

MARYLAND MUTUAL NO. TEN

The Kelmscot Village Tidings

Important

JULY, 2015

Publication: July 29, 2015

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

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

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

Janet Martin, Treasurer / Tidings Editor
(240) 669-8954
janetmartin@earthlink.net

Bob Namovicz, Secretary
(240) 833-8572
namoviczb@comcast.net

Paul Eisenhour, Director
(301) 460-5588
paule@lwm10.com

Bill Cave, Director
(301) 438-3242
bill.cave@ymail.com

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

*Marlene Smith
Mutual Assistant*
(301) 598-3989
msmith@lwmc.com

MUTUAL WEBSITE
www.lwm10.com

FROM THE PRESIDENT

By: Dora Pugliese
301-598-0265
dorapugliese1@verizon.net



President's Message: President: Dora Pugliese

President comments

Our streets are finally getting repaired and WSSC has been very generous with the allocation of asphalt on Lindsay and Ludham Drive. Hopefully, by the time you read this, the work will be completed satisfactorily.



Please see Paul Eisenhour's article about advisory committees. We already have representatives on several committees but have openings for the following: Audit, Golf and Greens, Health, Tennis,

and Leisure World News. If you have an interest in a particular area and have related experience or qualifications for serving on a related committee, please let me know. There is no better way to have a say in the governance of Leisure World than to serve on a committee.



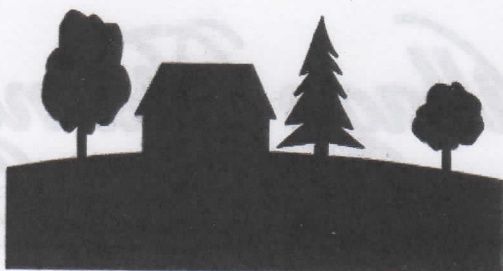
On a sad note, we are losing our wonderful assistant Marlene. She is being promoted, which is not a surprise and is well deserved, but we are really going to miss the excellent work she does for Mutual 10. A search for her replacement is underway but she is going to be very hard to replace.



LANDSCAPING

Mutual 10

July 4, 2015 Parade



By: Dora Pugliese

A great time was had by all who marched in the parade. The potluck lunch was also a big success. Mark it on your calendars to join us next year!

Most of the residents had their foundation plantings cleaned out or are waiting for a landscaper to take care of it. We seem to have a problem every year, however, with some absentee owners. I have to send several reminders before they finally take care of their property. In the future, we may have to impose some strict rules and penalties on the repeat offenders.

Since we have several new residents, just a few reminders: yard waste is picked up on our trash days Monday and Thursday in paper bags - no plastic bags. If they do not pick up the yard waste, call the grounds department at 301-598-1314. There is no trash on Monday if it is a holiday .

Trees may not be planted within the four foot perimeter around your house. Eventually the tree gets big and you'll have a problem with tree roots in your water lines.



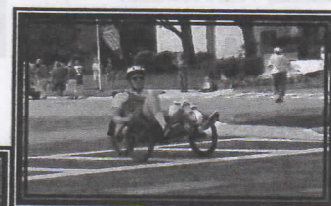
If you saved some mums from last year, now is the time to trim them down so that they will bloom in the fall. Otherwise, they will bloom at the end of August. You can still trim your azaleas but don't do it after August 15th or you'll lose a lot of blooms next spring.

List of landscapers:

Bill Bowers 301-831-7893

Marcus 301-610-9721

Gloria 301-980-2767



Treasurer's Report

By Janet Martin



Our finances through June, 2015 are as follows:

Income	\$ 833,798
Expenses	\$ 891,225
Deficit	\$ 57,426

Variance under Budget \$25,805

Reserve Balance 06/30/15

\$ 523,172



We had a good month in June and managed to make up \$10,418 of our year-to-date deficit during June. And guess what – it is all because of the electric bill. Have you heard that one before?

The Mutual 10 budget has been completed and will be presented to the Board at the August meeting for preliminary approval. It will then be sent to all property owners within Mutual 10 for a thirty-day comment period. I anticipate the average condo fee will increase about \$1.50 per month for 2016.

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

Summary of July 21, 2015 M-10 Board Meeting

By Bob Namovicz, Secretary



- The Assistant General Manager reported on continued LWM budget surplus; good re-sales; completion of Fiber Optic cable installation; planned updates to use the newly installed fiber optic cabling.
- Resolutions were passed to fund \$85,000 for the next increment of roof repairs and \$50,000 for road repairs, in addition to road work being done at WSSC expense.
- A drainage ditch is being installed near the Deerhurst Cul de sac.
- Concerns of residents about tree trimming were discussed.
- Two ABM's were approved.



