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## September 2019 Newsletter



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### MONTAGE NEWS & PRESIDENT'S MESSAGE

**By Tom Tousignant**

I want to thank the 13 homeowners that responded to the notification of problems with their garage and/or address lights as a result of the August 9<sup>th</sup> light inspection by the A & L Committee. I realize that homeowners may not be aware of these problems. I do not go out very often at night and would not be aware.

I also want to thank the A & L Committee for their walk arounds with Conserve LandCare to keep the perimeter landscaping and pest control at optimum conditions. They have also committed renewed energy in Montage home inspections and lighting inspections to ensure your community remains one of the premier communities in the valley. This results in maximizing the value of your home.

Please remember to submit an Architectural Variance Request (AVR) whenever you plan to do anything to the exterior of your home or front yard. The A & L Committee reviews all requests to ensure that the premier look of our community is maintained.

At the September 13<sup>th</sup> Board meeting a Finance Committee will be appointed to develop the 2020 Budget and oversee the professional consultant that is developing the 2020 Reserve Study update. The Finance Committee will present their recommendations to the Board at the November 8<sup>th</sup> meeting. Also at the September 13<sup>th</sup> meeting the Board will be approving:

- 2019-2020 community insurance policies
- Contract for pumping of the dry well
- Perimeter landscaping improvements recommended by the A & L Committee
- Appointment of Chairs to the A & L and Emergency Preparedness Committees
- And additional items for the benefit of the community

If you would like the Board to consider any community maintenance or improvements please send an email or letter to our Community Manager. In addition, homeowners are always invited to attend all Board and Committee meetings. Notices of all meeting will be posted 4 days in advance on the community message board on the wall at the intersection of Van Gogh and Da Vinci.

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## **ARCHITECTURE AND LANDSCAPE COMMITTEE REPORT**

IF ANY HOMEOWNER HAS AN INTEREST IN JOINING OUR COMMITTEE, PLEASE LET US KNOW. We continue to encourage all homeowners to keep us informed of any issues you identify that can help maintain and improve our community.

As always, we are available to answer any questions or meet to discuss any issues.

Please remember to check your exterior lighting – it provides our community street lighting. Check your trees for need of pruning – they should not extend beyond the back of the curb to allow clearance for the street sweeper. The fall winds are coming, so trees should be laced to minimize the danger of breakage or toppling. Finally, the website is in the process of being upgraded – check it out.

### **ARCHITECTURAL VARIANCE REQUEST**

Please remember that all neighbors need to fill out a variance form; in order to do any work on the exterior your homes. Contact either PPM or a committee member.

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## **EMERGENCY PREPAREDNESS COMMITTEE REPORT**

### **Emergency Preparedness Committee**



Chuck Middleton has agreed to Chair the Committee. We are still in search of additional Volunteers!

With the heat still upon us- Please stay hydrated!

Now is a good time to check for calcium build-up on your sprinkler drippers,

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## **WELCOME COMMITTEE REPORT**

**By Gary Roman, Welcome Committee Chair**



**Daniel Assefa ~ 69833 Van Gogh Drive  
Thomas Welch & Donald Lamar ~36398 Dali Drive**

**FEW MORE ARE COMING!**

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## MORE VALUABLE INFORMATION

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### Gate Problems and Available Options

This article has received a lot of responses, so we'd like to remind you, that if you're having gate issues, please do not hesitate to reach out to Gary Roman, by clicking on this link for tracking purposes ([grroman@aol.com](mailto:grroman@aol.com)), and he will conduct a *one on one* consultation of what your particular issue is and it can be addressed.

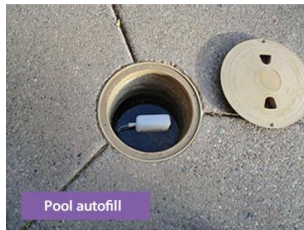
Gate transponders are also available through Gary for \$35.00, cash!

Heidi Grasl at PPM, For gate access inquiries related to home phone and Kiosk codes, call or email her at [hgrasl@ppminternet.com](mailto:hgrasl@ppminternet.com)



### Water Leaks

In the past few months, several homes have had extensive water leaks/flooding coming from their back/side yards and many neighbors have been kind enough to report to Gary AND/or PPM. Gary has been able/willing to assist and contact the homeowners, before things got too damaging.



In most cases, it is either the sprinkler system and pool autofill system. The good thing is these situations happened over the weekend, while Gary was on the property. The sad part, most of these situations happen to our sessional residents.

Please know that HOA Board members are not contractors, therefore you should do an annual inspection on your water devices.

Suggestion: if you are seasonal/weekender, please be sure one of your neighbors lookout for you and have one of your gate keys for safe access.

To the neighbors that are kind enough to notice and report THANK YOU! Of course, one day it may be your home and you'd only hope that one kind neighbor reported.

## **From the Community**

### **By Others HOA Members**

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### Speeding within Montage

To my knowledge we do not have a problem with vehicles speeding within Montage. But I have observed vehicles blowing through our Stop signs. This is a reminder to our new residents, guests and to all Service Workers. The vehicle code prima fascia speed limit within residential communities is 25 mph. On any day we have a number of Service Workers lining our streets. The 25 mph limit may be excessive for some conditions. We also ask that you turn corners with blind spots with **CAUTION**, instead of "cutting corners".



