

Mobile Manor Monthly

December 2017

Published for the residents of Mobile Manor— a 55 and Over Community No 72

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Office hours Mo Tu We Th 8:30-12N Clubhouse hours Su 8-5 Mo 9-9 Tu 9-9 We 9-9 Th 9-9 Fr 9-5 Sa 8-5

Website—www.mobilemanor.net Tues—Garbage Wed—Recycles & Greens Aluminum cans at office shed

MMSC: Pres. Vacant, V.P. Vacant, Sec. Vacant, Treas. Vacant

MM Board Officers: Pres. Bob Gilliland, V.P. Tim Burchfield, Sec. Maureen Huff, Treas. Kathy Holder

MM Board Members At-Large: Butch Sims, Charlene Womack, Karla Gentry, and Pauline Lacourse

PEOPLE WORKING TOGETHER FOR THE FUN OF IT!



Condolences

To the families and friends of

Darryl Bardol
Elsie Bruhn
Beverly Clark
Marilyn Delew
Jessie Francher

Ray Gordon
Arthur Howard Jr.
Gary Kitchen
Peggy Sisk
Agnes Topp

(If you know of anyone I've missed please let me know. Thanks.)

Business



Community Meeting - Dec. 7th at 230 pm at the CC.

Social Club Meeting - To be determined.

Board Meeting - Dec. 26th at 2 pm at the office

The maintenance fee for 2017 and 2018 is \$28.00 per month or \$336 annually.



Important decisions regarding Mobile Manor will be front and center in the next two months culminating in the Annual Meeting on February 1, 2018. What will the 2018

Budget look like? What changes to the By-Laws will be made? What's the election procedure? Who will be on the Board of Directors? Who will have the most impact on the future of Mobile Manor?

But first, who will make the decisions? According to Article III Sec. 3 (A) of the current By-

Laws, "To be a member "In Good Standing" for the Annual Meeting in February, all fees for the preceding twelve (12) months must be paid by December 31st. In order to vote in all meetings of the Corporation, all fees must be current through the last day of the previous month." So, if you've owned in Mobile Manor all of 2017 and haven't paid any maintenance fees, in order to vote, you need to pay \$364 (\$336 for 2017 and \$28 for Jan. 2018). If you have only owned since June, 2017, then you owe \$224 (\$196 for 7 months in 2017 and \$28 for Jan. 2018). In any case, payment of 2017 fees must be made by December 31, 2017; January, 2018 fees, by January 31, 2018.

Regarding the budget, it's very important to get a fairly accurate count of how many owners will be paying fees. Only then can Treas. Holder and Pres. Gilliland begin divvying up the estimated revenue among the various accounts. The resultant budget will be explained to the community and voted on at the Annual Meeting.

Regarding the By-Laws, a committee has been working to rewrite them for over a year. Article IX of the By-Laws states, "Upon proper notice, the By-Laws may be amended, altered, or rescinded by two-thirds vote of the voting members in attendance, provided a written notice has been delivered or mailed to all members of intent to amend By-Laws at least twenty (20) days before the date of such meeting." So, if you can't attend, the only way to participate is to submit a proxy expressing your preferences to Board Secretary Huff.

Regarding the election procedure. As usual Board President Gilliland will appoint a three-person nominating committee at December's Community Meeting. A ballot will be delivered or

mailed to all voting members. A double envelop return mailing system will ensure anonymity. The Nominating Committee will appoint two Election Commissioners who will be responsible for receiving all ballots. A P.O. Box will be established to receive ballots. Each commissioner will have a locked ballot box, but no keys. The Nominating Committee will retain the keys until the ballot boxes are opened at the Annual Community Meeting. The commissioners also will schedule a block of time to allow voting at the Community Center just prior to the meeting. When it comes time to count the ballots, each candidate may assign a representative to observe. The candidate receiving a plurality of the votes will be elected.

Regarding who will be on the Board of Directors, we, of course, don't know, but we do know who won't be. Only voting members who live onsite may be nominated. So, if you don't meet that standard, you don't qualify.

Regarding who will have the most impact on Mobile Manor's future, that's a tough one. One way to look at it is to compare the ratio of eligible voters to non-voters on each street. That breaks down from highest to lowest as follows: Fireball Cr. (83%), Coachlight Ave. (80%), Lantern Pl. (72%), Flame Ln. (67%), Gaslight Ave. (67%), Amber Ave. (65%), Lantern Ln. (64%), Fireball Ln. (63%), Torch Ter. (55%), Torch Ln. (54%), Lamplighter Ln. (50%), and Candle Ct. (33%). Fireball Cr. and Candle Ct. each have just 6 properties, so, if you combine them with their closest neighbors you get a slightly different picture: Coachlight Ave. (80%), Lantern Pl. (72%), Gaslight Ave. (67%), Amber Ave. (65%), Fireball Ln./Fireball Cr. (65%), Lantern Ln. (64%), Flame Ln./Candle Ct. (62%), Torch Ter. (55%), Torch Ln. (54%), and Lamplighter Ln. (50%).

The Board of Directors encourages as much participation as possible and, of course, they'd like to increase revenue in order to do more for the community. So, please, if you want to participate in these upcoming important decisions which will have a significant impact on life in Mobile Manor for some time to come or, if you aspire to be on the Board, you need to ensure that you are eligible to attend and to vote at the Annual Meeting and/or you meet the criteria to be on the Board.

