out locally to include neighboring communities but will not advertise broadly. There are flyers in the Clubhouse Entryway for you to pick up and give out. Feel free to take as many as you would like.

We expect many beautiful and creative choices by our artists -- Shop Locally!



In addition, our Toy Box has been set up in the Clubhouse, along with boxes for our three charities (Good Neighbor Center, Bethlehem House of Bread, and Caring Closet). There are lists of their current needs clipped to each box for you to take with you when you are out shopping. Please stop by and pick up what you need. Donations should be brought in by December 10th, so they can be delivered in a timely manner.

HAPPY HOLIDAY PLANNING!

Community Messages



Houses Neighborhood Watch

Submitted by
Connie Holt



Houses Block Captains January Meeting:

This will most likely be the last time I can let House Block Captains know about upcoming meetings in the *Highlights*, at least for a while. No one has volunteered to take over coordinating this wonderful resource of information for everyone in our Community. I am very sad to see the *Highlights* go away.

I am scheduling a Block Captains meeting for Monday, January 24th at 3:30 p.m. in the Boardroom at the Clubhouse. At that time, I will make sure I have your correct e-mail addresses as that will be our means of communication as we go forward.

Thank you again for those who have volunteered to be Captains, and as always, everyone is welcome to come to the meeting AND to volunteer to be a Captain for your area of our Community.

Connie Holt

(503) 936-9297 punkshasta@gmail.com

Flashlight Reminder...



The days keep getting shorter, and it gets darker earlier each evening as we head toward the shortest day of the year!

If you will be walking to the Clubhouse (or somewhere else) after dusk, **to stay safe, remember to take your flashlight with you!** —perhaps have it by your door to help you remember it!

Kingston Terrace & the Future of King City

Submitted by Mike Dahlstrom

A significant push has been made over the last year to plan for King City's expansion to the west to Roy Rogers Road. The Kingston Terrace Master Plan (KTMP) got off to a fast start with public input opportunities and revising plans. This has slowed down quite a bit in order to finalize and better incorporate the sister effort - the King City Transportation System Plan (TSP). The TSP is coming to conclusion but there remain opportunities for your input. Visit www.kingcitytsp.org to stay up to date.

The KTMP will continue into 2022 with additional community engagement. Stay informed to this major project at www.kingcitymasterplan.com.

In the Information Hallway...

Submitted by
Mabel Weber

In the Information Hallway at the Clubhouse, there is a cabinet with drawers. In the drawers are items that may be of interest to Residents. In the left bottom drawer, there are MANY calendars--there are wall calendars as well as some pocket calendars. In the left upper drawer, there are greeting cards that Residents may take.

In the very bottom drawer are items that are "lost and found." If you have lost something, look there. There are also coats and sweaters left in the coat closet. Please check these areas for anything that you might be missing. Thank you!



Bible Study

Submitted by Ron Willis

Come Join us for Christmas worship and celebration!



December is here and Christmas is just around the corner. In fact, you have a little over three weeks—that is 24 days to be exact—to complete your shopping. That aside, this is a wonderful time of the year to gather with family, friends, church, and bible study groups to celebrate the birth of Jesus Christ, because He is truly 'the reason for the season.'

December 7th -- Doug Kieffer is new to our Bible Study as a speaker, but not new to teaching the Word of God. He teaches Sunday School, leads a variety of Bible Studies, and has been a Bible Study Fellowship leader since 2001. Doug and his wife Carol live in Beaverton, have two daughters and eight grandchildren. He enjoys gardening, road trips, walking, and you guessed it, Bible Study. Welcome Doug.

December 21st -- Chaplain Dave McElheran will once again delight us with his speaking and musical talents as he leads in a time of praise and worship along with an encouraging message from God's Word. Chaplain Dave encourages all to participate, so plan to sing along with him. We invite all here at Highlands to join us for a wonderful time of celebrating the Christmas story of our Savior's Birth.

Our gatherings are held the first and third Tuesday of each month throughout the year. We begin at 7:00 p.m. and conclude with refreshments and fellowship by 8:15 p.m. Masks are currently required during these gatherings. We look forward to seeing you!

Think on this...

Fear knocked at the door.
Faith answered.
No one was there.

~Author Unknown



Community Messages



2021 - A Year of Continued Change

Submitted by Mike Dahlstrom

As I wish you all Happy Holidays, the end of the year also is a time to reflect on the state of our Community.

We ended the year in better financial shape than we had anticipated in the fall of 2020. Operation bills were paid, and the work of the Community was completed. This is all done in no small part due to our management company, Board Treasurer, Finance Committee, and Committee Chairs who pay close attention to on-going expenses and income.