This is your home neighborhood. I recommend you treat your neighborhood with respect and drive no faster than 15 to 20 mph within Montage. You are home take the time to take in the beauty of your community.

Any homeowner, guest or Service Worker exhibiting blatant disrespect for our community will be called to a hearing before the Board to justify their disrespect for Montage. Those failing to justify their disrespectful actions may be fined, band from entering Montage or have a speed limit sign installed in the middle of their front yard.

As I said this is a pre-emptive message – make sure your guests and Service Workers are informed of the potential consequences of speeding.

When they get to Gerald Ford or Da Vall they are free to go as fast as they like and be at the mercy of enforcement by the Rancho Mirage or Cathedral City Police Departments.

### **Rats!**

There are rats in Montage. Residents have reported them running along the back yard walls between homes. They are feeding on last year's fruit that homeowners left on their fruit/citrus trees. If you haven't removed last year's fruit you are inviting rats to Montage.

Please remove any remaining last year's fruit each January. Or immediately if you still have not done it yet. If there are small hole (1" or so) in the fruit – you have been feeding rats!

Always remove old fruit each January.

### **Sprinkler Overspray**

Owners are responsible to ensure that their landscape sprinklers do not overspray into the street or adjacent lots. Water runoff should be at a minimum. Overspray accelerates the deterioration of the asphalt in the street and washed silt into the dry well contributing to its clogging.

### **Newspapers**

Newspapers must be picked up daily. If you are out of town please make arrangements with a neighbor or contact the distributor to suspend delivery.

### **Rocks In The Street**

If you see rocks in the street, especially from your yard or on your walk, please place them or kick them to their perspective area for safety. The river rock that rolls into the streets could be very hazardous to one or they could get caught-up in the street sweeper's bristles and get flung into ones vehicle and cause damage.



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## **Comments**

If you have a concern that that you'd like to share with the HOA, please send to Gary and the board for consideration @ <mailto:grroman@aol.com>



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## **NEXT HOA BOARD MEETING**



The next regularly scheduled Board meeting will be held on Friday, September 13, 2019 at 9:30 a.m. at the offices of Personalized Property Management, 68-950 Adelina Road, Cathedral City, CA 92234.

Meeting notices and agendas are posted on the community message board; located on the wall at the Da Vinci/Van Gogh curve.

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## **HOMEOWNERS ASSOCIATION CONTACT INFORMATION**

### **Community Management**

Shelly Ruegsegger: Senior Community Manager - [sruegsegger@ppmineternet.com](mailto:sruegsegger@ppmineternet.com) or 760.325.9500

Caren Oliva: Assistant Community Manager – [caren@ppmineternet.com](mailto:caren@ppmineternet.com) or 760.325.9500

Heidi Grasl: For gate access inquiries related to home phone, call 760.325.9500 or email her at [hgrasl@ppmineternet.com](mailto:hgrasl@ppmineternet.com)

### **Association Board Members**

Tom Tousignant: President - [td2znot@aol.com](mailto:td2znot@aol.com)

Alan Horwitz: Vice President- [ahorw58518@aol.com](mailto:ahorw58518@aol.com)

Tony Michaelis: Secretary – [tonymichaelis@icloud.com](mailto:tonymichaelis@icloud.com)

Curtis Beyer: Treasurer – [curtbeyer@gmail.com](mailto:curtbeyer@gmail.com)

Gary Roman: Director - [grroman@aol.com](mailto:grroman@aol.com)

### **Association Committees**

A & L Committee – Liaison: Tony Michaelis - [tonymichaelis@icloud.com](mailto:tonymichaelis@icloud.com)

Emergency Preparedness – Chair: Chuck Middleton - [cmiddleton@roosevelt.edu](mailto:cmiddleton@roosevelt.edu)

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Welcome Committee – Chair: Gary Roman [grroman@aol.com](mailto:grroman@aol.com) or 310.600.4279  
Web Master – Scott Reese – [scott.o.reese@gmail.com](mailto:scott.o.reese@gmail.com)  
Website – [www.MontageatMissionHills.org](http://www.MontageatMissionHills.org)

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## **CATHEDRAL CITY COMMUNITY SERVICES CALENDAR**

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City of Cathedral City - Recycling, Trash & Energy page [www.cathedralcity.gov](http://www.cathedralcity.gov)  
To have a Guide and Calendar mailed to your home please contact Deanna Pressgrove with the City of Cathedral City at 760.770.0369 or email [dpressgrove@cathedralcity.gov](mailto:dpressgrove@cathedralcity.gov)

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## **CATHEDRAL CITY CONTACT INFORMATION**

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Cathedral City Emergency 911  
Cathedral City Police 760.770.0300  
Police Emergency Only 760.202.2411  
Fire 760.770.8200

- Store Police Department phone number in your cell phone for non-911 emergencies, avoid tying up the 911 lines. You can also avoid having your call transferred.

Cathedral City Short-term Vacation Rental Hotline Number is accessible 24/7/365 at (760) 553-1031.