

MARYLAND MUTUAL NO. TEN

*The Kelmescot 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

Janet Martin, Treasurer
(240) 669-8954
janetlmartin@earthlink.net

Paul Eisenhaur, Secretary
(301) 460-5588
paule@lwm10.com

Sara Gordon, Director
(240) 426-0436
smo63gordon@gmail.com

Dora Pugliese, Director
(301) 598-0265
dorapugliese1@verizon.net

Dotty VanScoyoc, Director
(240) 669-4955
dotty36@comcast.net

Roberta Carter
Mutual Assistant
(301) 598-1316
rcarter@lwmc.com

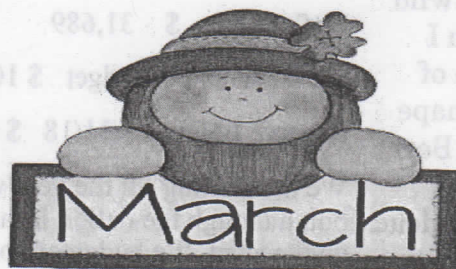
MUTUAL WEBSITE
www.lwm10.com

March 2, 2018

Publication: March 2, 2018

FROM THE PRESIDENT

By: Peggy Salazar
301-598-0373
psalazar1952@comcast.net

**President's Message:**

"Indoors or out, no one relaxes in March, that month of wind and taxes, the wind will presently disappear, the taxes last us all the year." (Poet Ogden Nash)

Years ago one of my 2nd grade students told me that he thought the month of March got its name because "winter was starting to March right out of here" – how astute he was. Us mid-Atlantic state residents enjoy the change of seasons and particularly look forward to one that brings greater sunshine and warmth.

I hope you will make a point of coming to the Wednesday, March 7 meeting so you can make comments and ask questions of members of the sub-committee who researched and made recommendations about the annual meeting quorum percentage and rental capping. A yellow flier with the sub-committee's recommendations attached was placed in everyone's mailbox on Friday, Feb. 23. (Those owners who live outside of M10 were mailed a copy.) The sub-

committee spent many hours/months diligently fulfilling their task and their recommendations, and reasons behind those recommendations, were taken seriously by the Board. Now is the time for interested residents to contribute. The meeting will take place from 2:00-3:15 in the Maryland Room in Clubhouse I.

"March is the month God created to show people who don't drink what a hangover is like." (Writer/Humorist/Radio Personality Garrison Keillor)

Peggy Salazar
301-598-0373
psalazar1952@comcast.net

**Landscaping Report**

By Dora Pugliese

March is the month to check your foundation planting area. Look for bushes that are scraggly – some were planted over 40 years ago and they are showing their age.

Consider removing and replacing with new, strong bushes.

The boxwoods really suffered from our first hard freeze and they may have to be pruned severely. Rule-of-thumb: Do not trim bushes more than 1/3rd at a time if healthy. Check out their insides – just don't have them shaved all over. Open them up and remove the dead branches. The light will encourage new growth. This works well with azaleas too.

We have 4 natural areas in Mutual 10 - at the end of Elmhan Ct.; behind Kelmscot Alley; at Kelmscot and Bigby Ct.; Bigby Ct. These areas are allowed to grow on the wild side – they are against the fence. When I came on board as the director in charge of landscaping, I was told not to trim or shape them – just “remove debris”. McFall & Berry usually check along the fence every other month and they are supposed to remove dead branches from lawns. Email me if you notice this is not happening.

Now is the time to retain a landscaper to do clean up. They will be very busy as the weather gets warmer. You may see different names of contractors listed in each Tidings. If I hear a valid complaint about one, his/her name won't be listed again. Sometimes names come off the list because the person decides not to do landscaping anymore. Below is what I have this go-around. If you have a landscaping contractor who does a great job, let me know and I'll add his/her name to the list.

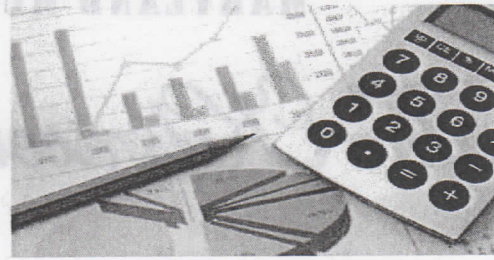
Bill Bowers 301-831-7895

Mark Emmel 301-335-4485

Jose Mayorka 301-346-5880

Dora Pugliese, 301-598-0265

dorapugliese1@verizon.net



Treasurer's Report

By Janet Martin

Our finances through January 2018 are as follows:

Income \$ 85,737

Expenses \$ 117,426

Deficit \$ 31,689

Variance under Budget \$ 10,930

Reserve Balance 1/31/18 \$ 674,150

We are starting off the year with a sizable deficit but, although the deficit is larger than usual, it is not unexpected. We budgeted for a deficit of \$20,759 but the exceptionally cold weather in January resulted in an electric bill that was 17% higher than last January. Our electricity has been budgeted for the year at a 15% increase over the actual 2017; I am confident we'll catch up with ourselves and make up the deficit throughout the year.

