



New Gate System at Vista Paseo is Up and Running

Vista Paseo residents can now feel a bit more secure, as our new gate entry and identification system is up and running.

The new system tracks entry card and transponder usage, although in normal circumstances such usage will not be monitored. However, should a burglary or break in occur or a loud vehicle race through the neighborhood, it is a simple matter for J&W Management to check and see if a gate card or transponder was used to gain entry. Since each one is individually assigned to a homeowner, this should aid in identification.

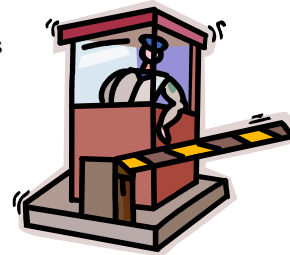
And if a homeowner should report their new transponder or card as lost, it can be quickly de-

activated by J&W Management so that who ever took or finds it will not have entry into our neighborhood. In addition, the new gate cards issued to gardeners, pool service companies and others also allow entry tracking and have been programmed by your board not to allow contractor entry during hours when no work is allowed in the neighborhood. Cards are simply waived in front of the new white electronic strip for access.

The total cost of the new

system was approximately \$16,000 and the local contractor who installed it was Big Sky Gatekeepers.

The new clickers are significantly smaller than the traditional gate transponders, and can easily be carried on a key chain or in a pocket. Although initially believed to not be compatible with automobile HomeLink systems, it turned out that several homeowners were able to program their HomeLink car systems with the new transponders. Teddy Chu has kindly volunteered to help any VP resident try to program their HomeLink. Call Teddy at 760-262-4258.



"Access Granted, Please Enter"

Gardeners, Pool Maintenance Companies and other Contractors Should Have Cards

The old gate cards often used by pool cleaners and gardeners no longer work at the front gate, and have been replaced by new "transponder cards" that allow our management company to keep complete track of their use and more

importantly, to deactivate them should the contractor be replaced and not turn in the card when they leave.

If your regular contractor is still dialing your home phone number to get in the gate, suggest that they visit J&W Management on El

Paseo and purchase one of the cards for their use. Or, you can buy one for them. The cost is \$25.

Make sure your contractor has the "Contractors Authorization Form" signed by you when he goes to the J&W office.

Vista Paseo Board of Directors

Roger Bown, President	
Dale Jakubowski, Vice-President	
Keith Irwin, Treasurer	
Bill Clawson, Secretary	
Stephanie Loog	
Staff—Mike Morein, J&W Management	
<i>Contact J&W Management at 760-568-0349</i>	

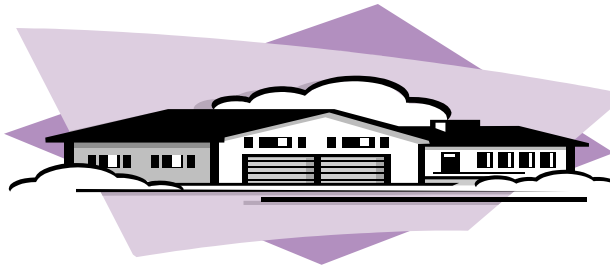
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Home Additions, Landscaping Changes Need Architectural OK

One of the benefits of living in a community with a Homeowners Association is that a structure exists to help homeowners maximize their home values by ensuring that changes made to the exterior of residences or major landscaping changes are reviewed by our Architecture Committee. This is to help homeowners maintain a community standard of quality and design esthetic.

Currently staffed by Board President Roger Bown and Dale Jakubowski, the Architectural Committee could benefit from one or two more members to share the workload and supply additional perspective to discussions and committee decisions.



Vista Paseo has retained its charm since the first home was built in 1989 because of the dedication of its homeowners to high appearance standards.

The Architectural Committee relies on the CC&Rs and Rules & Regulations as well as regulations from the City of Palm Desert in making their recommendations for project approvals to the Board of Directors. Homeowners are cautioned to remember that they still need approval

from the City of Palm Desert for any additions or construction work that would normally require a city building permit.

However, a spokesman for the City of Palm Desert said they normally rely on the local Homeowners Associations good judgment when it comes to exterior paint colors, etc. although technically exterior paint color changes require city approval.

