



MAMMOTH ESTATES CONDOMINIUMS, INC.

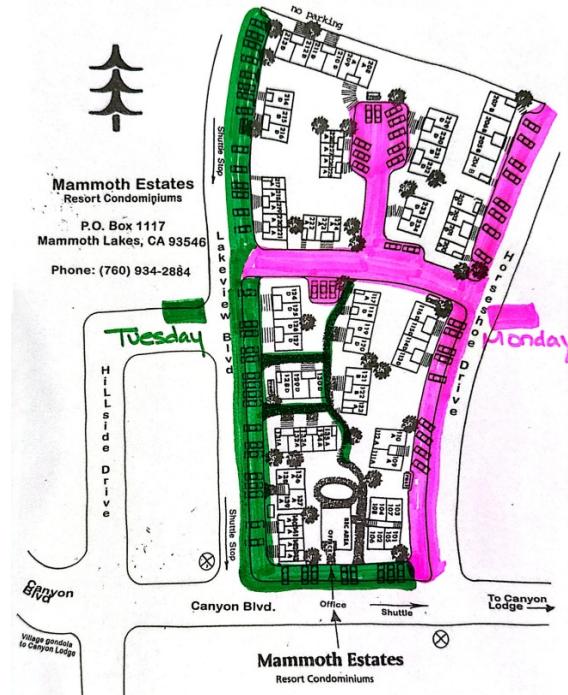
NO PARKING **SEPTEMBER 15TH AND 16TH.**

Asphalt SLURRY SEAL of our parking lots and pathways on Monday & Tuesday

Black Gold Asphalt will slurry seal the parking areas and pathways at Mammoth Estates on **Monday, September 15th, and Tuesday, September 16th**. See the site map for directions.

**PINK = MONDAY NO PARKING
GREEN = TUESDAY NO
PARKING**

Please inform your family and guests that while they will have full access to your property on foot, they should park only in available spaces and exercise caution when passing the areas marked for work.



Use of Barbeques and Other Open Flame Devices Rule

Effective Date: October 15, 2025

This rule is adopted by the Mammoth Estates Homeowners Board of Directors as allowed by the CCC&Rs to:

Comply with state laws and local ordinances, including Mammoth Lakes Fire Department Ordinance 2022-01 Section 308.1.4

Prohibition Against Using Specified Open Flame Devices on Combustible Balconies or within 10' of

Flammable Structures.

Prohibited Devices

The following are not allowed on Mammoth Estates balconies or within 10 feet of combustible construction:

- Charcoal burners
- Wood barbeques
- Any other open flame devices, except as permitted below.

Homeowners are responsible for removing any non-compliant barbeques or other non-compliant devices.

Permitted Devices

The following are allowed, subject to compliance with the manufacturer's safety instructions and fire code:

- Electric Grills
- Enclosed pellet grills and smokers. This means an enclosed, sealed combustion chamber that does not have an open flame.
- Small portable barbeques or other cooking devices with a **propane bottle weighing no more than one pound.**

Before using any of the permitted devices, the **homeowner must complete** the HOA Barbecue, and other devices safety form and provide that form to the HOA manager. **This form will be emailed to you in the next few days.**

The link below will offer you the full version of the adopted BBQ Rules.

[DOWNLOAD BBQ POLICY](#)



Reminder:

SPA CLOSURE

Please be advised that the HOA **spa will be closed through October 8th** for major renovations.

We kindly ask that you inform your family and guests of this closure and use caution around the construction area during this time.

The pool will remain open, weather permitting.

Thank you for your cooperation.

SAVE THE DATE

Fire Extinguisher Re-Certification Notice

Blizzard Fire Protection will be visiting



every unit on **September 25th and 26th** to remove your current fire extinguisher and replace it with a re-cerified extinguisher. This is part of our annual fire safety policy and in observance of our HOA's Fire Safety Month in October.

If you have guests in your unit during this time, please make them aware of this scheduled service.



Smoke and Carbon Monoxide Detector Replacement

Is it time to replace your smoke and carbon monoxide detectors in your unit? It is likely that the existing detectors are 9-10 years old and may no longer function properly. **The homeowner is responsible for replacing these devices.**

We have encountered a few units with chirping detectors, indicating that they have expired. Replacement detectors can be easily purchased from your local hardware stores or online.

HOA Meeting Calendar

- November 19, 2025 @ 9:00am Board of Directors Meeting, via Zoom
- February 11, 2026 @ 9:00am Board of Directors Meeting, via Zoom
- May 6, 2026 @9:00am, Budget Committee Meeting, via Zoom
- May 13, 2026 @ 9:00am, Board of Directors Meeting, via Zoom
- June 27, 2026 @ 5:00pm, Board of Directors Meeting, via Zoom and in person at Mammoth Estates Recreation Room



[HOA Website](#)

Time to clean your heaters

It's time to clean your baseboard, wall, and forced air heating systems. We recommend performing this maintenance **twice a year**.

For the safety of your neighbors, please be aware that neglected systems can



become a fire hazard.

This photo was taken in one of our units and illustrates the neglect of a homeowner regarding a common wall heater. Regular cleaning and maintenance are essential to prevent fire hazards and ensure safety for all residents.

[Visit our Website](#)

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