

MARYLAND MUTUAL NO. TEN

*The Kelmscot Village Tidings***Important****Phone Numbers**

- LW Administration:
(301) 598-1000
- LW Security:
(301) 598-1355
- Main Gate:
(301) 598-1044
- Comcast:
1-855-638-2855

Board of Directors

Peggy Salazar, President
(301)598-0373
psalazar1952@comcast.net

Leroy Salazar, Vice President
(301)598-0373
dsalazar58@comcast.net

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MUTUAL WEBSITE
www.lwm10.com

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FROM THE PRESIDENT

By: Peggy Salazar
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lived through the Great Depression and WWII – this is nothing.” Let’s keep it all in perspective.

“Seventy-five years ago the United States asked its citizens to go to war and fight. Today we are being asked to sit on the couch.” (NBC Commentator Harry Smith)

“So, first of all, let me assert my firm belief that the only thing we have to fear is...fear itself – nameless, unreasoning, unjustified terror which paralyzes needed efforts to convert retreat into advance.” (1933 Inaugural Address, FDR)

None of us certainly forecasted the current situation in which we find ourselves – sequestered in our homes for an extended period of time, and business at a standstill. As a result of the shut-down, the M10 Board conducted business via a conference call on the scheduled March 26 date. Our discussion included rescheduling our required Annual Meeting. We asked our Mutual Assistant, Kenia, to find a date at the end of June. Once the date is confirmed, and we have gotten the “all clear” to return to gatherings of more than 10, we’ll let you know.

Roof replacement was also a topic. This year we will be all caught up replacing the oldest roofs (garage and main) – 25 years or older. If you receive a NOTICE in your mailbox, you are on the list for replacement.

Keep your spirits up over these next few weeks. I’m sure the end is in sight. As my 96-year-old mother said to me recently, “I





Landscaping Report

By Christine Petersen

If you have not been outside, try to take a walk in our own “Central Park” between Ludham and Deerhurst, and look at the Cherry trees in full bloom!

In April, once all the trees have leafed out, the committee will walk the Mutual with the arborists from McFall and Berry looking for problems - taking careful notes and photos for accuracy. New plantings will be done in pots around Mutual 10.

Now that it is officially Spring, as homeowners, you need to check the beds around your property. Bushes need to be cut back from siding and gutters. I have included a list of landscapers we can recommend. Please make sure you have liability for workers in your in homeowner’s insurance policy. Mutual10 is not responsible for the garden area around your house.

What to do in April? Bushes can be planted and vegetables like lettuce, spring onions, broccoli, and cabbage can be planted in both pots and in ground patio gardens (not outside of your fence). If you are growing flowers from seeds please note our last frost date is Mother’s Day. So, do not be in a hurry to put them outside. Remove the spent flowers of Dafodils and other bulbs but leave the leaves to die off naturally.

Landscapers:

- Bill Bowers 301-831-7893
- Mark Emmell 310-249-3655
- Jose Mayorga 301-346-5880
- Carlos Gavidia 240-305-8813
- Marcus 301-610-9721

Any questions or problems call me at 757-414-3849



Treasurer’s Report

By Susan Ascencio

Our finances through Feb, 2020 are as follows:

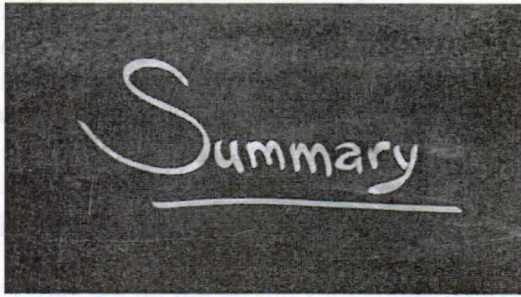
Income	\$ 176,686	
Expenses	\$ 200,426	
Excess	\$ <23,740>	
Variance from Budget		\$ 9,193
Reserve Balance as of 2/29/20		\$ 782,603

Our financials for the first two months of 2020 have been as expected. Our electricity bill for February came in lower than expected bringing the overall utility cost back under the anticipated budget.

Our accounting team, working with the auditors, has been able to complete the draft of our 2019 financial statements in spite of the unanticipated circumstances our community has endured the last several weeks.

