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MountainViewHOA.org



"THE VIEW"

May 2019

Homeowners and Residents of Mountain View

Last night I enjoyed seeing new and old residents at our Board Meeting. It is becoming the norm to have a great crowd at the meetings. The Board is grateful for your support and your participation. I can't say it enough. This is your community and, for most of us, our biggest investment. Attending the Board Meetings is a way for you to make your voice heard.

I have previously warned you about phone scams, but I want to do it again. The senior community is a particular target for scammers because we are trusting and at times, a little naive. In a two-day period, I received five calls from the same scammers. It is a recorded man's voice saying there has been a case opened on my social security number because there has been suspicious activity on my account, so my number has been suspended. I accidentally called one of the numbers back and it had been disconnected. I can't say it with enough emphasis, don't bite on it. They are just trying to get you to give them your social security number so they can get to your accounts and investments. Protect yourself by being suspicious about anyone but your family. Believe me, strangers are not interested in your best interest.

We've had a few questions about residents renting the clubhouse. I should, but don't know all of the rules that apply to rentals, Dan Klaas knows because he is the man in charge of clubhouse rentals. One of the things I do know is that you will need to either get a rider on your homeowner's insurance or take a separate plan to cover the day of your rental. Some of our homeowner's plans cover at no charge, some have an extra fee, while others don't provide the coverage at all. When they don't provide the coverage at all this is where Dan may be able to give you an idea of where others have obtained the coverage. Sorry about putting you on the spot Dan, but I missed you last night.

While I am talking about the clubhouse use, I just wanted to cover some of the other rules we have for its use. For the most part, the Social Club oversees it. The Club has committees that are authorized to use it. Each Committee Chair is then responsible for the occupancy during the time of their program. I will use the card group as an example since I participate in playing. Twila DeWalt is the contact person for cards. She makes sure we have enough cards to play any number of games. She usually suggests what the game or games are for the day and sets it all up. After we are done playing, she makes sure things are put away and the clubhouse is restored to its previous setting or condition. Now the clubhouse use for cards comes before other users, unless there is an emergency. If there were enough players to fill both the main room and the bar room, then their use comes first. If there are only two or three tables of players, someone else could use the bar room or the billiards room while cards are being played in the main room. There are doors between the main room and the bar room, the main room and the billiards room. The doors are there to allow secondary users whenever possible. We have a small clubhouse and we are a small community. The clubhouse should be shared whenever necessary and possible. The only time there is exclusive use of the clubhouse is for a memorial or a paid rental, I can't think of any other use that allows for exclusivity.

The Renovation Committee is still working on some of the finishing touches for the clubhouse. I don't know if there is anyone else as anxious for its completion as I am. We still need the chairs for the tables, a couple of occasional tables to make up the conversational groupings, the window treatments and final decorative items like wall hangings and such. Oh yes, and a couple of bar stools. I am so excited to have it all done. I have heard so many good things about what has been done to date. I do worry about those leather chairs in the main room though.

Enjoy the warm weather and being outside. We still have a couple of vacancies for volunteers. We need a Facilities Chair and someone as a Landscape Committee Member.

Regards,
Carolyn Daniels

Mountain View HOA Board of Directors Meeting Highlights

Wednesday, April 24, 2019 – Eunice Kang

FINANCIAL SUMMARY:

March 31, 2019

Operating Income/-Loss	\$ 28,036.05
Y-T-D Reserve Funding Actual	\$ 89,770.94
Y-T-D Reserve Funding Budget	\$ 79,632.00
Operating Funds	\$ 70,371.02
Petty Cash	\$1,500.00

DELINQUENCY STATUS REPORT:

As of March 31, 2019, there is a total \$5,712.10 in delinquent assessments. This value represents an approximate delinquency rate of 1.60%, as compared to the Feb. 28, 2019 delinquency rate of 1.58%.