LWCC Board of Director Summary

By Paul Eisenhaur



The Board of Director 7/28 meeting summary is as follows:

Vice Chair Joel Swetlow requested a motion to add the revision of the LWNews charter. Being added the day of the meeting required a super majority of and content resolution. Simply adding it to the agenda requires a simple majority vote, and thus adding it was approved.

Director Paul Eisenhaur requested a motion for a closed session of the BOD following the open meeting to address a confidential personnel issue. This resolution passed.

Actions:

1. The Golf & Greens Advisory Committee made recommendations to the BOD to enhance access to the golf course:

- * internal marketing and promotion
- * tee time modifications for Associate Members
- * increase allowable Associate Members
- * allow more availability of special outside events with negotiated fees

** All these resolutions passed.

2. BOD approval was given to extend the McFall & Berry landscape and snow removal contract for one year with a 4% increase.

3. The E&R Advisory committee recommended

the Fitness Center start time to start at 4:00am. Given a three month trial period of this time change showed there was substantial use at that time, The BOD passed a resolution to make this starting time permanent.

4. The BOD resolved that \$30k would be released from the FEP fund for the permitting phase of the North Wing of the Clubhouse I project. This permitting pertains only to internal footprint changes.

5. The BOD rejected the current Service Order Agreement for Network Engineer Services. It was felt the contract wording was too open ended without necessary specifics. The contract will be reviewed by the LW Strategic IT Committee for improvements. This issue will be revisited at next month's BOD meeting.

6. Newly appointed Chair of the LW News Advisory Committee, Arthur Popper, was tasked with bridging the management and LW News AC long-running discord into a more workable relationship. Explicit roles and responsibilities are needed. He will report on the status by the October's BOD mtg. The current LW News charter will not be changed at this time.

7. The funding to have a "rent-a-dog" program for geese management was approved from the Facility Maintenance plan for this year in the amount of \$17,400. The dogs essentially hrds the geese away from certain areas and interrupts geese from nesting.

A LW budget report given by Phil Marks, B&F Chair, which indicated an overage of the Consumer Price Index driven amount. Options will be discussed at the next B&F meeting, and presented to the BOD at their August meeting for action.

Management presented a very detailed status and timeline report of all FEP projects.

Management also presented a detailed financial report of the healthy First Half of 2015 of Leisure World.

Treasurer's Report

By Janet Martin



Our finances through June, 2015 are as follows:

Income	\$ 833,798
Expenses	\$ 891,225
Deficit	\$ 57,426

Variance under Budget \$25,805

Reserve Balance 06/30/15

\$ 523,172



We had a good month in June and managed to make up \$10,418 of our year-to-date deficit during June. And guess what – it is all because of the electric bill. Have you heard that one before?

The Mutual 10 budget has been completed and will be presented to the Board at the August meeting for preliminary approval. It will then be sent to all property owners within Mutual 10 for a thirty-day comment period. I anticipate the average condo fee will increase about \$1.50 per month for 2016.

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

Summary of July 21, 2015 M-10 Board Meeting

By Bob Namovicz, Secretary



- The Assistant General Manager reported on continued LWM budget surplus; good re-sales; completion of Fiber Optic cable installation; planned updates to use the newly installed fiber optic cabling.
- Resolutions were passed to fund \$85,000 for the next increment of roof repairs and \$50,000 for road repairs, in addition to road work being done at WSSC expense.
- A drainage ditch is being installed near the Deerhurst Cul de sac.
- Concerns of residents about tree trimming were discussed.
- Two ABM's were approved.



Serve on a Leisure World Advisory Committee

By Paul Eisenhour

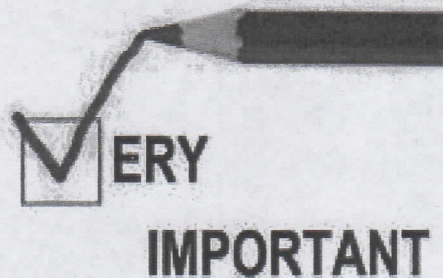


It is the time of year when residents willing to serve on a Leisure World Advisory Committee are asked to complete a nomination form and return it to our mutual president, Dora Pugliese, for a formal recommendation. This form can be obtained from Dora or our mutual assistant and needs to be returned to Dora by mid-October. This form must also be completed by current committee members who plan to continue their membership.