On the Reserve Fund side, the 2021 revenue targeted a conservative amount of revenue from transfer fees (1% of every home/condominium sale). Given the economic uncertainty, pandemic impacts, and lack of a working crystal ball, at the end of the year the target will be met or slightly exceeded. This means that the projected 2021 expenses for repair, replacement, and maintenance of all the common assets owned by everyone in the Community were completed.

We've seen an influx of many new faces to our Community. Some have already stepped up to participate in Community activities and volunteer efforts. Welcome to all the new Residents.

The year also saw losses. Neighbors (and friends) moved away, and several passed away. My wish is that we find a moment to remember those we've lost for they were part of the fabric of the Highlands Community.

I think we've also lost some of the 'esprit d' corps.' For one, it appears we are losing this very publication that provides monthly insights to the workings of the Community. We're also losing significant parts of the Neighborhood Block Captains effort—a relatively simple task to just be one more set of eyes for your immediate neighborhood. It continues to be challenging to enlist volunteers for our Boards (both HOA and HPC), essential committees, and the "fun" side of Special Events. Without volunteers, the Community's attractiveness is diminished.

Where does all this leave us? 2022 appears to continue the uncertainty and challenges. But with your involvement, we can meet those challenges. I'm grateful for my neighbors and this Community—it is a wonderful place to live. I hope you'll join me in 2022 in keeping it that way.

On Memories...

*The nice thing about preserving memories...
...is that they don't have an expiration date!*

~Ziggy



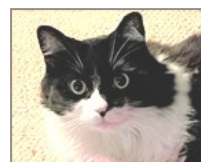
Paws in KC Highlands

Submitted by
Vicki Miller

Five years ago when I moved into KC Highlands, my future was a blank page. I quickly realized that I needed a friend. Off I went to the Humane Society to look for a kitten. I found two... Meet my good buddies:



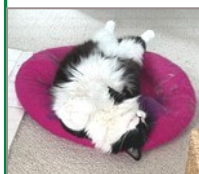
Miss Kitty



Bridgett

They fill every day with laughter and joy.

Each one has a very unique personality. Miss Kitty is all about being above the fray...

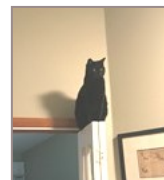


Bridgett thinks the best thing in life is relaxing...

We have recently moved and the trip to the new house was another great adventure! (Probably not to be repeated.)

They are taking all the changes beautifully, with new places to explore. They are right by my side, literally—curious about what I am typing, or what is in that bag on the counter. Every window is a new view.

What will the next five years bring? The possibilities are endless.



Seen on a License Plate Holder...

**My cat is fixed...
It even meows better.**

Editor's Message...

Submitted by Quila Bowlés

You must have heard or read by now, that this issue is my last as Editor. Over the last 3-1/3 years, I've enjoyed the creativity of the publication's challenges and appreciated everyone who cooperated to help put the newsletter together each month.

I want to thank Mike Dahlstrom for his continued support over the last couple of years, as well as that from Mabel Weber since I started on this volunteer 'journey.' An especially big thank you goes out to my great team of proofreaders—Connie Armstrong, Mary Simpson, and Susan Keltner—they've been wonderful to work with and their dedication was very much appreciated!

God bless, and have a great Holiday Season!

In These Times— Updates...

NAVIGATING TODAY'S INFORMATION LANDSCAPE



- 1 Who is behind the information?
- 2 What is the evidence?
- 3 What do other sources say?

SIFT helps you think about these questions.

S Stop.

I Investigate the source.

F Find better coverage.

T Trace the claims, quotes and media back to their original context.

Adapted from
University of Oregon Libraries

Oregon
Health
Partners



Say 'Thank You';
Promote love...
Create coalition;
Speak your truth...

~Molly Pennington, Ph.D.

Happy Winter
Holidays!



THE FOUR STAGES OF LIFE

1. You believe in Santa Claus
2. You don't believe in Santa Claus
3. You are Santa Claus
4. You look like Santa Claus

Life Lessons From the Pandemic...

...we've learned a lot.

There has been so much loss. But with it comes new wisdom that may help positively reshape the way we go forward. But what pandemic-related changes are we most likely to hold on to?