COMMITTEE AND MANAGEMENT UPDATES:

Finance: March statement and 2019 Reserve Study were reviewed. Approval recommended (See Reserve Study on Agenda). Our financial outlook is good. 2-year CD recommended.

Social: Discovery Luncheon and Fashion Show on May 15. Memorial Day BBQ on May 26. Independence Day Party June 30 with live music.

Architectural (ARC): Many new project-starts. Need samples of new paint selections. Most Notices of Completion have been submitted.

Facilities: (See Gym Proposal on agenda.) New gym equipment was bolted down. Defibrillator has new pads and will be professionally serviced. Tennis court benches will be refinished. Broken Mt View sign lights were fixed. Artificial turf was removed from putting green.

Landscape: (See Landscape Proposals on agenda.) A third proposal, for Cactus entry, may be modified to include annuals. Putting green turf will be replaced by mulch and trees will be thinned in the area. Olive trees were sprayed to reduce fruit droppings

Communications: Newsletter revenue exceeds cost by \$1907 for this fiscal year (August/18-July/19). Excess will be requested for Social Club in August.

Neighborhood Watch: (See Speeding on agenda.) Committee suspended for lack of chair.

Clubhouse Renovation: Window Treatment Vendor is being approved by BCS. Window treatments have been selected. Some furnishings have arrived, others have been ordered, and others are TBD.

Management: A proposal for replacement of patio shades was discussed. Two alternative options were suggested by Fred Humphrey for possible proposal.

BOARD ACTIONS:

Consent Calendar

The Board approved:

- March 2019 Open & Exec. Session minutes
- March 2019 Enforcement Hearing minutes
- February 2019 Financial statement
- A Payment Plan for a delinquent account.

The Board denied for now:

- Foreclosure of a delinquent account.

Unfinished Business

Speeding – Board discussed speeding in the community and approved purchase of a solar radar speed sign for around \$3700.

New Business

Draft 2019 Reserve Study – Board approved study by Advanced Reserve Solutions.

Gym Proposal - Board reviewed and approved proposal from Pro Fitness to install a gym bench and add-on weights for \$887 to be funded by gym reserves.

Landscape Proposals - Board reviewed and approved two landscape proposals from Artistic Maintenance at a total cost of \$5057 and a proposal to replant remaining Acacia on golf course slopes for \$9400 to be funded by landscape and maintenance reserves.

HOMEOWNER FORUM:

Golf Course Update: Work has slowed. There will be a meeting in May (date TBD). Golf course is to open in October. Restaurant and walking path have not yet been started. There are unfounded rumors of lawsuits and abandonment by developers...Pat Roy

Town Hall Meeting: April 25, 6-8 pm, at Edgemont Elementary School (over by the time this prints)...Mary Kimberlin

NEXT HOA BOARD MEETING:

Wednesday, May 22, 2019 at 6:00 pm at the clubhouse.

MEMORIAL DAY CELEBRATION 2019



Hello Mountain View Neighbors,

In recognition of all those who have served their country over the years, we are inviting you to join us for our annual Memorial Day Celebration and BBQ at the Clubhouse. Hamburgers, hot dogs and fixin's for only \$10.00.

The celebration will be held on Sunday, May 26th starting at 5:30pm.

Bring your appetite and a smile and help us celebrate our veterans who have given so much.



RSVP By May 19, 2019
Please Contact:
Maggi Lawrence 909-268-3666
Darlena Stevens 951-337-1579

Funny Story Of The Month

From The Editor

A man buys a parrot and brings him home. But the parrot starts insulting him and gets really nasty. So, the man picks up the parrot and tosses him into the freezer to teach him a lesson.

He hears the bird squawking for a few minutes, but all of a sudden, the parrot is quiet.

The man opens the freezer door, the parrot walks out, looks up at him and says, "I apologize for offending you, and I humbly ask your forgiveness."

The man says, "Well, thank you. I forgive you."

The parrot then says, "If you don't mind my asking, what did the chicken do?"



