
The Grapevine



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The President's Message:

Spring was a rainy blur. Summer is finally here with warm weather and sunshine. Yay!

Residents have been like busy bees making their garden's bloom and tidying up the winter debris. There are some lovely ones throughout the Mutual and we have some new gardeners who are very enthusiastic, too.

A gentle reminder for residents who are new or have just forgotten: patios and balconies (open or enclosed) are not storage units. Boxes, bags, coolers, seasonal items, equipment and tools do nothing for the looks of our exteriors. If you don't have room for something, it may be time to get rid of it.

The rental bylaw amendment has been unanimously approved by the Board of Directors and will be mailed out to unit owners for their consideration and vote. This amendment will mean that new owners will have to own a unit for two years before it can be rented. This will limit the buying of our units by investors, who tend to have more turn-over in their units and who are less aware of daily operational problems and maintenance needs. We want to encourage resident-owners who will live in the community and want to participate in the operation and management of the mutual by giving us feedback and support, or actually be on committees or the Board of Directors. This is the basic principal for condominium living. After several meetings with a variety of residents and feedback from others, we have grandfathered current owners and their heirs, and trustees, from the bylaw restriction. Current landlords and tenants will also be grandfathered.

As with all of our bylaws the Mutual 14 BOD will have authority to implement rules and policies to enforce this bylaw if necessary. The bylaw provides for a reasonable amount of existing rentals, making them a valuable limited commodity, while maintaining a balance of resident-owners who are the backbone of any condominium community. We are not a commercial property or a neighborhood of single family homes where everyone acts independently from each other. We need to think about the future of Mutual 14 and preserve its ability to function independently with residents who care about the community and take responsibility for its operation.

Linda O'Neil

301-438-3232

jimoneil007@comcast.net

Mark your Calendars:

All unit owners and residents are encouraged to attend Board meetings and committee meeting!

- Property Maintenance Committee: Thursday, July 7th at 11:00am, Harbor Room, Clubhouse 1
- Building Rep Committee: No July meeting
- Landscape Committee: No July meeting
- Board of Directors: Tuesday, July 19th at 9:30am, Sullivan Room, Administration Building

NOTES FROM THE BOARD

We had a full agenda for Tuesday's Board meeting and good representation of residents in the audience.

Pat Leanza, chairman of the Property Maintenance Committee, reported on the projects in progress around the mutual. Then member Hal Crisp reported that NFP (National Fire Protection) finished all contracted work but during testing found further failures in the sprinkler system in the trash room chutes. Another contract to put this system into working order will be forthcoming. It's important to note that a full inspection and repair of this entire system has not been done for many years. A regular maintenance & testing schedule will be put into place once these major repairs are complete.

Discussion followed relating to a couple of plaza homes experiencing problems that include broken pipes, back-ups, and cracking walls. At the suggestion of one of the unit owners, the Board agreed to another inspection to gather more information that would help determine the cause. We want to be careful that we fully understand the problems, that we do the work correctly, once and for all, and that we spend your money wisely. That's why nothing gets done in a hurry.

And then we talked about birds. Part of the joy for some, horror for others, of living in Leisure World is that we live closely with Nature. We have the deer and the foxes, the chipmunks and the geese, and we have the little birds that nest in the ceilings of our balconies, catwalks and 'T's. There's just too many of those little openings; so unless the birds are moving into your unit, the Board is following PPD's lead by declining to evict the birds or fill the holes that attract them for nesting.

Visit the LW receptionist (with ID) to change your phone number(s) for Security & the Main Gate. Contact Kathy Viney at 301-598-2691 or kathyviney@juno.com to change your phone number(s) for One-Call-Now robo-calls and the M14 Resident Directory.

An updated edition of the Mutual 14 Resident Directory will be published and delivered with the July *Grapevine*, so contact Kathy Viney with changes as soon as possible.

Help wanted: to deliver the *Leisure World News* twice a month to the 25 Plaza Homes on Vantage Hill Road and Court. If you can do this small service for your neighbors, please call Kathy Viney at 301-598-2691.

Don't forget to attend the July 4th parade, starting from the Admin parking lot at 9:30am and moving south on LW Boulevard. Wave and cheer our golf cart entry with Joan Reynolds and Judy Bloch of B13 representing Mutual 14!

LANDSCAPE COMMITTEE

Due to the deer eating everything in sight, McFall & Berry has had to replace a lot of the annuals throughout Leisure World. All the other work that was expected to be done by the end of May has been put off until mid-August. We've removed some old, failing trees and some bushes in the atriums but we'll have to wait our turn with McFall & Berry to put in their replacements. Hopefully the plants installed later will be less stressed and have a better chance of putting down strong roots. That should be around mid-August so please be patient and everything will be beautiful again soon.

SOCIAL COMMITTEE

If you get this *Grapevine* in time, you should sign up for the July 29th Picnic. Everyone has a great time and it's a good, laid back way to meet and socialize with your neighbors. Our next social will be Ice Cream & Bingo on Monday, August 15th at 7:00pm. Hope to see you there!

E & R COMMITTEE

Following a brief ground breaking ceremony for the new Fitness Center, the E & R meeting was called to order at 9:30 in the Meeting Room (soon to be part of the new center!) in Clubhouse II. Yolanda Hunt, Chair, took the opportunity to thank one member for all her hard work in initiating the fitness center project and helping us follow through: Joan Alston. The committee strengthened its recommendation as to the use of the current fitness center room when the new one is completed. We would like to see it become a game room for poker players and pool/billiard players.

FEP Update by Nicole Gerke: The concept of a turn-around near the Terrace room was re-introduced and accepted by the committee. It will make dropping people off near the Terrace room much more convenient as well as providing an excellent place for the LW Bus to drop people off near the new (to be built) administration building. Along with the turn-around it was decided that Bocce and Shuffle Board be relocated to a place near Clubhouse II.

The design for the chairs in the Maryland Room was accepted and also the idea to lay a new kind of tile rather than carpet in that room. The tile is easier on walkers, is easier to clean and although, more expensive than carpet, less expensive than wood. This kind of tile can be found in Verizon stores, or if you visit Kaiser in Gaithersburg (if you are interested!) Also, watch for more information on new signage throughout Leisure World!

Dee Martynuska, Director of the E & R Department presented the proposal to replace the projector and screen in the auditorium. A number of clubs use that projector and the Anniversary celebration is planning a film festival. The projector is aging, and recently it either won't descend or rise up! The committee agreed to recommend replacing it.

Anniversary events: Sandy Marks, Chair of the Anniversary committee announced that tickets for the events during the anniversary week in September will go on sale the 3rd week of July and be available in Clubhouse I on Tuesday, Wednesday, Thursday and Saturday that week. One check can be written for each event ticket purchased and vouchers will be issued (rather than individual tickets for each separate event.) Checks Only!

RESIDENTS' FORUM

The purpose of this Forum is for residents to share their thoughts, experiences, and family news with their neighbors. It should not be considered a substitute for official requests, complaints, or comments to the Board of Directors. Deliver your letters to the editor to our Mutual Assistant in the Administration building or by email to grantmasterone@gmail.com

Happy Birthday July babies! Please send your birthday to the editor so we can give you a proper greeting.

Please welcome these new neighbors

Russ & Sandra Coburn [B16-1G]

Rochelle Finkelman [B12-2C]

Deaths:

Our condolences go out to the family and friends of our neighbors who recently passed away:

Rose Guinan [15141 VHR] 5/19/16

Joseph Fones [B14-3A] 6/5/16

Don McKay [B10-2G] 6/6/16

Martin Rosenberg [B14-1G] 6/13/16

REMINDERS:

To Grill or not to Grill:

Want to do some outdoor cooking but not sure of the rules? Mutual 14 follows the County code. Montgomery County Fire and Rescue says that all outdoor cooking near multi-family dwellings such as our plaza homes or our garden/mid-rise apartments – ***whether on a gas-fired, charcoal, or electric grill*** - must be done at least 20 feet away from any building. Cooking is not permitted on balconies or under overhanging portions of a building. A garden hose or other extinguisher should be nearby and ready for use. Gas-fired, charcoal, and electric grills cannot be stored on balconies.