The Board has planned the Replacement Reserve projects to be completed in 2020. The Reserve Maintenance Committee has identified roofs to be scheduled for replacement this year and will be surveying the neighborhood to identify any concrete or asphalt work to be completed with this year’s Reserve budget.

Stay safe, stay connected, and feel free to contact me with any questions about the community finances. I can be reached via email at seagol@hotmail.com or by phone at 703-405-1313.



Summary of M10 BOD Meeting via

Teleconference —February 27, 2020

By Paul Eisenhaur

LW General Manager Written Report

- Audit is complete for 2019 LW budget. The draft first will be reviewed by the LW Audit Advisory Committee before going to the LW BOD for final approval. The disposition and handling of the deficit will be decided on by the LW BOD in a separate action.
- For the period ending February 29, 2020, new operating expenses were \$18,700 over budget.
- As of February 29, 2020, year-to-date net operating expenses were \$65,000 over budget.
- Property Transfers in the month of February totaled 26 property transfers which meant \$96,200 in transfer fees. Due to the health crisis, it's expected these numbers may lessen in the near-term.
- The Trust Audit is complete and has been reviewed by the Audit Advisory Committee. Once normal scheduling returns, the LW BOD will approve.
- Regarding the lawsuit status, the plaintiffs filed an appeal on December 27th following the November 2019 decision. The appeal is pending in the Court of Special Appeals. All documents filed in trial court must be transferred to the Court of Special Appeals in Annapolis by April 6. Once the Court of Special Appeals receives the record, it will issue a briefing schedule.
- We are in the process of scheduling the indoor pool resurfacing and replacement of the glass enclosure surrounding the indoor pool facility. The work will result in closure of the facility. Information will be provided as the work is scheduled.
- LW Communications Department has been doing tours each month for prospective LW residents. The tours are very well attended with approximately 442 persons attending tours in 2019. Each 26-person tour group visits various LW "stops" and the LW team provides an intimate look from inside our campus.
- The onsite Comcast office is now open Monday, Wednesday and Friday from 10 am to 3 pm in Clubhouse I (Harbor Room).
- Thus far, Comcast has installed approximately 43,000 ft of cable within the community. They are targeting 50 nodes in operation at the conclusion of the migration process.
- Mutual Business
- President Salazar mentioned that the Community Action Planning Advisory Committee (CPAC) will be calling for proposals from any resident for LW projects in the future. This will coincide with the completion of the Strategic Plan and begin sometime after current Facility Enhancement Projects are completed. Any submitted proposal will be thoroughly vetted by CPAC for financial aspects, community-wide need, reflection of strategic plan results, and other criteria before ever going to the BOD for approval.
- Treasurer Acencio presented the monthly invoices which were all approved. Also, she noted that the mutual board approval of the completed M10 audit can be delayed till next month's meeting.
- Director Petersen noted that the two pine trees on Deerhurst Terrace were removed, and the stumps will be soon. Further inspection of landscaping needs throughout the mutual will continue this month.
- After discussion it was decided to tentatively delay the mutual annual meeting until late June.
- Vice President Salazar presented the list of those units scheduled for new roof replacement this year. The inspection for concrete repair needs will continue this spring.
- Director Kyle reported that though there are enough resident volunteers to deliver throughout the mutual, there aren't enough backup volunteers to feel comfortable. Resident volunteers are always appreciated.
- Director VanScoyoc noted that all M10 social events are on hold until such time as "social distancing" is a thing of the past.



Coronavirus Update – (From the Leisure World Emergency Preparedness Advisory Committee)