2019 LADIES' LUNCHEON & FASHION SHOW

Annual Ladies' Luncheon and Fashion Show.
Wednesday, May 15th, 2019
12:00 Noon at our Clubhouse.

Tickets \$15.00, must be purchased no later than May 5, 2019.

Joan Brodowsky (951) 807-5036
Maggi Lawrence (909) 268-3666

**MEN'S BREAKFAST
Wednesday, May 8, 2019**

8:00am Polly's Pies
12625 Frederick #M
Moreno Valley, CA

Please contact Bill Donner: (951) 413-6201

DINE OUT

Thursday, May 23, 2019
5:30 pm at Applebee's
12600 Day Street
Moreno Valley

Contact Sue Sloan Phone - (951) 455-3554
or text - (562) 480-1257

RSVP By May 20, 2019

Memorial Day BBQ & Celebration

Sunday, May 26, 2019
At The Clubhouse

5:30pm Dinner & Entertainment
RSVP By May 19th

Maggi Lawrence 909-268-3666
Darlena Stevens 951-337-1579

**Friday, May 31, 2019
TGIF**

5:00pm Happy Hour
6:00pm Potluck Dinner
At the clubhouse

**Sunday, June 30, 2019
Independence Day Celebration**

We're having live music and fried chicken



Letters to the Editor

Dear Editor,

This is just to send a warm greeting to all of our new neighbors. Welcome, to The Mountain View Community!

I'd like to encourage you to come out and meet your fellow neighbors.

You can do that if you take a morning or afternoon walk and attend either the HOA meetings or some of the social events at our clubhouse.

When you review the monthly calendar you will see that we have a variety of activities that are available that will satisfy whatever your hobbies or interests may be.

Looking forward to seeing you.

Happy Spring 😊.

Your neighbor,

Stephanie Thomas



From The Editor,

One of our neighbors walks throughout our neighborhood early morning each day. As she walks, she takes it upon herself to pickup trash that she sees within our community, helping to keep it beautiful.

I was amazed when I heard of the number of cigarette butts she comes across each day. What bothers me the most is that cigarette butts are not only bad for the environment, but people forget that we live in a desert community. It only takes one lit cigarette butt to ignite one of these dry fields around us which could create a massive fire (which we really don't want).

If you are a smoker, please respect our environment, our community and your neighbors. Put your cigarette butts in an appropriate receptacle.

Pickle Ball Hours Changing

From Rob and Wendy Buck

Effective Thursday, May 2nd, the Pickle Ball hours will be changed to 8:30 am. Hope to see you there.

Monday's 8:30am
Thursday's 8:30am
Saturday's 8:30am



Rattle Those Pots and Pans

From The Kitchen of Katie Wenke

Oven Roasted Potatoes

(Shared By Chuck Hedger)

Ingredients

- 2 ½ Lbs. Yukon Gold Potatoes (Peeled)
- 1 ½ Tbs. Melted Butter
- 3 to 4 Tbs. Olive Oil
- 1 Tbs. Flour
- Salt and Ground Black Pepper
- 1 Tbs. Italian Seasonings

Directions

- Preheat oven to 400 degrees.
- Cut potatoes into 1-inch cubes and add to a saucepan.
- Sprinkle with salt and cover with cold water.
- Bring to a full boil, then reduce heat and simmer for 3 minutes.
- Drain well and set aside.
- ❖ Combine melted butter and olive oil on a large, shallow baking pan (about 17 X 11 inches).
- ❖ Tilt the baking pan back and forth to coat the surface evenly. If it doesn't cover the surface completely, add a little more oil.
- ❖ Place the pan in the oven for 5 minutes to preheat the butter/oil mixture.
- ❖ Dust the potatoes lightly with flour, tossing to coat as evenly as possible.
- ❖ Spread the potatoes onto the hot butter and oil mixture pan.
- ❖ Spread them into a single layer, allowing for a little space between each potato.
- ❖ Roast until browned and crisp,
 - about 45 to 50 minutes.
- ❖ Season with salt, pepper and Italian seasonings.

