

JULY 2022

# MONTAGE MAINTENANCE CORPORATION



## A WORD FROM THE BOARD

Management and the Board of Directors thanks all homeowners for their participation in the operations of the Montage Homeowners Association. We wish you all a Very Happy and Safe 4th of July!

## WATER HEATER INSPECTION

Water heaters are one of the most essential appliances in our homes. They silently work away providing hot water whenever we want. They can last for 10 years or more, but by annually inspecting them, you may prevent an expensive leak. Please check your water heater, or have your plumber inspect it as preventative maintenance.

## COMMUNITY VIOLATIONS

Purchasing a home in a community association offers many advantages to the buyer, but at the same time, does impose restrictions. These restrictions are not meant as an inconvenience or invasion of freedom, but rather, as a means of maintaining harmony and protecting values in your community. Please keep that in mind, if you ever do receive a violation letter. Also if you would like to report any violations, please contact Management at [anourse@keystonepacific.com](mailto:anourse@keystonepacific.com).

## COMMUNITY UPDATES

- Summer is approaching please take extra safety precaution while at the pool area with your children.
- Reminder, no private parties at the pool area or displaying of balloons on the gate are permitted.
- Wristbands must be worn when at the pool area.

### BOARD OF DIRECTORS:

Dannetta Waters: President  
Kathy Turner Smith: Vice President  
Yatae Lewis: Treasurer/Secretary

### NEXT BOARD MEETING:

August 17, 2022  
Time: 4:00 PM Via Zoom

Audio/Video Tele-Conferencing as State regulations mandate.

*The final agenda will be posted at the pool bulletin board. You may also obtain a copy of the agenda by emailing Management, at [anourse@keystonepacific.com](mailto:anourse@keystonepacific.com).*

### IMPORTANT NUMBERS:

#### ASSOCIATION MANAGER:

Tony Nourse  
[anourse@keystonepacific.com](mailto:anourse@keystonepacific.com)  
Phone: 949-430-5874

Emergency After Hours:  
949-833-2600

#### COMMON AREA ISSUES:

Kennedy Le  
[kle@keystonepacific.com](mailto:kle@keystonepacific.com)  
Phone: 949-474-0833

#### BILLING QUESTIONS/ADDRESS

CHANGES/ WEBSITE LOGIN:  
Phone: 949-833-2600  
[customer-care@keystonepacific.com](mailto:customer-care@keystonepacific.com)

#### INSURANCE BROKER:

LaBarre/Oksnee  
30 Enterprise  
Suite 180  
Aliso Viejo, CA 92656  
949-588-0711  
Fax: 949-588-1275

Managed by Keystone  
16775 Von Karman Ave., Suite 100  
Irvine, CA 92606

- Keystone will be closed in observance of July 4th Independence Day on Monday, July 4, 2022.
- For after-hours association maintenance issues, please call 949-833-2600
- Street Sweeping Day - 1st & 3rd Wednesdays of each month.
- Trash Pick-Up Day - Mondays  
Please remove trash cans from the common areas after this day.

## PAYMENT UPDATE:

As a friendly reminder, the mailing address for your assessment payment has changed.

To avoid delays in processing your assessment payments, please update your records.

Your 10 digit account number can be found on your billing statement. The new payment address is:

PO BOX 513380  
Los Angeles, CA 90051-3380

If you have any questions, please call 949-833-2600.

## CALIBER ONLINE PAYMENT FEATURE

You may make one-time ACH payments through [www.kppmconnection.com](http://www.kppmconnection.com) or sign up to make recurring online ACH payments. Please visit [www.kppmconnection.com](http://www.kppmconnection.com) to access your online payment account. You may access your account using your current email address and password. If you have not registered for The KPPM Connection, please have your account number readily available.

## FRIENDLY NEIGHBOR REMINDERS

- Please keep the noise down between 10:00 PM – 8:00 AM.
- If your plants and/or trees are blocking your neighbor's view, please be considerate and trim all encroaching plant material.
- If your neighbor is respectful enough to speak with you directly about a grievance issue, please be respectful enough to listen calmly and carefully and try to accommodate their concerns.

## NEWSLETTER ARTICLES

Please feel free to submit any newsletter ideas or articles that you feel would be relevant to your neighbors here at Montage Homeowners Association. To be considered, all entries must be emailed to [anourse@keystonepacific.com](mailto:anourse@keystonepacific.com) to be approved by the Board no later than the 1st of each month for inclusion in the following month's newsletter.

## MAKING IMPROVEMENTS TO YOUR HOME?

Our governing documents require that the Association approve all proposed architectural changes before any work is started. The importance of this requirement cannot be overstated when you consider the reason for such a restriction. Please contact your Community Association Manager, Anthony Nourse, via email at [anourse@keystonepacific.com](mailto:anourse@keystonepacific.com) for an Architectural Application.

*Common* Architectural Application submissions are required for:

- Painting the Exterior of your Home
- Landscaping
- Front Yard Renovation
- Satellite Dish/Equipment Installation
- Fencing

