



August 2024

**Monterey HOA
Board of Directors**

**Beebe Clark
PRESIDENT**

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TREASURER**

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SECRETARY**

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**NANCY POWELL
RESIDENT SERVICES**

**REGGIE McCLAIR
MAINTENANCE SUPERVISOR**

**GLIMAR GARCIA-OLIVERA
MAINTENANCE ASST.**

OFFICE HOURS

MONDAY – FRIDAY

8:00 A.M. TO 5:00 P.M.

**2897 LOVELAND DRIVE
UNIT 3401
LAS VEGAS, NV 89109**

**CLOSED
SATURDAY &
SUNDAY**

Temperatures Rising in Monterey ! Check your air conditioning unit !

Your air conditioner runs efficiently when it is serviced regularly. Malfunctions create noise that will keep other owners awake and the last thing anyone needs is to have no a/c at all if it completely breaks down. Do not disconnect a neighbors' a/c if it is noisy, contact the HOA Office. If you are purchasing a new a/c approval is needed prior to scheduling installation. Contact monterey@levelprop.com for the forms for submittal for approval.

For convenience and to shorten your maintenance call time:

*Mark your a/c unit with your unit number in
black magic marker.*

ADDITIONS, ALTERATIONS AND IMPROVEMENTS ARTICLE XII – CC & R'S

Any changes you wish to make within or immediately outside your unit are subject to the approval of the Board of Directors. Applications for approval are available from the Monterey office monterey@levelprop.com

This includes, “any awning, solar or other screens, satellite or other telecommunication device or dish.... fence, wall or structure.”

Make sure that you submit for approval at least 30 days prior to engaging a contractor. If you need to perform preventative maintenance on plumbing, then you may need a water shut off. This must be coordinated through the Monterey HOA office 3 days in advance to provide notice to other homeowners. Do not schedule your plumber until you have confirmation from the Monterey HOA for a water shut off.

PHONE NUMBERS

Office
(702) 735-3143

Fax
(702) 735-5185

Emergencies
Safety or Fire 911

Water-Flooding-Smoke
702-735-3143

Karen Gate
(Call Downs)
(702) 796-8503

Maryland Gate
(702) 732-2701

Desert Inn Gate
(702) 732-8337

Vet-Sec
On-Site Rover
(702) 702-378-3023

Master Association
(702) 732-0329



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Meetings of the Board of Directors are held every two months on the first Tuesday of the month.

Unit Owners have the right to have a copy of the audio recording, the minutes or a summary of the minutes of the meeting provided to the unit's owner upon request, in electronic format at no charge to the unit's owner or, if the association is unable to provide the copy or summary in electronic format, in paper format at a cost not to exceed 25 cents per page for the first 10 pages, and 10 cents per page thereafter.

Unit Owners have the right to speak to the association or executive board, unless the executive board is meeting in executive session. There will be a period devoted to comments by the units' owners and discussion of those comments scheduled for both the beginning and the end of each meeting. During the period devoted to comments by the units' owners and discussion of those comments at the beginning of each meeting, comments by the units' owners and discussion of those comments must be limited to items listed on the agenda. In an emergency, the executive board may act on an item which is not listed on the agenda as an item on which action may be taken.

BOARD OF DIRECTORS MEETING **in person at 2897 Loveland Drive Unit 3401 LV NV 89109** **Date/ Time: Sep 3, 2024, 05:30 PM**

Board meeting agendas will be available 6 days before the meeting and can be picked up at the HOA office (Unit 3401). You can also email the HOA at **monterey@levelprop.com** and the agenda can be sent to you electronically.

Executive Session: Tuesday, September 3rd 4:00 pm
Please note: Executive Sessions are closed to homeowners unless they are on the agenda for discussion related to their condo unit.

stay cool !!