Typically, full committee meetings are scheduled for 1 ½ hours a month. Subcommittees or miscellaneous tasks may also be scheduled according to member availability.

Included here is a description of all advisory committees and a form to complete and return.

(*include page 2 and 3 of form packet*)



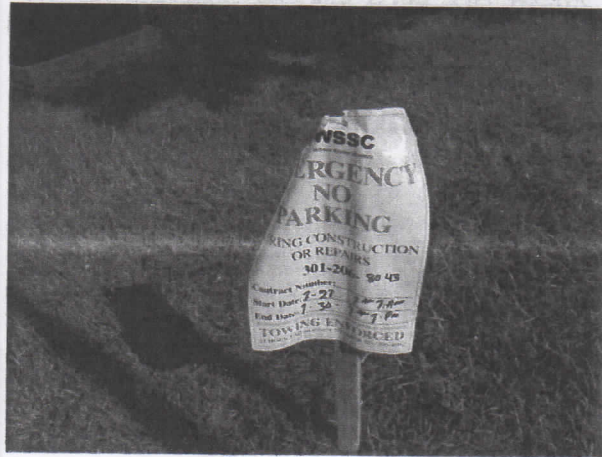
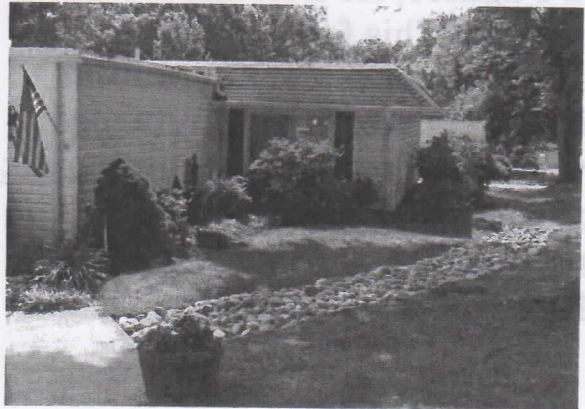
**PLEASE READ THE 4 PAGES FOLLOWING
THE NEWSLETTER TO OBTAIN
COMPLETE INFORMATION.**

Lindsey is getting finished

PHOTOS BY BOB NAMOVICZ



Drainage corrected on Deerhurst

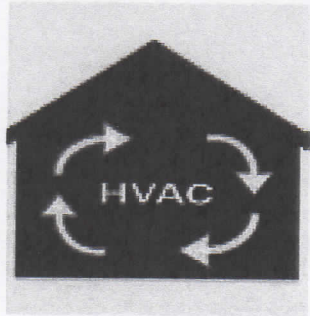


Typically, full committee meetings are scheduled for 1 1/2 hours a month. Subcommittees or miscellaneous tasks may also be scheduled according to member availability.

Using "E-ratings" to Reduce Electricity Charges

By Bob Namovicz, M-10 Secretary, member of Energy Advisory Committee.

In the last *Tidings* we explained how the cost of electricity is paid for in our "master metered mutual." This article will explain how YOU can make sure that your "E-rating" is accurate and up to date, so that the amount in your monthly electricity expense is accurate.



The Leisure World of Maryland Board of Directors (BOD) has designated its Energy Advisory Committee (EAC) to identify, and apply, factors in residences that result in higher or lower use of electricity. These factors are referred to as "E-ratings." Big differences, such as the size and configuration of residences, result in big differences in E-ratings. For example, "Cabot" homes are larger than "Buckingham" homes, so they are assigned higher E-ratings, and pay a higher proportion of the electricity bill for the Mutual. Likewise, homes with a garage pay less than homes with full or partial "bonus rooms." Adding (or reducing) Bonus Rooms affect energy use. These differences are calculated, through application of E-rating formulas, to determine what portion of the power bill you pay.

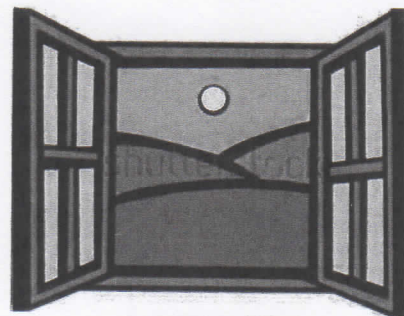
Residents who make individual changes in their electricity use can also pay less. For example, replacing your heating and air-conditioning system usually results in increased efficiency, and, therefore, reduced power use. That can be addressed with a lower E-rating.