Delightful 😊



The Green Thumb Corner

Victoria Klaas
MViewGardener@Gmail.com

Hello neighbors and fellow gardeners,

Earlier this month, one of our neighbors asked the following question:

**Hello Victoria,
I have a Gardenia shrub and was wondering why it has so many yellow leaves. I just don't know what to do.**

**Signed,
Gardenia Owner**

Hello Gardenia Owner,
Gardenias are unquestionably beautiful plants. However, they do require a bit of maintenance.

One problem that plagues gardeners is a Gardenia bush with yellow leaves. Yellow leaves are a sign of chlorosis in plants. Chlorosis is the abnormal reduction or loss of the normal green coloration of leaves of plants.

Determining the cause of chlorosis in Gardenia bushes can involve some trial and error.

Chlorosis in our region is usually caused by a low soil PH. Our soil is alkaline and so is our water. Gardenias require a high PH or slightly acidic soil.

Chlorosis will appear as yellow leaves with green veins if the soil is alkaline. Gardenias need a light humus soil containing lots of composted material. Compost produces humic acid on which Gardenias thrive.

Another cause for Chlorosis in Gardenias is iron deficiency. Gardenias simply can't take up soil iron (which is usually plentiful) if the soil is alkaline. So, feed Gardenias monthly in summer (May through August) with a commercial fertilizer formulated for plants which require acidic growing conditions. It will be marketed as "acid" and may be used on Gardenias, Hydrangeas, free ferns, and most shade loving plants which prefer rich, humusy soil. Also supplement with granular or liquid iron one or two times in summer. You should also be aware that iron supplements can leave rust stains on pavement, so use with care.

Poorly drained soil can also cause yellowing and leaf drop, as the plant's roots are drowning and starved for oxygen. The remedy is to loosen the soil and dig in lots of compost, either bagged or home cultured.

The Green Thumb Corner

Victoria Klaas
(Continued)

The last thing that can cause Chlorosis is Magnesium deficiency. This can be identified when the leaves at the base of branches are yellow while tips remain green. A dose of magnesium, or Epsom salts, will help. Use about a quarter of a cup per shrub.

Try to keep fertilizers and other supplements away from the trunk; apply under the shrub's "drip zone," or three feet from the trunk.

I hope this helps.

Victoria ☺

More questions? Please email me, I will be happy to provide as many answers as possible.

**Happy Gardening,
Victoria**

Emails may be sent to: MViewGardener@Gmail.com



LADIES BIBLE STUDY

Annual Retreat at Oak Glen

Hello ladies of Mountain View,

The Wednesday morning Ladies' Bible Study group had a wonderful time on their annual retreat to Oak Glen during the month of April.

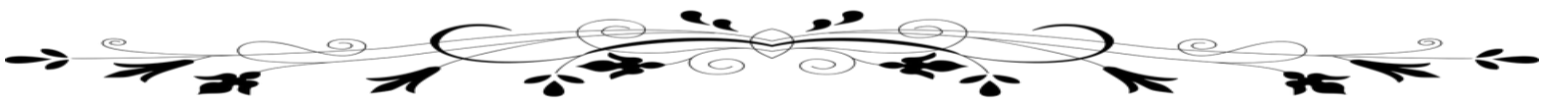
While they were there, they had a great time of Bible study, fellowship, good food and Oh Yes, shopping at the local vendors!

Here is a picture of the group in front of "Apple Annie's", one of the restaurants in Oak Glen.



Clubhouse Grand Re-Opening Celebration

On March 29th we had a wonderful time at the Grand Re-Opening Celebration of the Clubhouse. There was great food, conversation and laughter with our neighbors. Here are some of the pictures that were taken.



