

# MIRAMONT MESSENGER

NOVEMBER 2024

## **PRESIDENT'S MESSAGE**

Our condominium stands out for the greenery around our buildings and we are proud of that! With the changing weather conditions in our area and possibly because of age, some dogwoods and other trees have died. They are being replaced, sometimes with different trees (One oak, three Camellias, some Crepe Myrtles). Also, some additional crocuses have been planted in the grass east of 6060. I hope you enjoyed the crocuses near 6050 last year – they are supposed to be perennial and should come up again this spring.

## **SOURCE FOR CONDO INFORMATION: [miramontcondos.org](http://miramontcondos.org)**

The Miramont website is back up and ready for checking all important condo information. On it you will find condo Board meeting minutes, budget, by-laws, rules and regulations, Miramont Messengers, and reserve reports.

If you are contemplating any renovations to your unit, be sure to read the instructions about securing written approval from the condo Board of Directors and County inspectors.

## **WE HEAR YOU**

The original new bench at the entrance to 6050 has been replaced with the proper bench that had been ordered, which includes side arms. This is for the convenience of 6050 residents awaiting a ride.

Bicycle racks are planned for near the 6050 bench, to be used for your guests. Residents may use the hanging bike racks in the basement.

Some slats on the picnic benches were not in good condition and have been replaced. With this warm weather, it is still picnic season. Enjoy!

If you see areas both within or outside the buildings that may need attention, please contact a Board member. The contact information is listed near the lobby elevators.

Some residents find it hard to park close to their building at night. Problems occur if someone parks across two spots, or commercial trucks are left in residential parking spots. One suggestion is to provide hang tags for residents and have designated spots marked with "Tags only." In addition, if you will not be using your car for any length of time, do park at one of the many available spots on the east side of 6060. Let a Board member know, so we don't think the vehicle has been abandoned. Contact a Board member if you have a suggestion.

A resident expressed concern that if the fire alarm sounds and a resident is unable to safely evacuate the building, how will the fire fighters know. One resident has offered to secure stickers to put on a door or breezeway-facing window indicating that rescue help is needed. Our alarm system is connected directly

to the fire department, and a resident in each building has a megaphone to alert residents that this is a REAL emergency, not a mistake, or malfunctioning system.

## **PEST CONTROL UPDATE**

American Pest Control is the new enemy of our unwanted pests. See details for securing their services on the Board's website and posted in the elevators. The new system is slightly different from our previous company. As of December, all requests for service must be submitted to Lawan at Abaris Realty (301.468.8919) or by email at Ltrent@abarisreality.com. American Pest will be available to provide in-unit services on the first and third Tuesday of each month. Requests for in-unit service must be received no later than the Friday before a service day. Thus all holes in the compactor rooms have been cemented. They are working on the persistent unpleasant odor in the 6060 lobby.

Although they can be cute, squirrels are really pests. Please, if you must feed them or birds, or cats, do so far away from the condo buildings. The food encourages mice, rats, and other undesirables.

## **COLD WEATHER REMINDERS**

If we happen to have measurable snow this winter, our landscaping company will plow the driveways. If you require help shoveling snow from around your car, you can call Eddie Rodriquez of KRE (301.300.1854) to clear your car for a fee.

Thermostats should not be set for lower than 55 degrees F. at night or when leaving your unit for a time during the winter. This prevents pipes from freezing and breaking. The resulting water leaks and damage can severely inconvenience the units below and could increase our insurance cost. You are responsible for damage caused by your pipes.

## **HOLIDAY BOXES**

This is the time of year when many of us will be receiving boxes and packages. As previously mentioned, the boxes may contain bugs and should be flattened and deposited in the recycling bin as soon as possible. Please make sure your boxes don't block others from fitting their boxes into the bin.

Best wishes for a happy, healthy, peaceful 2025.

Alice Harris