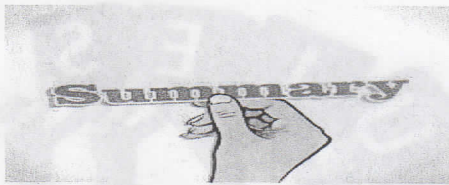
For the fourth month in a row, we have zero delinquencies in Mutual 10. This is a very satisfying improvement over prior years. Thank you for your prompt payments.

Spring is in the air. You will soon see workers in and around the neighborhood installing garage doors, replacing roofs, or repairing sidewalks and pavement. All of these improvements are paid for with a portion of your monthly condo fees and contribute toward the value of your home. This is the mission of the board of directors – to maintain and enhance the safety and value of your home and neighborhood.

As always, please feel free to call me at any time if you have a question about our finances. I can be reached at 240-669-8954 or via e-mail at

janetlmartin@earthlink.net

Janet Martin



Summary: M10 BOD Meeting on 2/22/2018:

By Paul Eisenhaur

General Manager's Presentation and Report:

- The GM and Facilities Enhancement Plan Project Manager, Nicole Gerke, presented a detailed design of the final Administration Building including changes required by the Montgomery County Park and Planning Commission. Following the presentation was a period for questions and comments by the residents.
- The LW 2017 Audit is almost complete but not finalized. Once reviewed by the LW Audit Committee, the LW Budget & Finance Committee will make a final recommendation to the BOD in April as to the disposition of a likely surplus of \$12K. At that time, the BOD will make its final decision.
- The 2019 budget development is in its early stages for a final action by August 2018.

Mutual Business:

- President Salazar noted that the M10 sub-committee on quorum % and rental capping submitted their findings and final recommendations to the board. The report was studied by a 3-member board sub-committee that made its final recommendations for a board decision. It was decided to reduce the quorum % for the annual meeting from 51% to 45% and to not implement any rental cap at this time. There is no evidence that it is needed but indicators will be annually monitored and the concept reopened, if necessary. Some rule changes will be made though, as recommended by both sub-committees. All mutual residents will be notified of this decision. A general review of all M10 Rules & Regulations will be reviewed in this calendar year.
- Treasurer Martin reported that the first month of 2018 ran a significant deficit due to high energy usage. However, this is a normal oc-

currence for a cold month like January and it is reasonable to expect this to be made up throughout the year. All monthly invoices were approved for payment.

- Director VanScoyoc reported that preparations for the April Annual Meeting will be made at a late March meeting of the Hospitality Committee.
- Director Eisenhaur reported all website and portal information is up-to-date for M10. Any resident not receiving robo-calls should notify him to make the needed adjustment.
- During Open Forum, resident Bob Namovicz suggested a discussion is needed in our mutual about e-ratings vs. sub-metering for electricity billing since the LW Board decided it was not in their purview and will not involve themselves in the metering-or-not issue. It is up to those individual mutuals that use e-ratings to decide any action. Mr. Namovicz will follow-up and give a preliminary report to the Board at their April board meeting.

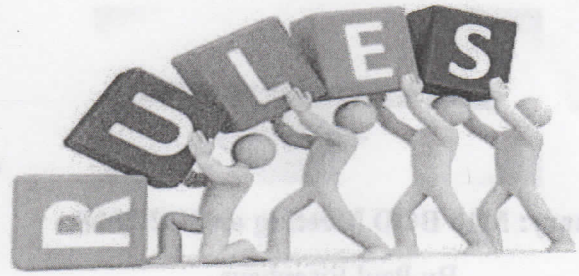


This & That

Consistent Reminders:

1. Dogs must be on a leash and their "gifts" need to be scooped up.
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. 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.

- Best time to buy in the month of March.... **LUGGAGE.** New luggage styles arrive in March in anticipation for summer travel, so you can find great deals on last year's suitcases. Plus, with Spring Break coming up, it's the perfect time to snag a new duffel. (Source: CNBC)
- If your electric goes out in your house, call the **MAIN GATE** right away (301-598-1044). The more calls they get, the more homes they can report to Pepco for service, which allows us to be taken care of more quickly.
- Garden waste must be placed in paper bags (not plastic bags) or tied up into bundles for collection. Limbs too large to be bagged or bundled may be placed at the collection point. **A call must be made to Physical Properties Ground department to arrange for pick-up of garden or tree waste** – it doesn't get picked up automatically.
- **RECYCLING** – Recycling is good stewardship of the earth's resources. It reduces the need to obtain raw materials while reducing the amount of waste material stored in landfills or burned. It is truly amazing how much material we accumulate for recycling each week. Here are some thoughts for reducing both its quantity and the space it consumes: **Buy larger sizes when practical. It is usually more economical and one large container will have less material than several smaller containers;** Flatten containers. Remove both lids of food cans and squash. Step on aluminum drink cans and milk containers; **Stack things. Remove lids and stack containers to save space. Take-out containers can often be split at the seam and the halves stacked;** Flatten boxes. Many food cartons can be easily disassembled. Shipping cartons can be cut at the taped joints; **Get off mailing lists. Eliminate the problem at its source – many of us receive large advertising flyers from the Washington Post and Red Plum every week. To be removed from their mailing lists just call the numbers shown on their mailers or listed here – The Post 202-334-6100 – Red Plum 1-800-437-0479**
(Submitted by Resident Bob Morrisson)