Mutual 10 has taken several steps in recent years that might result in better E-ratings for ALL affected residents. For example, we provided attic insulation and improved siding in all residences; over time, we have been replacing patio doors, and have

encouraged residents to install more efficient windows. All of these steps can result in better E-ratings that are reflected in changing the electricity charges included in your condo fee.

E-ratings are changed only once each year, and the changes must be made through application to the Energy Advisory Committee. Recently the EAC reviewed and updated its rules and procedures for allocating E-ratings; August 1 was the cutoff date for submitting all changes to the Energy Committee as then these changes have to be submitted to Accounting for changes to take place so coupon books can be printed for the start of the new year.

Since new rules have just come into use, our Mutual will be applying the new rules and procedures during August, in the hope that changes can be made after the deadline. Adjusted electricity allocation might become effective starting in January, and will apply thereafter, in future years until changed. The Mutual will be taking steps to apply all adjustments resulting from Mutual actions (patio doors, siding, etc.) during August. If this attempt fails, the changes will result in 2017 adjustments.



www.shutterstock.com 2418444

IMPORTANT!

IF YOU MADE INDIVIDUAL CHANGES TO YOUR RESIDENCE (NEW HVAC, NEW WINDOWS, ETC.), YOU NEED TO CONTACT US BEFORE AUGUST 15 TO COMPLETE THE REQUIRED FORM TO SUBMIT TO THE EAC. CALL BOB NAMOVICZ AT 240 833 8572, IF THIS AFFECTS YOU.

Fireside Forum Program Schedule

All Programs are in Clubhouse II Auditorium

2015

Sunday, September 20, 2015, 2:30 PM
Unique Features of American Foreign Policy and How We Conduct Diplomacy
Speaker: Ambassador (retired)
Charles Ray
Host: David Kipping

Sunday, October 11, 2015, 2:30 PM
Bernstein on Broadway
Speaker: Earnest Liotti,
Peabody Institute
Host: Suzanne Offit

Sunday, November 1, 2015, 2:30 PM
District of Columbia – Why is it Here?
Speaker: Kenneth Bowling
Host: David Kipping

Sunday, December 6, 2015, 2:30 PM
"Beyond the Call" – Rescuing WWII POWs on the Eastern Front
Speaker: Lee Trimble
Host: Fred Shapiro

Happy New Year

*Dates adjusted for religious
and other holidays.
Auditorium reserved for these
dates.*

2016

Sunday, January 3, 2016, 2:30 PM
The Weather Man
Speaker: *Speaker from ABC*
Host: Fred Shapiro

Sunday, February 7, 2016, 2:30 PM
"Madison's Gift" [book]
Speaker: David Stewart
Host: Stu Lillard

Sunday, March 6, 2016, 2:30 PM
"House in the Woods" Community Farm
Speaker: Ilene Freedman
Host: Jonas Weiss

Sunday, April 3, 2016, 2:30 PM
Art from Jazz: Duke Ellington
Speaker: Richard Bambach
Host: Fred Shapiro

Sunday, May 1, 2016, 2:30 PM
Women in the Press
Speaker: Maureen Breezely
Host: Vivian Edfors

Sunday, June 5, 2016, 2:30 PM
Architecture of LW & Historical Photo Presentation
Speakers: Harold Navy & Fred Shapiro
Host: Helen Mays-Jackson

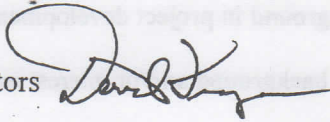
LEISURE WORLD
COMMUNITY
CORPORATION

3701 Rossmoor Boulevard Silver Spring, Maryland 20906 (301) 598-1000

TO: Mutual Presidents

CC: Property Managers, Mutual Assistants and Advisory Committee Chairs

DATE: July 15, 2015

FROM: David Frager, Chair, LWCC Board of Directors 

SUBJECT: Nominations for Service on 2016 Advisory Committees

It is time to seek residents for the Leisure World Community Corporation Advisory Committees. A list of preferred qualifications for specific Advisory Committees has been developed and is attached (ATTACHMENT A). Please share these qualifications with your current representatives and with anyone in your Mutual who expresses an interest in serving on an advisory committee. Please keep in mind that it is more important for the effective and efficient functioning of each committee, and for the community as a whole, to have qualified committee members than it is to have each Mutual represented on every committee.