If you are thinking about changing the exterior colors on your house, Vista Paseo has adopted a list of allowable exterior paint colors and it is available from J&W Management. You are, of course, entirely free to paint the interior of your house any color (or colors) you choose!

Street Resurfacing and Crack Repairs Are Now a Top Priority

The next time you drive down Vista Paseo or into one of our cul-de-sac streets, take a good hard look at the cracks that are developing. Some of the cracks are almost an inch wide in places and run for many feet in length.

Vista Paseo streets are owned and maintained by your Homeowner's Association, and it is our responsibility to find the most cost effective way to repair

these cracks with a rubberized filler that will support new slurry.

The Board of Directors President Roger Bown is now meeting with paving contractors and obtaining bids for street repairs and resurfacing. Work is expected to begin in the late fall when cooler temperatures allow road-

work to take place.

Current estimates for resurfacing the streets and repairing the major cracks throughout the neighborhood are in the \$25,000 range. Our thanks to Roger for spearheading this project and negotiating this rate down from a much higher cost.

Street cracks are a major problem on Chelsea Circle, the cul-de-sacs and other areas of the community.

Earthquake Preparedness Committee Takes the Summer Off

Of course, we know the above headline sounds silly, as a major earthquake could strike at any time, day or night, summer or winter.

But your hard-working earthquake preparedness committee will meet again in the fall to take up where they left off...making preparations for neighbors to assist neighbors if "the big one" ever strikes our desert.

So far, the committee has created a data base of Vista Paseo residents including the number of people who live in each house, whether they are full time or part time residents, even the number of pets. This information is only to be used in the event of a major disaster to help volunteers determine who might be trapped inside a collapsed home or other-



An earthquake can strike at any time. Are you prepared?

wise unaccounted for.

Each block in Vista Paseo has been assigned a "block captain" who will assist in a disaster and coordinate with their neighbors to make sure everyone is as safe as possible.

Your assignment, should you choose to accept it, is to have food, water, fuel for cooking, flashlights, radios, and so on in working order.

Bill Clawson, Dale Jakubowski Appointed to Vacant Board Seats

Former Board President Dale Jakubowski and Vista Royale resident Bill Clawson were appointed to vacant seats on the Board of Directors in February and April respectively.

The pair were appointed after no one filed to run for election this year and two seats on the five-member board remained vacant after the year-end elections were cancelled in December.

The Board of Directors will have three of its five seats up for election at the end of this year. Those seats are currently held by Roger Bown, Stephanie Loog and Keith Irwin. Clawson and Jakubowski were appointed to seats that expire at the end of 2011. The terms are staggered for

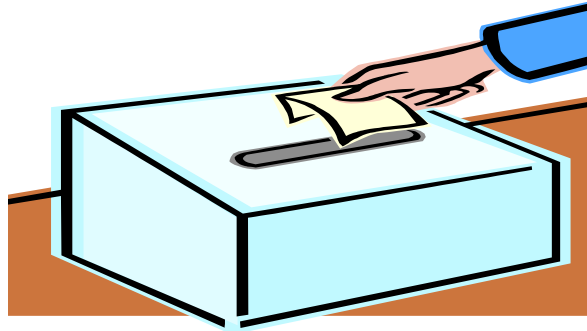
continuity on the Board.

It is imperative for a well-functioning Homeowner's Association that residents of the neighborhood show interest in the board of directors and dedicate some of

their time to the Board, either by serving on the Board of Directors or volunteering for another committee assignment.

Currently the Board is looking for members for its Architectural Committee, CC&R Committee, Emergency Management Committee. These are not necessarily the only committees we can have, of course, and other committees could certainly be formed if there was sufficient interest from homeowners.

For more information on the Board of Directors, the responsibility and time commitment involved, contact Mike Morein at J&W Management at 760-568-0349 or ask any member of the Board of Directors for more information.



Board Elections are in December. Please consider running for a seat.

VP Front Entry Signs Cleaned, Summer Flowers Planted

Vista Paseo residents and guests may have noticed a dark blotch on our main entry sign located just south of the Edgehill Drive gate this summer. It appeared as though someone had thrown something at the sign and preliminary efforts to wash off the substance were unsuccessful.