Rule Refresher:

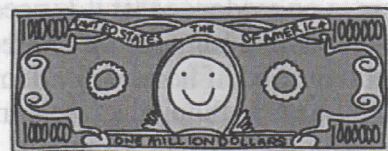
Let's revisit the rules for Mutual 10 (posted on our website www.lwm10.com)

We'll print them in each Tidings, a few at a time, until finished.

Are you aware we have a rule about flag-holders?

- “No free-standing flagpoles are permitted. Flag-holders may be affixed to either the front porch post or to either corner of the garage wall where the garage door is normally located. At either location they must be secured to the studs located under the vinyl covering and not held in place by the vinyl covering alone. These holders shall be limited in size to those already in use elsewhere within the mutual. Any variance in size must be approved in advance by the M10 Board.”

THANKS



A MILLION



Meet Marion Callaghan!



Marion was born in Lawrence, MA and grew up there as well as in nearby Andover, MA. She attended an Ivy League woman's college and earned a degree in Economics with a minor in Mathematics. One summer she even worked for the Harvard School of Engineering.

After graduation, Marion was appointed to the research staff at Massachusetts Institute of Technology (MIT) and remained there for 9 years. At MIT, she worked on the MIT Computation Center staff in the early days of computer technology. The staff learned computer technology using massive mainframes donated by IBM, and they taught both professors and graduate students from other colleges in the northeast.

After her time at MIT, she left to join a group of past MIT graduate students who were doing satellite tracking. She was transferred to Washington D.C. and eventually became vice-president of the company. She and her staff spent 10 years working on space systems at the Goddard Space Center in Greenbelt, MD. She later left there to form a company which installed medical office systems.

She was the president and retired after almost 20 years.

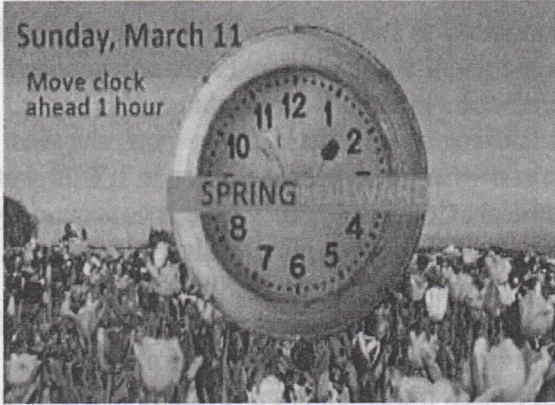
Marion moved to Leisure World 14 years ago and enjoys the small town atmosphere reminiscent of her childhood home in New England. Having been a lifelong golfer and bridge player, she was able to continue those pastimes here in LW and at the Bethesda Country Club. Though not currently active in the LW Ladies Nine-Hole Golf Club, she is a very active bridge player. She has also been past president and a member of the LW Art Guild – learning and using all mediums of painting. Marion is also the president and active member of the LW Going-It-Alone club.

Ms. Callaghan has certainly enjoyed her time at LW and we're happy to have her as a Mutual 10 neighbor!



Next Board Meeting:

Mutual 10 Board Meeting will be held on March 22, 2018, in the Sullivan Room of the Administration Building at 9:30 AM. As always, we encourage all residents to attend.



Daylight Saving Time:

Reminder: March 11, 2018 is the beginning of daylight saving time, remember to set your clocks ahead.

From Mutual 10



Mutual 10 Board Meeting will be held on March 22, 2018, in the Sullivan Room of the Administration Building at 9:30 AM. As always, we encourage all residents to attend.

ation was born in Lawrence, MA and grew up
 as well as in nearby A
 ended an Ivy League work
 stered a degree in Econo
 Mathematics. One sum
 the Harvard School of
 her graduation. Miss
 search staff at Massachu
 (MIT) and remained there 19 years. A
 All, she worked on the MIT Computat
 all in the early days of computer technol
 he staff learned computer technology using mas
 ve maintain IBM, and they taught
 off particu students from othe
 olleges in the
 After I
 at MIT
 were doing sales
 to travel to Washington
 A.C. and I
 -president of the
 company. She and I
 spent 10 years work
 ing on space systems at the Goddard Space Center
 in Greenbelt, MD. She later left there to form a
 company which installed medical office systems.