

MONTAGE AT MISSION HILLS NEWS ...

Several issues have come up in the past couple months that you as homeowners should be aware of. First, someone has been tampering with our gates. On several occasions the gate maintenance company has discovered that the locking mechanisms for both the Gerald Ford and Da Vall gates have been loosened. This will allow the gate to be pushed open for unauthorized access. It also will allow strong winds to push the gate open or closed. If you see anyone tampering around the gate motors please get their description and license plate number and report it to Jennifer at PPM. Jennifer can be reached at 325-9500 or izeivel@ppminternet.com

Second, in December we paid over \$360 to replace broken mailbox parcel locks. Please remember that the parcel lock keys cannot be removed except by the letter carrier. If you find one in your mailbox it means there is a parcel in the parcel box for you. When you insert the key to open it, the key stays there. Trying to remove it will either break the key or the lock.

A third item is solicitors. Soliciting is not allowed within Montage. If a solicitor comes to your door inform them of this fact. If you receive a flyer placed on your gate or front door, send it to Jennifer at PPM and she will write a letter to the offending company. Many homes in Montage have seasonal or occasional occupants. An accumulation of solicitor's flyers is a notification to potential thieves that the home is not occupied. If you notice them on a neighbors gate please remove them.

COMMUNITY MESSAGE BOARD

I hope you all have found the message board. The board has been installed on the wall of the well site adjacent to the retention basin.

The message board will be used for the required postings of Board meeting announcements and agendas. Also, for postings Board Committee meetings and agendas.

Agendas will be posted there at least 4 days before each meeting. Please stop by frequently

ARCHITECTURAL & LANDSCAPE

The A&L Committee requests you inspect your property to make sure that all lights are in working order, landscaping has been properly maintained and any necessary painting is done.

DOGS

Please, if you think you need to walk them to do their "business" other than in your yard - walk them outside the gates. If you observe dogs on peoples yards please try to identify the home of the dog and report it to Jennifer at PPM. A \$100 fine will be assessed the homeowner.

NEXT BOARD MEETING

The next Board meeting will be the annual meeting on March 15, 2008 at the Braille Institute at the Southeast corner of Da Vall and Ramon at 11:00 AM.

It is VERY important that you complete and mail you ballot or turn it in at the beginning of the annual meeting. The ballots are used to establish the quorum at the annual meeting. Last year the Board was forced to impose a \$10 Special Assessment because a quorum was not established at the scheduled annual meeting and the cost of a continued meeting was required.

We are planning to have a pot luck luncheon while the votes are being counted by the Inspector of Elections during the official meeting. Please contact Donna Tousignant at 321-9271 to sign up for items you may want to contribute.

Note: anyone wishing to observe the vote counting process is allowed to by the new laws governing HOA elections.

Tom Tousignant, *President*
Board of Directors