DECEMBER

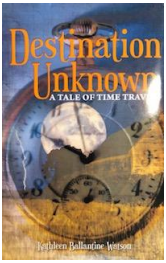
- 6th - Decorate-**CC** 10 am Volunteers needed
- 7th - Community Meeting-**CC** 230 pm
- 9th - Hot Dog Cookout-**CC** 12N \$3/\$1 extra dog
- 12th - Christmas Parade-**314 Lantern Ln** 5 pm
- 12th - Gillispie Open House-**206 Fireball** 6-9 pm
- 16th - Dance w/ Birdie Lee-**CC** 7-930 pm \$5
- 25th - Merry Christmas!!!
- 25th - Christmas Potluck/Buffer-**CC** 5 pm \$8
- 26th - Board Meeting-**Office** 2 pm

"Heads Up"

While the variance to the By-Laws is in place, all park residents are welcome at all social events. **Bingo**



is back on the calendar, but on Sunday at 6:30 pm and only for December unless volunteers step up. Contact Rick Gillispie. **Volunteers** are needed to decorate the Community Center on Dec. 6th at 10 am. Decorations you would like to donate are welcomed. **Christmas Parade** participants should gather at Darrell Grogan's, 314 Lantern Ln., at 4:30 pm on Dec. 12th. It will begin its run at 5 pm. Melody Fightmaster is in charge. **Punch** and refreshments will be served at the Open House on Dec. 12th. Ham, roast beef, and punch will be provided at the Christmas Potluck/Buffer. Bring a dish to share to the buffet. Anything else to drink at either event is up to you. **Thank you** to everyone who helped with the recent Thanksgiving meal especially the Gillispies who hosted it and Melody Fightmaster who was in charge of decorations. This event drew over 60 participants!! **The social club** has no officers. Please contact the office or a member of the Board if you would like to serve or have a suggestion. **LCEC** has been notified about every security light that is out in Mobile Manor that the office knows about. So, when you see one that's not working, please report it to the office with the pole number on the metal tag and the nearest address. Note: LCEC has responded that, due to the backlog caused by Irma, it will be 8-10 weeks before they fix all our outages. **Please** don't park on water lines. There have been many reports of non-compliance. Property owners are responsible for any expense to repair damages.

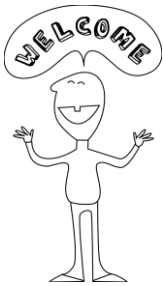


Congratulations to Mobile Manor resident Kathleen Ballantine Watson on the publication of her first novel: *Destination Unknown-A Tale of Time Travel*. It is an excellent read. If you are interested in acquiring a copy contact Kathleen or check out her website at destinationunknownbook.com.

Raffle for Annual Fees!!



Tickets (1/\$5 or 3/\$10) are available to win one year's maintenance fees worth \$336 to run from 05/01/2018 to 04/30/2019. You must be in good standing to win. See Bonnie Gilliland or Rick Gillispie for tickets. The drawing will take place at the Community Meeting on April 5th. No need to be present to win. Proceeds will replenish expenses incurred because of hurricane Irma.



to the following new residents of the Mobile Manor community: Jim & Kay Anthon, Nelson Beesler, Charlie Cooley, Logan & Carrie Davisson, Charles & Joan Housel Ray Kurowski, Charles Jr. & Julie Mashburn, Robert & Angie Nelson Stephen Pietro, Dottie Richardson, and Lynn Vollrath.

(If you know of anyone I've missed please let me know. Thanks.)



"The Way We Were"

Dec. 1932-*Flying Down to Rio*, Fred Astaire & Ginger Rogers' first joint movie premiered. Dec. 1937-

The first animated feature length film, Disney's *Snow White and the Seven Dwarfs* premiered. Dec. 1942-Harry Chapin of *Cat's in the Hat* fame was born. Dec. 1947-First *Howdy Doody Show* broadcast on ABC. Dec. 1952-Christine Jorgenson became the first known American to undergo a sex change operation. Dec. 1957-The first U.S. attempt to launch a satellite fails as the rocket blew up. Dec. 1962-The films *Lawrence of Arabia* and *To Kill a Mockingbird* starring Peter O'Toole and Gregory Peck, respectively, debuted. Dec. 1967-Otis Redding recorded *Sitting on the Dock of the Bay*.



During this holiday season, please try to be more alert to the needs of your neighbors. The holidays can be very trying for seniors who have lost loved ones recently or even years ago. The ache of separation can become even more acute due to the memories linked to the holidays. So, be aware for signs of depression and take a few extra minutes just to say hello or give a hug or a handshake or share a meal. This may be especially true this year due to anxieties fostered by hurricane Irma.

"It's a Funny Life"



Our daughter Rachel has a 12 year old beagle named Rodney. He's a little fatter than in his prime and has slowed down considerably, but his inbred hunting instinct is still as strong as ever. When he's let out he lopes straight out to a big old blue spruce which is a haven for all kinds of critters. They usually scatter before Rodney gets close, but one time this summer when I let him out, a rabbit had his back turned and ol' Rodney was almost on top of him before he bolted away. Normally that would have been the end of it, but this rabbit decided to circle the spruce. Rodney went after him, but after a couple of laps, you couldn't tell who was chasing whom. The bunny eventually saw Rodney in front of him and reversed directions. I expected a head-on collision, but at the last moment the rabbit jumped straight up in the air, just avoided landing on the dog, and took off for safety under the neighbor's deck. Throughout this near miss and escape, Rodney's head looked like it was on a swivel. As his prey disappeared from view, he turned to me, gave me a doggy grin, and then went about his business.

(Note: The editor of *Mobile Manor Monthly* encourages feedback and input regarding the newsletter. Be it criticism or praise, corrections or new topics, please let me know. I can be reached at 740-972-9445, or timburch22@gmail.com.)