- Please ask all potential representatives to complete the attached Request to be a Representative on an Advisory Committee form. (ATTACHMENT B) **This is important for both new representatives and returning representatives.**
- Members who are presently serving on a committee still need to resubmit their name by completing the form. **This does not apply to members of the Government Affairs Advisory Committee whose terms run July 1 through June 30. This committee will seek nominations in spring of 2016.**
- Please ensure that your nominee is willing and available to serve on a regular basis. He or she should be advised that a member who misses three consecutive meetings may be dropped from the committee roster, at the discretion of the committee chair.
- Please use ATTACHMENT C for submitting the list of names of all your Mutual's nominations.

You are reminded that, in general, there is only one representative per Mutual on any committee unless:

- (a) the second representative is particularly qualified to serve on the committee; **and**
- (b) the addition of a second representative from a Mutual has been agreed to by the committee chair, Mutual president and Chair of the LWCC Board of Directors.

We would like to have all of the names submitted so that the committee lists can be approved at the November LWCC Board meeting. Therefore, it is important that your list of nominees be submitted to Nancy Gordon, LWMC, Trust Assistant, 3701 Rossmoor Boulevard, Silver Spring, MD 20906, **no later than Friday, October 30, 2015.**

ATTACHMENTS:

- A Preferred Experience/Qualifications for Serving on a Committee
- B Request to be a Representative on an Advisory Committee
- C Mutual Residents Nominated to Advisory Committees

ATTACHMENT A - (Taken from the Qualifications Document dated August 25, 2012 which was part of the Revised Guidelines for Committees)

**Preferred Experience/Qualifications for Serving on an Advisory Committee
Ability to Communicate via Email is also Preferred for All Committees**

Audit - background in finance, accounting, auditing, budgeting, management, law, business and/or contracting for audits.

Budget and Finance - background in finance, budgeting, business operations.

Community Planning - background in project development, engineering, architecture, planning

Education and Recreation - background and/or interest in education, recreation, travel, music, theater, art, interior design or architecture.

Emergency Preparedness - background in the preparation, review, or approval of emergency procedures at the federal, state, county, or local level including mutual level. Also, experience in assessing or evaluating various emergency situations that may be encountered by LW residents.

Energy - background, experience, technical knowledge in the field of energy.

Golf and Greens - background in golf course maintenance or design, knowledge of USGA rules, or a current or previous golfer.

Health - professional residents, e.g., MD, RN, D.Ph., LCSW or with equivalent work experience in a health care provider setting, e.g., hospital, outpatient medical center, pharmacy, social service agency, public health agency, health education, research, and nonprofit health-advocacy organization. Also preferred recipient of service at the LW Health Center.

Insurance - background in property and casualty insurance, (either at insurance company level or agency level), experience in commercial insurance, risk management, or reviewing claims, data and evaluating insurance coverage.

Landscape - background in landscaping, gardening.

Leisure World News - education, training, and/or experience in the following fields: journalism, publication/production of newspapers or newsletters, and communications in general.

Physical Properties - knowledge of maintenance services, customer service, business planning and operations.

Restaurant - background in or prior catering or restaurant experience in any of the following areas: wait staff, cook, or restaurant ownership. It would also be beneficial for a member of this committee to be a frequent user of the Food Services facilities and enjoy culinary activities.

Security and Transportation - an understanding of the safety and security issues relating to LW, experience in riding LW buses inside and outside of LW, and, of equal importance, is the willingness to work with other LW residents in a committee environment.

Tennis - an understanding of tennis court design and maintenance and an active player using the Leisure World tennis courts.

ATTACHMENT B

Request to be a Member of an 2016 Advisory Committee

Applicant's Name _____ Mutual _____

Applicant's Address: _____

Applicant's Phone Number: _____

Applicant's Email Address: _____

I am applying to be a representative on the _____
Advisory Committee.

My qualifications for serving on this committee are (please be specific):

Signature of Applicant: _____

DATE _____

ATTACHMENT C

Mutual Residents Nominated for 2016 LW Advisory Committees

The following residents are being nominated by Mutual _____ to serve on LWCC Advisory Committees during 2016. The "Request to Be a Representative on an Advisory Committee" forms are included for each person for each committee for which they are being recommended. Please indicate new members with an asterisk.

Audit: _____

Budget and Finance: _____

Community Planning: _____

Education and Recreation: _____

Emergency Preparedness: _____

Energy: _____

Golf and Greens: _____

Government Affairs: Done at a different time of year

Health: _____

Insurance: _____

Landscape: _____

Leisure World News: _____

Physical Properties: _____

Restaurant: _____

Security and Transportation: _____

Tennis: _____

Signed: _____, President Date _____

Mutual _____

DATE

Signature of Applicant: