

SPCA NEWSLETTER APRIL 2022

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Summary of March Board Meeting

Our annual meeting did not meet quorum. We will continue to seek ways to build more interest in meetings to be able to our ability to meet the needs of our community. Our president sue Brown reported annual review:

- All parking cover lighting replaced with LED fixtures. We should realize a reduction on our utility bill.
- Cleaning and repair of all gutters.
- Security Cameras – replaced all existing and added two cameras at the entrance to the complex.
- Removal of obsolete Fire Panel at Bldg. H and removal of all pull stations at each building.
- Sold rental unit. Funds will be used to pay the taxes on the income and the association insurance premium for the year. Balance will go into the reserve account and applied to future projects.
- Trimmed all ivy back from buildings.

Projects in progress:

- Installation of Fire Panel and alarms in Bldg. A. Contract in place, down payment made, coordinating contractors.
- Gully rehab. We have 4 years remaining on our 5 year monitoring by the City. To date, we have a 100% survival rate on the new plantings.
- Updating Rules and Regulations. The committee has finished and a final draft is being completed to present to board.
- Updating all code information on the entry gate system. TMT

Projects Planned:

- Investigate all electrical in Community Center and throughout property, which includes lighting and outlets; followed by necessary repairs.
- Plumbing inspection. To include plumbing waste line; plumbing supply line; valve & fittings Buildings set for study C, D L and Community Center.
- Envelope Study to identify any dry rot or places that need repair.
- Tree trimming in the proper season. Contract in place.
- Upgrade landscaping at Bldg. N.
- Upgrade Community Center.

Next Board Meeting: Monday, April 25 @6:30pm
check the website or TMT email for Zoom information

SAVE THE DATE
Earth Day Event - Friday, April 22nd

Time: 5-7pm

Where: At our Community Center

We'll celebrate Earth Day!

Get to know our Sunset Plaza neighbors!

A gift for just showing up!

Raffles and refreshments!

April 24th is National Skipping Day: its purpose is to raise physical health awareness for children with a day of healthy exercise through skipping.



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Gratitude is the healthiest of emotions.

Zig Ziglar

Current Sunset Plaza Condo Association (SPCA) Board of Directors

Sue Brown, President m.suebrown@gmail.com | Jenika Burton, Secretary jenikasunsetplazahoa@gmail.com
Jackie Uhlemann, Treasurer jackiesunsetplazahoa@gmail.com | Tom Ripley MAL tjripley@icloud.com
Vickie Brown MAL vbrown1211@aol.com

Sunset Plaza Condo Association website: www.sunset-plaza.org

The Management Trust website: www.managementtrust.com

Questions about anything TMT handles? You can now text "trusty" 844 387 8785 any time or day. They will get back with you as soon as they are able.

You can also contact The Management Trust, using the email thetrustwa@managementtrust.com and include Sunset Plaza, your name and Unit #.

Don Westman, TMT Community Association Manager Don.westman@managementtrust.com

Phyllis Long, TMT Community Support Specialist thetrustwa@managementtrust.com Phone: 253-472-0825 x3480

After Hours Emergency Number: 425-897-3400