Annual Ladies Luncheon
and
Fashion Show
to Support the



American Cancer Society



Wednesday May 15, 2019
12:00 noon
Mountain View Clubhouse



Tickets \$15.00 Presale only
RSVP no later than May 5, 2019

Joan Brodowsky 951-807-5036
Maggie Lawrence 909-268-3666
Make checks payable to Mountain View Social Club

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Client Testimonials

Olyda and I would like to take this opportunity to thank you for the professional manner you displayed as the real estate agent for the sale of our home. You are impressive in every aspect from the appraisal, marketing, and attention to detail. You attracted good clients and at the open house we received four great offers to choose from. You are an asset to this community and the agency you represent. Thank you, Bob and Olyda Vernlund.

We have used Lorey Hargo as our agent on more than one occasion. We totally trust her, which is the most important factor in using her. We know we can share our personal situation, which helps her understand our circumstances, and she will keep our information confidential. In addition, Lorey has excellent customer service and is always polite and friendly. Lorey responds to call, texts, and emails promptly. Further, she keeps us apprised of the process. We would definitely recommend her and use her again and again!" - Mac & Jill

We sold our home in California through Lorey Hargo of Century 21 Lois Lauer Realty, Redlands CA office. She did an outstanding job and truly is an expert in her field. She has lots of energy and kept us informed of each step in the process. Her integrity is beyond reproach. She is honest and truthful in her dealings with buyers, sellers and brokers. She is very knowledgeable and closely looked at each multiple offer we had for a qualified buyer. We moved out of state, but she still kept in touch and informed us of documents we needed to electronically sign. We now consider her a personal friend. We would definitely recommend Lorey Hargo to anyone considering selling their home." Dennis & Maria



Each office independently owned and operated. If your property currently is listed with a real estate professional, it is not intended as a solicitation.





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Church: 951-924-4688 School: 951-924-3422

Sunday Worship 8:00 am, 10:45 am
Sunday Bible Class (kids and adults) 9:30 am



Children of the World International Choir
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951.203.1270 / vincentproperties@verizon.net
Website: www.vincentproperties.net

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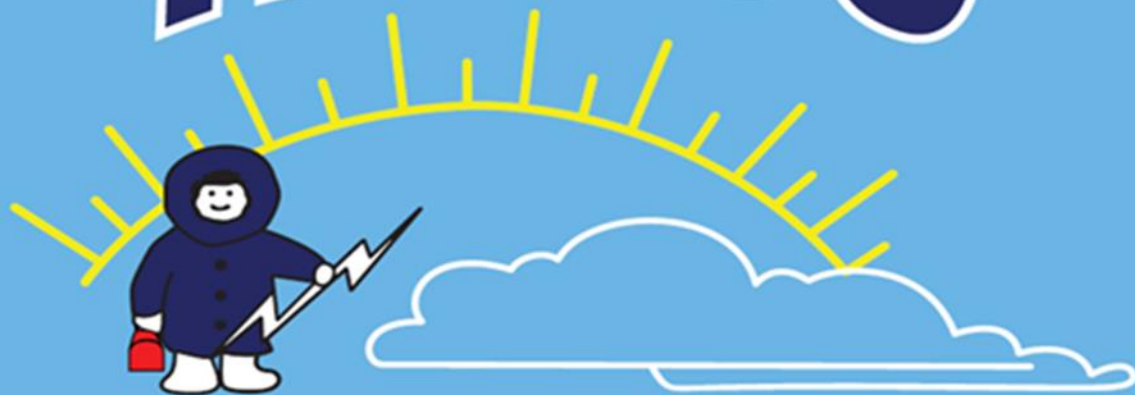
Call to see if you qualify

Hundreds of thousands of people now have reverse mortgages and are really happy that they did. An AARP Survey found that: **94%** feel that a reverse mortgage has given them peace of mind.



W. Brian Brook/NMLS#1584545/Ocean Lending NMLS #1626788. Licensed by the Department of Business Oversight under the California Residential Mortgage Lending Act / License 6008071383. These materials are not from HUD or the FHA and the document was not approved by HUD or the FHA

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