"It's amazing how difficult it is to get something off of a material as porous as

sandstone," reported President Roger Bown. "We had to do a great deal of legwork to find the right company to take care of it." But the work has now been completed and both signs on either side of the entry to our community have now been cleaned and re-sealed.

"Residents and guests may have noticed a dark blotch on the entry sign earlier this summer"

Meanwhile, under the guidance of Board Member Stephanie Loog, summer flowers were planted and the ficus trees trimmed at the front entrance, giving all who come and go a beautiful picture of Vista Paseo and the lifestyle we proudly enjoy.

Let's Keep our Trees Trimmed to the Required Twenty Feet

No one is happy when their view of our beautiful desert landscape is slowly blocked by their neighbors' tree. That is why Vista Paseo has always had a rule on the books that any tree other than a palm tree must be kept trimmed below 20 feet.

Rather than wait for the inevitable complaint from your neighbor or letter from our management company, please take a look at your trees at least two times a

year to make sure that they conform to this requirement. There are many licensed tree-trimming companies in the desert...or, you could even do it yourself...just be careful up there!

Palm trees, while not required to conform to the height limit, should be trimmed of blooms that tend to blow into swimming pools...both your own and your neighbors.

If you need assistance finding a reputable tree trimming company, just contact Mike at J&W Management at 760-568-0349 and he'll be happy to help.



It's easy to let our trees (other than palm trees) get too tall in this fast-growing climate!



**"VISTA PASEO....THE BEST KEPT
SECRET IN PALM DESERT"**

Professionally Managed by
J and W Management
Mike Morein—Property Manager
73320 El Paseo
Palm Desert, CA 92260

Phone: 760-568-0349

E-Mail: mmorein@jandwmgmt.com

We're On the Internet
www.VistaPaseo.net

Frequently Asked Questions About the Vista Paseo Lifestyle

Why do we have a Management Company?

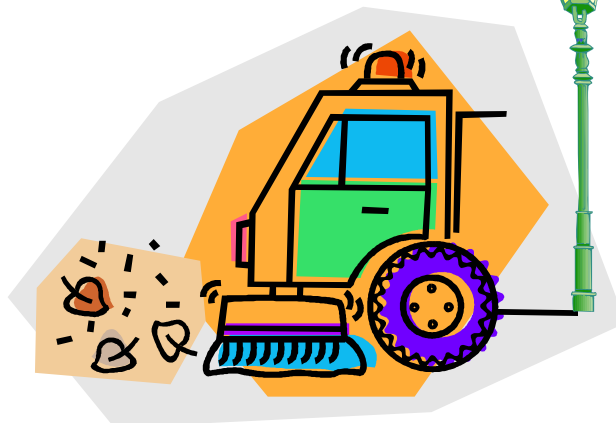
The CC & R's provide for the hiring of a professional management company to handle the day to day operations of our community. The Management Company works with the Board of Directors on maintenance and improvement issues. The Management Company also provides the support for the Board of Directors in enforcing the CC&Rs.

How do I report a street light out?

Each light pole in Vista Paseo is numbered, just call Mike at J & W at 760-568-0349 and inform him of the pole number and he will arrange for the vendor to make the necessary repair.

Can I rent out my home?

Yes, however, please review the CC & R's for all of the reporting requirements. The minimum rental length is 30 days and is strictly enforced. A copy of the lease must be sent to J & W Management along with the names of the renting or leasing parties.



Vista Paseo streets are swept clean every Wednesday morning.

Can I park on the street?

Street parking is allowed, however, it is preferred that you park in your garage or driveway to allow for the smooth flow of traffic in our community. Overnight street parking is discouraged. Street parking hinders trash pick up, paper and mail delivery. No parking is allowed in front of fire hydrants or red curbs. Your guests should be encouraged to park in your driveway if there is room. Vehicles may be parked on the streets for a maximum of 72 hours at a time.

When are the streets cleaned?

The streets are swept every Wednesday morning. It is helpful if no cars are parked on the streets at that time.