- As the new Coronavirus spreads, the Montgomery County Office of Emergency Management and Homeland Security recommends that people build a preparedness kit in case they become sick and need to stay at home. Here's what your kit should include: pain relievers, fever reducers, decongestants, and cough drops; alcohol-based hand sanitizer; thermometer; facial tissues, paper products; nonperishable food; extended supply of prescription medications; pet supplies if needed.
- **Be aware** that Mutual 10 has LANDSCAPING rules: **1)** Planting of shrubs and flowers may be made within the fenced patio or on the perimeter of the residence but are not to extend more than four feet from the unit's wall (five feet if under an overhang) and must be fully mulched, properly weeded, and kept free of leaves and debris. Rocks or gravel may not be used in place of mulch. **Mulch must be placed several inches below the bottom piece of siding.** (Otherwise, termites invade your house.) **2)** All shrubs or flowers must be planted at least two feet from walls. No trees are allowed within the four foot flower beds or inside patios. **3)** The height of the plants must be below the gutters, roof or the overhang of the roof. Any exceptions need approval by the Board. **4)** Climbing plants must be secured to a trellis which is at least two feet from the wall. The trellis must be of rustproof metal, plastic, or treated wood and maintained in good condition. **5)** Artificial shrubs and flowers, bird baths and statues are permitted in the enclosed patio area only. Anything that could be a receptacle for accumulated water is not allowed. Any item that circulates the water is allowed (e.g. portable water fountains). Any ornaments for flower beds need to be approved by the Mutual 10 Board. Holiday lights must be taken down by January 15. Netting, to protect from deer, may only be as high and wide as the plant itself. **6)** Vegetable plants, shrubs and flowers are permitted in the enclosed patio area. **Trees are not permitted in the enclosed patio area.** **7)** Contractors doing private landscaping work are responsible for removing all debris resulting from the job. Contractor-generated debris may not be left on the curb for Leisure World pick-up. (Page #6 under "Landscaping", Mutual 10 Rules packet)
- TRASH/RECYCLING – Garbage, in trashcans, to be put out the night before for **Monday & Thursday** pick-up; **Recycling**, in blue containers, to be put out the night before for **Monday & Thursday** pick-up; **Yard Debris**, in tall, yard-recycling paper bags, to be put out the night before for Monday & Thursday pick-up **ALTHOUGH**, you must call the Grounds Department to notify them you have yard debris for pick-up (**301-598-1314**); **Paper/print**, in a paper bag or tied with string, to be put out the night before for **Wednesday** pick-up only (please secure properly so paper doesn't fly around the neighborhood when windy).
- Consistent Reminders:
 1. Dogs must be on a leash and their "gifts" need to be scooped up. Take the poop bag home to trash it – do not leave it somewhere in the community.
 2. If you have a maintenance issue, please call LeRoy Salazar (301-598-0373) before calling PPD or any other company. He will let you know if the issue will be a cost to our Mutual or to you.
 3. Nothing is to be attached to siding, including the siding on the house inside your patio. Nothing is to be attached to the fencing either. (Only plastic wreath hangers are acceptable.) Gates, and their hardware, should not be altered. Violations will cost you the pricey bill from the siding/fencing company to fix the holes/damage. All gates, fencing and siding are owned and maintained by M10.



Board Meeting

FROM MUTUAL 10:

Happy Easter!

Next Board Meeting

Mutual 10 Board Meeting will be held on April 23, 2020 in the Sullivan Room of the Administration Building at 9:30 AM

As always, we encourage all residents to attend.



How The Program Works

This **free service** will place an automated daily call to you at a regularly scheduled time. If the call is not picked up after **three attempts**, the service will call an **alternate person** on your behalf to check on you.

Do I Qualify?

All you need to qualify for this free service is:

- Be a Maryland resident aged **sixty-five plus**.
- Have an **active** land line phone or cell phone.

How to Sign Up

To sign up **online**, go to: aging.maryland.gov

To sign up **over the phone**, call: **1 (866) 502-0560**

Questions?

Call 1 (866) 502-0560
Monday to Friday 8:30 AM to 5 PM (*excluding holidays*)

Or:
aging.maryland.gov/Pages/senior-call-check.aspx



Harry Hogan
Governor

Boyd K. Rutherford
Lt. Governor

Rona E. Kramer
Secretary



SENIOR CALL CHECK

PEACE OF MIND FOR THOSE HOME ALONE



1 (866) 502-0560
aging.maryland.gov



Local Grocery stores offering dedicated shopping hours for seniors and those at-risk

Grocery stores that would like to be added to this list should send complete information to BizPortal@montgomerycountymd.gov

