



Mission Bay

MISSION BAY HOMEOWNERS ASSOCIATION

JULY 2025 NEWSLETTER



President's Message

I first want to thank each of you who took time out of your beautiful summer morning to attend our June meeting, the attendance was overwhelming. The purpose of this meeting was to elect a new board member and I am pleased to announce that an overwhelming margin wished to have Michelle Terrill continue to serve a full three-year term as a board of director. I am pleased to welcome Michelle back. Her talent and energy will serve each of you well.

We also passed two amendments to our By-Laws and to our C.C. & R.'s. For the By-Laws it will allow the notice to also be sent by e-mail for the meeting, it changes the official address of the corporation to the Caras Office here in Polson and it allows us to send notice for a board vacancy that can now also be sent via e-mail. And then finally we elected to follow the IRS Ruling 70-604.

I am happy to announce that the officers for the coming year will be myself Pete Ridgeway to serve as President. Bob Haurter will serve as Vice-President and Dave Coffman will serve as Secretary/Treasurer. I have learned a great deal through this past year and feel that we made a great start toward many new improvements for our community.

We will always be open to your comments and ready to serve each of you. Our board meeting dates have changed to the Second Tuesday of each month with a start time of 10:00 AM, please plan to attend.

I will close in wishing each of you a wonderful summer, we endured the snow and cold so Summer is our reward.

Best Wishes to all,

Pete Ridgeway

Mission Bay Board of Directors:

Pete Ridgeway, President: pridge83@gmail.com
Bob Haueter, Vice President: bobhaueter@att.net
Michelle Terrell, Secretary: mterrell1998@gmail.com
David Coffman, Treasurer: sgtusmc1979@outlook.com
Tony Isbell, Operations: tony_isbell@hotmail.com
Ann Aldrich, Director: anna@missionbayhoa.com

Mission Bay Property Management

Contact: Caras Property Management
polson@caraspm.com
(406) 872-2990

IMPORTANT DATES- MARK YOUR CALENDARS!

******July Mission Bay HOA Board Meeting**

Date: Tuesday, July 8th

Time: 10:00AM

Place: Mission Bay Clubhouse

******Community Center Meeting**

Date: Monday, July 7th

Time: 4:00pm

Place: Mission Bay Clubhouse

IMPORTANT PARKING REMINDERS...

***The Community Center (CC) Parking Lot is for use while VISITING the CC and NOT for overnight or overflow parking.**

***There is NO ALL DAY (*with exceptions) OR OVERNIGHT STREET PARKING allowed in Mission Bay. Please make sure all vehicles are parked in a driveway or garage.**

***Please see the full MBHOA guideline regarding vehicle parking and use of equipment:**



Section 13. Vehicles. There shall be no repairing of vehicles in the streets or designated parking areas. Vehicle maintenance or repairs being conducted on any Lot and not occurring inside of a garage, shall be limited to 24 hours. Each Lot shall contain a sufficient area for two off-street parking spaces, excluding the garage. There shall be no parking of vehicles on the street fronting any Lot. There shall be no overnight parking on any street. Guest parking is permitted only on driveways and the designated parking areas on Lot 104 (the Community Center Lot). No motor homes, trailers, trucks exceeding one ton capacity, pickups carrying campers, campers, boats, boat trailers, or unsightly vehicles shall be parked or allowed to remain on any of the Lots or the adjoining streets. However, two exceptions are allowed: (i) such vehicles are allowed if they are stored in a garage or Accessory Building; and (ii) motor homes, camper trailers, and pickups carrying campers and boats may be parked in a Lot's driveway for a period not to exceed 72 hours, to allow for loading, unloading and cleaning. Vehicle Parking restrictions provided by this Restated Declaration will be strictly enforced, including but not limited to ticketing and towing of vehicles in violation. Snowmobiles, trail bikes, chainsaws and other noisy vehicles and equipment may not be used on any of the Real Property within the subdivisions without permission of the Association. This provision is not intended to preclude the entry of construction, maintenance, delivery, moving, or other such service vehicles while they are being utilized in connection with services for the Real Property.