Here are five key lessons and how they may improve our lives in the long run:

- 1) *We've harnessed Tech for Health, Work, and Socializing.* Telehealth expanded its scope to improve care without in-person visits; countless Americans used tech tools to work at home; some also turned to tech for leisure activities—virtual cooking, museum tours, fitness classes, and visiting with relatives and friends.
- 2) *We picked up important wellness habits.* Over the last two years, many of us learned how wearing masks, regular and proper hand-washing, distancing physically, ventilating indoor spaces, and staying home while sick could help reduce the spread of illness. Many Americans feel positive about the focus on cleanliness and hygiene.
- 3) *We've become better at DIY.* Noticing things/spaces that needed fixing or upgrading, consumers tried more projects and built confidence in their abilities to do things. 2021 continued this trend. Some learned to cut their own hair, design/sew face masks, and bread making made flour scarce in stores. Hand-made gifts have also become popular, and some DIY projects offer leisure options that feed the soul.
- 4) *We began shopping differently.* Many people opted for contactless pickup and online and other delivery options. A survey showed grocery delivery or pickup grew by more than 80%. Local venues were turned to also, making an effort to support area businesses, and feeling more connected to those close by.
- 5) *We're reassessing our priorities.* Being forced to slow down, we've reconsidered what matters most in life, to think about core beliefs, and how we spend free time. Also that things can change in an instant, to take care of our health, more were inspired to become doctors or service personnel; to look out for our local communities; or try something new.

~Kevin Loria, Consumer Reports, August 2021

Vaccine Voices:



'Let's all
promote caring,
so we finally defeat
this pandemic!'

~OHA

Shopping this season?

COVID-19 has changed the way we shop, but it doesn't have to dampen the spirit of giving. If you're shopping this season, here are five tips:



Shop
outdoor
markets.



Shop
online
retailers.



If shopping
indoors,
assess
your risk.
Avoid
crowds
and wear a
mask.



Shop during
hours when
stores
are less
crowded.



Allow for
physical
distancing
between you
and other
shoppers.



...Of Interest & Sponsors...



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HAPPY HOLIDAYS

Karen's Client Reviews

KAREN I can't begin to thank you for all your help, patience, and understanding. So, thank you again **KAREN** for everything. You're pretty special.

Paul W.

Dear KAREN: Thank you again for selling my house so quickly. I really appreciate it. You have no idea how much. We will stay in contact. All my hope and God's blessing.

Margaret M.

KAREN I want to thank you for all you've done. I knew I chose the right person when I asked my neighbors and they said you'd be the perfect fit for me.

Don S.

Dear KAREN: It was a pleasure working with you on the sale of the house. Your calm reserved professionalism has been very much appreciated.

Christina and Duane L.

Your Trusted Local
Real Estate Professional
Karen Harris
Oregon Licensed Real Estate Broker
with Ken Miller and Associates



503-608-0883
karen.harris@live.com

When you know someone that is thinking of or planning on moving please give me a call

Sponsors...



*Merry Christmas
&
Happy New Year*



Kris Simpson
GRI, SRES, PSA, CNE
Oregon Principal Broker / Owner
503-367-5817
Kris@PassagesRealty.com
*** Testimonials ***
on
PassagesRealty.com



Feel the Warmth of Family at Hearthstone



Feel the difference at Hearthstone at Murrayhill

Independent living, assisted living, and
memory care. The way you want to be.
Locally owned. Locally managed.

Come feel the difference for yourself.
Schedule a tour today.



10880 SW Davies Road • Beaverton • (503) 521-3000 • HearthstoneAtMurrayhill.com

Sponsors...



When your life is in flux.
When you are ready for the next
adventure. We're right here.

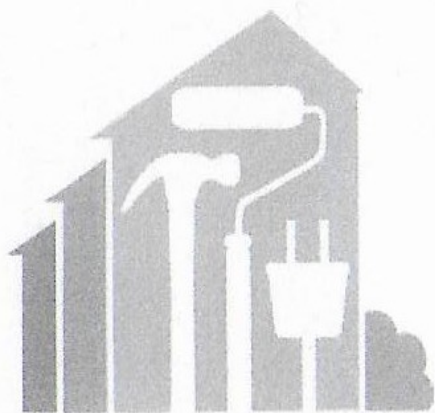


Vicki Miller
Oregon Licensed Principal Broker
503-730-0870
mypdxblu@gmail.com

**Ken Miller
& Associates**

Your neighborhood resident handyman

Ron Nixon, Owner



Highlands Handyman LLC
503.887.8869
A Veteran Owned Business

- Grab Bar and Hand Rail installation
- Pressure Washing
- Box Kit Assembly
- Interior/Exterior Painting
(Brush & Roller only)
- Minor Plumbing
- Minor Electrical
- Deck Resurfacing
- Pre-home Sale Cleanup and Repair

Licensed CCB# 219507 • Bonded • Insured

Sponsors...



KING CITY SENIOR VILLAGE

SUNDAY Brunch IS BACK!

10:30 A.M. - 1:30 P.M.