Store	Location	Phone	Special Hours
Red Apple Market	7645 New Hampshire Ave, Takoma Park, MD 20912	(301) 434-1810	8-9 am for senior shopping
Global Food	13814 Outlet Dr, Silver Spring, MD 20904	(301) 847-9315	9-9:30am for senior shopping
Grosvenor Market	10401 Grosvenor Place, Rockville, MD 20852	(301) 493-6217	Tuesdays & Thursdays 8-9 am Reserved for seniors and otherwise compromised
Dawson's Market	225 N Washington Street, Rockville, MD 20850	(240) 428-1386	Tuesdays and Thursdays starting Tue 3/24, 7am-8am. In addition Dawson's will honor their Wednesday senior 10% discount and free Drip Coffee during these earlier hours.
Roots Market	16800 Georgia Avenue, Olney, MD 20832	(301) 774-1344	Wednesday's 7-8 am, Sunday 8-9 pm Seniors and Immunocompromised
Whole Foods Kentlands	316 Kentlands Blvd, Gaithersburg, MD 20878	(301) 258-9500	
Whole Foods Rockville	11355 Woodglenn Drive, Rockville, MD 20852	(301) 984-4880	
Whole Foods Silver Spring	833 Wayne Avenue, Silver Spring, MD 20910	(301) 608-9373	1 hour before opening to the general public for customers 60+
Whole Foods Bethesda	5269 River Road, Bethesda, MD 20816	(301) 984-4860	
Whole Foods Friendship Heights	4420 Willard Avenue, Chevy Chase	(301) 657-1520	
Target Gaithersburg	25 Grand Corner Ave, Gaithersburg, MD 20878-7305	(301) 721-1760	
Target Rockville	5700 Bou Ave, Rockville, MD 20852-1663	(301) 945-0018	Beginning Wednesday, March 18, Target will reserve the first hour of shopping each Wednesday at stores nationwide for vulnerable guests – including elderly and those with underlying health concerns.
Target Wheaton	11160 Veirs Mill Rd, Silver Spring, MD 20902	(301) 946-8006	
Target Germantown	20908 Frederick Rd, Germantown, MD 20876	(301) 515-6882	
Target Bethesda	6831 Wisconsin Ave, Bethesda, MD 20815-6122	(240) 781-3725	
Balducci's	10323 Old Georgetown Road, Bethesda, MD 20814	(301) 564-3100	We are reserving the first hour of shopping for our elderly and high-risk guests, 7:30am-8:30am

625 Hungerford Drive, Rockville, MD 20850	(240) 314-5160
7919 Tuckerman La., Potomac, MD 20854	(301) 469-9549
12051 Rockville Pike, Rockville, MD 20852	(301) 881-4541
16837 Crabbs Branch Way, Derwood, MD 20855	(301) 216-0912
9719 Traville Gateway Drive, Rockville, MD 20850	(301) 315-1460
10400 Old Georgetown Rd., Bethesda, MD 20814	(301) 897-9139
842 Muddy Branch Rd., Gaithersburg, MD 20878	(301) 948-8148
18250 Flower Hill Way, Gaithersburg, MD 20879	(301) 926-0340
13781 Connecticut Av, Silver Spring, MD 20906	(301) 460-7527
3860 International Dr., Silver Spring, MD 20906	(301) 598-4666
229 Kentlands Blvd., Gaithersburg, MD 20878	(301) 208-8203
46 Bureau Dr., Gaithersburg, MD 20878	(301) 216-0911
18331 Leaman Farm Road, Germantown, MD 20874	(301) 528-2760
13060 Middlebrook Rd., Germantown, MD 20874	(301) 428-4961
20044 Goshen Rd., Gaithersburg, MD 20879	(301) 990-0322
9812 Falls Road, Potomac, MD 20854	(301) 983-4246
20944 Frederick Road, Germantown, MD 20876	(301) 515-9282
18140 Village Mart Drive, Olney, MD 20832	(301) 570-1665
13490 New Hampshire Ave., Colesville, MD 20904	(301) 384-1572
2900 University Boulevard West, Wheaton, MD 20902	(301) 692-4180

Giant Food

Effective Friday, March 20, Giant Food of Washington, D.C., Maryland, Virginia and Delaware will offer dedicated shopping hours for senior citizens 60-and-older and individuals with compromised immune systems. 6:00-7:00 a.m., every day of the week for this vulnerable population to shop and practice social distancing.