From the Design Review Committee

In the eight years since I've served on the DRC, I've never seen so many trees being taken out as I have this year. If you're like me and wondering why, there are a couple of reasons for this:

1. **The trees are getting older.** The Mission Bay Community is now past the 20-year mark and time has taken a toll on some of our neighbors' trees; and what may have been an ideal spot for a tree 20 years ago, is now encroaching on a roof or driveway.
2. **Disease.** You may have noticed some dead trees on the golf course in years past; unfortunately, there are a couple of diseases that have spread to some Mission Bay trees. Of course, wind and harsh weather conditions can also have an effect, causing some species to be more susceptible to disease.

The only way to truly assess the health of your trees is to seek out the advice of an

arborist. In many cases, the fix is simply trimming and/or thinning the tree so that healthy limbs can continue to grow. Professionals can also offer fertilizers and treatments for fungus and bugs that often times can save what appears to be a waning tree, so before you resort to cutting it down, seek out the help of a professional.

If you are faced with having to remove a tree, please keep in mind that per the Design Review Guidelines (page IV-45), each lot is required to maintain:

- A minimum of two (2) neighborhood shade trees and
- A minimum of two (2) ornamental accent trees

“Fallen or dead trees must be replaced.”

An *Improvements Review Form* should be completed prior to the removal of the tree(s) and submitted to Caras Property Management for DRC review.

NOTE: The DRC will never decline the removal of a dead tree or one that poses a danger to the public or property.

According to ourcityforest.org, “Newly planted, young trees only require between 10-20 gallons of water every week to maintain, whereas lawns require approximately 62 gallons for every 10-square-foot patch weekly. Trees are also long-term investments to things like property value, energy and water reduction as well as air pollution reduction.”

The best time to plant a tree is twenty years ago. The 2nd best time is now.

Submitted by: Barbara Coffman, Chair of the Design Review Committee

Design Review Committee

Angela Hardy

Barbara Coffman, Chair

Carol Blodgett

Lynn Haueter

Ron Normandeau



SOCIAL HAPPENINGS

Weekly Mahjong and Card Games in the Clubhouse

***Refer to calendar on our [website](#) or in this email for details.**

Men's and Women's Golf Leagues and Tournaments

*Contact the [Polson Bay Golf Course Pro Shop](#) for more info:

(406) 883-8230



Day Trippers!

Our first few outings have been lots of fun! Watch your email for more Day Tripping events. If you have an idea or suggestion for an outing, please contact a board member or Lynn at haueterlynn@gmail.com



Polson Rodeo!



Dinner and Fiddler on the Roof



Don't miss the Polson 4th of July Celebration!

*Fireworks - July 3rd at
Riverside Park

***Parade- July 4th on Main Street!**



Summer is in full swing in Polson and there is lots of live music! Join your neighbors and friends on Thursdays or Fridays for Rock the Dock events at Kuatucknuq. Don't forget to bring a lawn chair! Fridays at the Durham or Friday and Saturdays at The Shoe. Finley Point Grille has live music on Wednesday's. Hope to see you soon!

Eat – Drink – Music – Repeat

THE SHOE THE LANDING BAR

MUSIC LINEUP

6/14: Black Cherry	7/26: Angel & Davey
6/21: Miller Campbell	8/2: TBD (stay tuned)
6/28: Angel & Davey	8/9: Black Cherry
7/4: Miller Campbell	8/16: Benny Weag
7/12: TBD (stay tuned)	8/30: Rylee Mix
7/19: Benny Weag	8/23: TBD (stay tuned)

406-883-1425

Eat – Drink – Music – Repeat

www.thelakeviewshoe.com

820 Shoreline Drive
Polson, MT. 59860

SUMMER 2025

ROCK THE DOCK

CONCERT SERIES

MUSIC STARTS 7PM

FOOD, LIVE MUSIC, DRINKS & MORE!
(SCHEDULE SUBJECT TO CHANGE)