Plants on Balconies:

Many of us have brought our indoor plants outside for the summer. Just remember that second and third floor balconies may not hold planting containers larger than 17” in diameter, and no more than three of that maximum size because of their weight. And please put a saucer under them to act as a catch basin. **Water running off the front edge rusts the beam that supports your balcony!** That goes for enclosed balconies, too. Rusting balconies are a very expensive fix.

File of Life - Keep it up to date and on your refrigerator!

Do you have a red vinyl “File of Life” magnetically attached to the outside of your refrigerator? If your answer is “YES”, this is a reminder to update the information on it. If you don’t have a File of Life, ask the LW Medical Center for one (free!). In order to periodically update the information on this sheet, it’s advised that you fill it in, in pencil.

What is the File of Life? This is an information sheet that contains your known medical problems, the current medications you are taking, your primary doctors, and family members or others to be notified in case of serious illness. This information is exceedingly important to an emergency crew when they’re called in due to a sudden illness. In times of confusion, your spouse or housemate might have difficulty supplying this information and you may be unresponsive. The rescue crew will check your refrigerator door for the File of Life.

Lifeline

Do you live alone? If ‘yes’, and you don’t have “LIFELINE”, it’s strongly recommended that you consider getting it. The Lifeline Response System links you to 24-hour assistance, should you have an accident or suffer a sudden illness. At the push of a button, help will be on the way immediately. Call the Administration Office receptionist who will put you in contact with the Lifeline Coordinator so that you can find out more about this Emergency Response System that is offered to Leisure World residents.

August GOLFING SALE at Leisure World

The Leisure World golf course will not be underpriced in the month of August by any public golf course in the county. That means if you are a resident of Leisure World, you and your guests will not pay more to play our golf course. We will match any advertised promotion by any public golf course in the county for the respective time period. If a public course has a special to play 18 holes between noon and 2 PM with cart and a bucket of balls for \$30 that is what you and your guest will pay at Leisure World. If breakfast is included in the special we will take \$3 off and for lunch we will deduct \$5. Our pricing will include all fees, golf cart, driving range, whatever the public course is offering. All you have to do is provide proof of how much it will cost you – copy of the flier, internet page, whatever. Leisure World will not be underpriced in August. Call 301-598-1570 up to three days in advance for your tee time and support your community golf course.

Mutual 14 ONLINE:

Contact the Mutual at

M14@mutual-14.org

Or Visit these Web Sites:

www.mutual-14.org

<http://www.lwmc.com>

Building Problems?

Call or email the Mutual Assistant
Kenia Callejas 301-598-1338
kcallejas@lwmc.com

Power Problems: Please remember that if you have a power outage, DO NOT call Pepco. Call the Main Gate, 301-598-1044. They will report it to Pepco. We do not have individual accounts with Pepco so they do not have a record of individual residences when you call them.

Emergencies:

When the mutual assistant is not available:
Call Physical Properties 301-598-1500
After Hours and Weekends:

Call Main Gate 301-598-1044

Light Bulb in the Hallway?

Call Pat Leanza 301-598-4569
Comcast issues: Call 1-855-638-2855

The LWCC Board meets on the last Tuesday of each month at 9:30 am in Clubhouse I. **Tune in to Channel 974 EVERY day at 4PM and 7PM** to see either the Executive Board meeting OR the LWCC (full) Board of Directors meeting televised.

BOARD OF DIRECTORS

President: Linda ONeil
301-438-3232 jimoneil007@comcast.net

Vice President: James Moores
301-438-0048 mooresgang@aol.com

Secretary: Kathy Viney
301-598-2691 kathyviney@juno.com

Treasurer: Bobbie Palmer
301-598-7712 ocbobbiep@comcast.net

Director: Barbara Martin
301-598-0644

Director: John Radcliffe
301-233-0093 jradrltr@aol.com

Director: Beth Leanza
301-598-4569 leanzap@yahoo.com

COMMITTEE CHAIRS

Building Rep: Kathy Viney
Budget & Finance: Richard Bambach

Landscape: Sharon Moores

Property Maintenance: Pat Leanza

Social: Sharon Moores

Architectural Design: Linda ONeil
(Subcommittee of PMC)

Rules: Kathy Viney