



Lea Terra Park Courier

December 2021

www.leaterrapark.org

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A message from our HOA board

Dear Homeowners,

Welcome to all our new homeowners. This year we had a lot of activity in home sales, they sold fast and most often over asking price. The feedback in regard to our community is very positive.

We had a few landscape issues, two different companies in one year, after having the same one for well over ten years. We will see how it goes.

We had our annual meeting again on the lawn in the commons area in the lower loop, the weather held, only not enough homeowners participated, is that because things are going well in our community? The board would truly appreciate a little more participation. The board is voluntary, and we work hard to keep this a nice place.

Lately we have seen an increase in graffiti showing up on our fences, particularly on the back fences toward the green space. The city did a nice job this year in cleaning up this area and their goal is to get rid of all the blackberry bushes and plant more native plants. We have seen some yard debris dumped behind our fences, please do not do that, you yard debris belongs in your garbage can.

The budget will be finalized this month and will be in your next newsletter. You will not see an increase in January, but you will see an increase of 5% in July. All our expenses are forecasted to go up, our painting bid is going up 5%, water and electricity is forecasted to be more expensive too. Having said all that, we are trying to save some money to start looking at irrigation improvements, very needed.

We wish you a very Happy Holiday season, however you celebrate the holidays, and a Happy New Year.

Your Lea Terra Board.

2021-2022 Board Members

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Architecture

Please be aware that there are a lot of projects that are done on the outside of your home that may need board approval OR have certain specifications that have to be met. If you do not know please contact one of our architecture committee members.

Homes to be painted in 2022

7780 SW Raintree Drive
7810 SW Raintree Drive
7820 SW Raintree Drive
7830 SW Raintree Drive
7860 SW Raintree Drive
7870 SW Raintree Drive
8025 SW Connemara Terrace
8030 SW Connemara Terrace
8035 SW Connemara Terrace
8040 SW Connemara Terrace

Please visit our HOA website at www.Leaterrapark.org
To view current CC&Rs, Architecture Change Approval Form, Approved Contractors and the current painting schedule

Landscape

We have a new Landscaping Company as of October: East West Landscaping and they will be in the neighborhood on Fridays. Please direct all landscaping questions to the board and not a landscaper directly.

We will not be replacing any plants that burned in the summer right away. We want to give them an opportunity to recover.

HOA DUES

June 2022 our dues will be increasing 5% to \$756.00 for the second half of the year.

Why is this? The cost of water, electricity, landscaping, and painting cost are continually increasing. This increase allows us to keep our neighborhood to the standards that we all expect and not cut corners.

Neighborhood Watch

Be on the Watch for Graffiti! Its happening in broad daylight. Whenever you observe graffiti vandalism, note the address of the graffiti and notify the Beaverton Police Department by calling the non-emergency dispatch number, 503-629-0111. If you actually see graffiti vandals at work, note the address and call 9-1-1. The police will investigate the crime and try to apprehend the perpetrators.

Beaverton Events

[*Beaverton Winterland Carnival!*](#)

DATE: December 11, 2021

TIME: 1pm-4pm, join us at any time (we recommend you come at least 40 minutes prior to close at 4pm to



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allow time to see characters and participate in activities).

LOCATION: Beaverton Hoop YMCA, 9685 SW Harvest Court, Beaverton, OR 97005

PARKING: The Hoop parking lot and nearby street parking are available

COVID-19 Safety: We require all participants, staff, volunteers, and characters to wear face coverings at all times.

This is an indoor event in a large, 40,000 square foot gym with vaulted ceilings allowing for social distancing and air flow. Face coverings are required.

THE FUN STUFF!

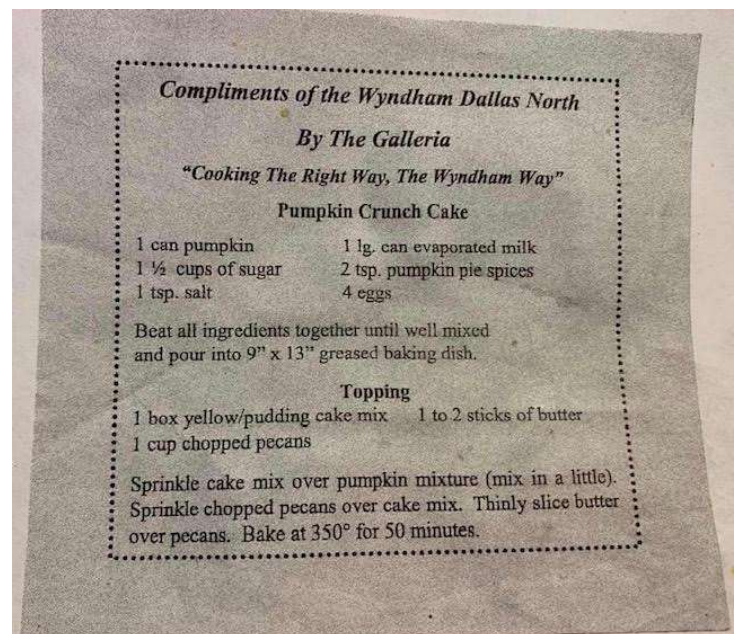
- Enjoy a story walk as you make your way to meet some of your favorite characters! Be sure to bring a camera for some sweet photos and selfies too! Characters that will be joining us are The Grinch, a Yeti, Frog Princess, Moana, Merida, and Pyxis the Unicorn

Don't forget to add #BeavertonWinterLights to your social media posts!

- Join our dance party in Winterland Square!
- Get creative in our children's Activity Village!
- **2021 City of Beaverton Toy Drive**
If you would like, please bring a new unwrapped toy to the carnival to donate to help local families and children. A drop station will be available at the event.
Donations will be given to families through the

St. Matthew Lutheran Food Pantry. For families in need this holiday season, they can register with Beaverton Care to Share 503-591-9025 starting Nov. 29, 2021. For other options, contact 211.

Recipes



Have a fun recipe you would like to share with the neighborhood? Email Tabatha!
tabathafallon@icloud.com

Gratitude turns what we have into enough.