FREE ADMISSION ALL AGES WELCOME

June 26	ShoDown	July 31	Hell Cat Maggie
June 27	Kelly & Ben	August 1	Barker Brothers
July 3	Sunlight Black	August 7	Tommy Edwards
July 5	Whisky Rose	August 8	Caselli and Crew
July 10	Kelly and Ben	August 14	Good Company
July 11	My True Freedom	August 15	Rob Quist
July 17	Joe Martinez Band	August 21	Off in the Woods
July 18	Good Company	August 22	Northern Lights
July 24	Sunlight Black	August 28	Black Cherry
July 25	Black Cherry	August 29	Kelly and Ben

LIVE MUSIC AT The Durham

KITCHEN & LOBBY

JUNE 19TH 7PM-9PM TOMARA	JUNE 19TH 7PM-9PM MANDY MAY BLEST
JUNE 20TH 6PM-9PM JOE ZAMBARNO	JUNE 27TH 7PM-9PM JOHN VANARENDONK
JULY 1ST 7PM-9PM MATTHEW MORRIS	JULY 1ST 7PM-9PM KERYL LOZAR
JULY 18TH 7PM-9PM MARY "BLUE MOON"	JULY 25TH 7PM-9PM FLYIN' ATOMS

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*****Pickle Ball*****

With summer in full swing and the use of the pickle ball courts ramping up, please be reminded of the following rules:

Pickleball Court Rules

Hours of Operation:

- 8:00 AM–12:00 PM & 6:00 PM–Dusk: Courts are reserved for Mission Bay owners and their overnight guests.
- 12:00 PM–6:00 PM: Mission Bay owners may bring non-member guests (limited to one court per household). Owners may join games if courts are full.

Additional Rules (Posted on North Fence):

- Wear clean court shoes only.
- Players under 14 must be accompanied by an adult.
- Keep noise levels low; larger groups should play at downtown facilities.
- Courts and pool are monitored by cameras.

- Ensure the exit door is securely closed when leaving.
- Courts and pool cannot be reserved for private parties.

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*All New Mission Bay Neighborhood Assistance Project

We have organized a team of volunteers who are happy to provide temporary support to fellow neighbors in need due to illness or unexpected hardships. Situations where your neighbors might help:

- Recently hospitalized and need help grocery shopping or provide meals
- Dog walking/feeding pets
- Mail collection
- Run errands

If you find yourself in need of assistance, please contact Michelle Terrell (858-322-2045) or any MB HOA Board member and we will happily coordinate whatever help you need.

If you would like to be part of the volunteer team, please contact Michelle.

JAN FEB MAR APR MAY JUN JUL AUG SEP OCT NOV DEC						
Sun	Mon	Tue	Wed	Thu	Fri	Sat
29	30	July 1	2	3	4	5
	12:15 pm - 4 pm  Weekly Bridge Group	1 pm - 4 pm Mahjong			 Independence Day	
6	7	8	9	10	11	12
	12:15 pm - 4 pm  Weekly Bridge Group 4 pm - 5 pm Community Center Meeting	10 am - 11:30 am Mission Bay Monthly Board Meeting 1 pm - 4 pm Mahjong	10:30 am - 12 pm Mission Bay Preserve Board Meeting			
13	14	15	16	17	18	19
	12:15 pm - 4 pm  Weekly Bridge Group	1 pm - 4 pm Mahjong				9 am - 5 pm 80th Birthday/60th Anniversary Party! -Terry Bergren
20	21	22	23	24	25	26
	12:15 pm - 4 pm  Weekly Bridge Group	1 pm - 4 pm Mahjong				
27 Parents' Day	28	29	30	31	1	2
	12:15 pm - 4 pm  Weekly Bridge Group	1 pm - 4 pm Mahjong				

Newsletter Submissions/Ideas?

Please let us know if have submissions, ideas or suggestions to make our newsletter better

You can email Lynn Haueter at haueterlynn@gmail.com or
Barbara Coffman at onehandbag2mny@yahoo.com

*Please visit our website for more information and downloadable
forms:

www.missionbayhoa.com

Mission Bay HOA | 312 Montana Landing | Polson, MT 59860 US

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