

MONTAGE AT MISSION HILLS NEWS ...

Good news for tenants in Montage. Mission Hills Country Club is developing a process whereby tenants will be able to obtain temporary memberships at Mission Hills. They expect the details to be worked out by November 1, 2007. There will be a brief discussion on this at the November 8th Board meeting. Or you may obtain the details directly, after November 1st, by contacting John Conroy at 324-9400.

ARCHITECTURAL & LANDSCAPE COMMITTEE

Now that "The Season" has begun, we expect that most homeowners will be back in town and at Montage.

The A&L Committee requests that all homeowners inspect their property to make sure that all lights are in working order, landscaping has been properly maintained and any necessary painting is done. Please make sure that the A&L Committee doesn't have a reason to send you a letter requesting work to be done.

This is the time of the year that lawns need to be scalped and re-seeded. If this isn't done, the lawn will have built-up thatch that will be unsightly and unmanageable in the future.

Because our community does not have street lights, we rely on the landscaping and garage lighting for security reasons. Please make sure that your garage lighting switch is in the "ON" position at all times.

SQUEAKY HINGE SILENCED

The squeaky hinges on the Gerald Ford exit gate has been replaced. Those of you leaving with your windows up and radios on may not have noticed. But I'm sure the nearby residents have.

Also, the stamped concrete in both the Gerald Ford and Da Vall entrance/exits have been power washed to clean them up for the return of

our seasonal residents + us'ens that live here full time.

DOG WALKING

I remind all homeowners, their tenants and guests that dogs must be on a leash and are not allowed on any homeowner's property.

Consideration of establishing a Montage dog park in the retention basin will be given at the November Board meeting.

The "Potty Police" will catch you and turn you in if your dog "goes" on another homeowner's property. The homeowner will be assessed the fine.

NEXT BOARD MEETING

The next Board meeting will be Thursday, November 8th at 5:00 PM at the Braille Institute, SE corner of Ramon & Da Vall.

The Board will be adopting the 2008 budget. We will also be considering subscribing to a new Personalized Property Management website service that would provide access to Montage documents (CC&Rs, Rules, etc.), Board agendas and minutes, and to your own payment account records. Also, the adoption of some new rules for the community: including a requirement that the occupants leave the garage light switch in the enabling position at all times. This will improve the level of "street lighting" in the community.

Hope to see you all there. Homeowners will be encouraged to make their comments and suggestions for future topics during the "Open Forum" item on the agenda.

Tom Tousignant, *President*
Board of Directors