THIRD SUNDAY OF EACH MONTH

\$15 for guests. Please call to reserve your seat. **503-684-1008**

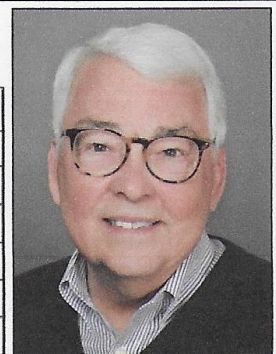


11777 SW Queen Elizabeth St., King City, OR 97224 • kingcityseniorvillage.com

Market Update December 2021

Recent Home Sales in Highlands

Address	Beds	Baths	Living ft2	Sold Price	Cost per ft2	Sold Date
16363 SW 130TH TER Unit #98	2	2	1,042	\$289,000	\$277	10/19/2021
12672 SW PEACHVALE ST	3	2	2,103	\$600,000	\$285	10/18/2021
12834 SW OVERGAARD ST	2	2	1,624	\$480,000	\$295	9/20/2021
16370 SW 130TH TER	2	2	1,200	\$331,000	\$275	9/17/2021
16398 SW 130TH TER Unit #88	1	1	816	\$190,000	\$232	9/17/2021
16190 SW 130TH TER Unit #14	2	2	1,128	\$279,900	\$248	8/31/2021
16398 SW 130TH TER Unit #86	2	2	1,042	\$274,900	\$263	8/23/2021
16248 SW 130TH TER Unit #23	2	2	1,042	\$305,000	\$292	7/8/2021
12742 SW PEACHVALE ST	2	2	1,703	\$526,000	\$308	7/7/2021
16457 SW 130TH TER Unit #109	2	2	1,128	\$259,000	\$229	6/24/2021
16180 SW 127TH PL	2	2	1,201	\$461,080	\$383	6/14/2021
16457 SW 130TH TER Unit #114	2	2	1,200	\$272,000	\$226	5/10/2021
16370 SW 130TH TER Unit #81	2	2	1,002	\$275,000	\$274	5/10/2021



Ken Miller, Founder and CEO

**Ken Miller
& Associates**

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King City OR 97224

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Statistical information obtained from public sources not guaranteed and should be verified.






We are a real estate brokerage of 8 Realtors specializing exclusively in the 55+ communities of Highlands, King City and Summerfield. Our brokers are active members of the communities we serve equipping us with insider knowledge and sensitivity to our neighbors and their families during important life transitions.

When your life is changing. When you are ready for your next adventure. We are right here.

KC Highlands Calendar



DECEMBER 2021

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
Clubhouse Office Hours: Mondays and Wednesdays 9 – 12; Thursdays 1 – 4.  For changes: Please check the calendar on the Clubhouse front door window or watch for updates on Hi-Net. 			1	2	3	4
			9:30 A/L Comm. Mtg 1 Mahjong 1 Rummikub 7 Poker	10 Walking Aerobics 7 Hand & Foot	9 Walking Aerobics 10:30 Coloring	10-4 Art & Craft Faire
5	6	7	8	9	10	11
9-4 Private Group	10 Walking Aerobics 11 Condo Finance/ Reserve Mtg 1 Dominoes Condos Recycling	9 Walking Aerobics Pearl Harbor Remembrance Day 1 Bridge 7 Bible Study	1 Mahjong 1 Rummikub 5:30-6:30 Christmas Take-Out Dinner 7 Poker	10 Walking Aerobics 7 Hand & Foot	9 Walking Aerobics 10:30 Coloring 2 Library Comm. Mtg	
12	13	14	15	16	17	18
	10 Walking Aerobics 1 Dominoes	9 Walking Aerobics 12 Condo Landscape Mtg 1 Bridge	9:30-4 Sewing Group 1 Mahjong 1 Rummikub 7 Poker	10 Walking Aerobics 3 Clubhouse Interiors Mtg 7 Hand & Foot	9 Walking Aerobics 10:30 Coloring 6-10 pm Private Group	9-5 Private Group
19	20	21	22	23	24	25
	10 Walking Aerobics 1 Dominoes Condos Recycling	9 Walking Aerobics 1 Bridge Winter Begins 6:30 HOA Finance Comm Mtg 7 Bible Study	1 Mahjong 1 Rummikub 3 Town Hall HOA Board Mtg to Follow 7 Poker	10 Walking Aerobics 7 Hand & Foot	9 Walking Aerobics 10:30 Coloring Christmas Eve	
26	27	28	29	30	31	
 Begins Boxing Day	10 Walking Aerobics 1 Dominoes	9 Walking Aerobics 1 Bridge	1 Mahjong 1 Rummikub 7 Poker	10 Walking Aerobics 7 Hand & Foot	9 Walking Aerobics 10:30 Coloring 	

NOTE: We still live in uncertain times—notations here are from requests as of our printing date. Scheduled meetings and activities (new or changes) must request Clubhouse time and space with the HOA Office for the Clubhouse/Newsletter calendar.

