



THE VILLAGE VOICE

September 2025

COMMUNITY INFORMATION

- The Board would like to make a friendly request to please take a moment to check in on your neighbors from time to time. A quick hello or offer of help can go a long way in making sure everyone feels safe, supported, and connected in our community.
- **RAIN GUTTERS:** Homeowners are responsible for cleaning out their rain gutters. Consider doing this soon to avoid any potential issues in the coming seasons.
- **ROOFS:** Many of the original roofs in our community have exceeded their lifespan, and the Board has observed signs of wear, particularly loose shingles. To help prevent potential issues, we encourage all homeowners to inspect their roof and determine if replacement is necessary.
 - As a reminder, roof maintenance is the homeowner's responsibility. If a replacement is needed, please remember that all roofing projects must be approved by the Architectural Committee **before** work begins. For any questions or further guidance, please contact Melissa Pennington.
- **SHORT-TERM RENTALS ARE NOT ALLOWED:** Our community is not zoned for short-term rentals. If you are found to be renting your home or rooms in a manner that violates the CC&Rs, Rules and Regulations, or city ordinances, you will be fined to the full extent permitted. Please contact M&M Management for any questions.
- **PARKING REMINDER:** There is **NO street parking** allowed in the neighborhood (exception for immediate loading and unloading). DO NOT park on sidewalks. Street/Sidewalk parking can prohibit residents from being able to safely exit their driveways. Please remind your guests to park in your driveway or in guest parking. Any overnight guest parking **requires** a temporary parking pass.
- **SPEED LIMIT:** **Please remember that the posted speed limit in the community is 15 mph.**
- **BOOK CLUB:** The Village Book Club is about to begin! If you would like to participate, please email Pam Mollner.
- **If you see any suspicious activity, please call the Police first!** Board members and the Management company should not be the first point of contact.

PRESIDENT'S MESSAGE

Fall is fast approaching and soon the weather will turn. The pool is closed until next spring so we need to start looking for other activities to keep fit. Walks, hikes or for those of us who can, going to a gym. We have one home for sale as of today. The two story just opposite the back gates. Speaking of the gates, we had an interesting experience. The entry side of the gate was trying to close then would reopen. Back and forth like a poltergeist or gremlin was at work. It seems that someone had their clicker in a purse or pocket and every time they knocked against it, it would activate the gate. Heaven forbid that someone tried to enter/exit while this was occurring. Please be careful.

~ Pam Mollner, HOA President

COMMUNITY REMINDERS

- For the safety of all residents and pets, please remember that all pets must be on leash and under owner control while out in the neighborhood. We kindly remind pet owners to please pick up and dispose of pet waste appropriately.
- Garbage pick up takes place on Fridays. Please put away trash cans, out of sight, in a timely manner. If your trashcan lid will not close when you set it out for pickup, please be mindful of any loose trash and boxes. Please help us keep our community clean and litter free 😊
- Please remember that posted vehicle speed limit in our community is **15 mph**.
- Kindly keep all children's toys, bikes, etc. put away from front yards and common areas while not in use.
- East vehicle entry gate can be scheduled to be left open for guests/parties. Please call M&M Management to make arrangements.
- Every owner should have their own personalized gate entrance code. If you did not set up your personalized gate code when you moved into the community, please contact M&M Management to set one up.
- Please remind visitors to your home that there is **NO street parking** in our community. Please have them utilize your driveway first as well as the guest parking areas.
- Overnight guest parking **REQUIRES** a temporary parking pass. This may be obtained from any HOA board member.
- The COI (Certificate of Insurance) is available to download from The Village website.
- In case of emergency call M&M, even after hours and on weekends, and follow the instructions for an emergency.

CALENDAR**9/1/2025****Labor Day****9/7/2025****Grandparents Day****9/11/2025****Patriot Day****9/21/2025****International Day of
Peace****9/22/2025****Autumnal Equinox****Next Board Meeting****Tuesday,
September 16, 2025
at 6:30 pm****If you have a need to
attend the monthly
HOA Board meeting,
please contact
Pam Mollner, President @
801.201.6292****THE VILLAGE HOA BOARD****President****Pam Mollner
801.201.6292
pam8home@comcast.net****Treasurer****Steve Behrens
801.597.3521
wignstyle@aol.com****Vice President &
Architectural Control****Melissa Pennington
801.631.3191
melpenslc@gmail.com****Secretary & Newsletter****Kimberly Hansen
909.499.6234
kebfreed@aol.com****Member Advocate****Jeff Munger
801.809.2135
jeffbmunger@gmail.com****M&M Management****Dave Matheson****801.566.1411****mmdmatheson@gmail.com
managementbymm@gmail.com****Communications with M&M regarding
problems or requests need to be in
writing or email format so that there is
a paper trail of these communications.****This Newsletter is also posted on the Village website:
thevillage-hoa.com****Please notify M&M
Management and/or Kimberly
Hansen, if you have a new or
changed email address.**