



In like a lion!

Community News ~ March 2018

Friendly Village of Gorham



out like a lamb.

Dates to remember in March:

- 1 - Zero Discrimination Day *Get along*
- 8 - International Women's Day *Girl Power*
- 11 - Daylight Savings Begins *About time*
- 14 - **Sewing Night at the Clubhouse**
- 17 - Saint Patrick's Day *Where green*
- 20 - March Equinox, First Day of Spring
- 21 - International Forest Day *Hug a Tree*
- 22- World Water Day *Protect our water world-wide*
- 23- National Puppy Day *So cute*
- 30 - National Doctors' Day *Thank your Doc*



Daylight Savings begins, Sunday

March 11, 2018
at 2:00 AM
turn your
clocks *forward*

1 hour to be 3:00 AM
local daylight time.



May you find pots of gold at the end of your rainbow, but don't let the "bad" leprechauns get to it.

Don't Forget to Lockup.

Lock the doors and windows of your home. Lock your car doors, trunks, and truck toolboxes. Never leave any valuables in your vehicle, not even your glove box. Always report any mischievous conduct to the police and also please let the Friendly Village Office know.



Residents!! Please use caution around the Community snow plows and Residents clearing their driveways. We do have significant snow banks and there are blind spots where sometimes you cannot be seen or heard!!

Happy Birthday to all residents who are celebrating a March Birthday... We hope you have a great one!



Please drive with care, let the people working the snow blowers and plows know you are there, once seen they can move out of your way. **The last thing we want is an accident to a resident or park equipment!**

MANAGEMENT CORNER

So you think spring is finally here? There is still time for a sneaky snow storm so don't put the shovels away yet!

If you have any limbs that have falling during the winter at your site, please put them by the curbside for pick up.

Residents are reminded to check with the office prior to listing their home for sale or doing any improvements that require Management's approval.

With good window opening weather coming here are a few reminders: Please keep TV, radios and stereos noise down, so your neighbor doesn't have listen to what you are.

Speeding is becoming a problem again; keep it down to the Community posted speed.

With this warm weather wild animals are out and about along with Rabies, do not feed pets out side and keep trash in a can with a tight lid.

Contact with the street sweeper has not been made, as of yet, it is still a bit early. But feel free to sweep out your drive into the street prior to its arrival usually sometime in May!

And no the pool is not opening in April, I don't care what Coleen has told you!

John L. Richard

Roast Chicken With Spring Vegetables

Total:
40 min
Active:
5 min
Yield: 4 Servings



Ingredients

- 3 1/2 pounds skin-on, bone-in chicken quarters
- Kosher salt and freshly ground pepper
- 1 lemon, halved
- 3 tablespoons extra-virgin olive oil
- 1 pound fingerling or other small potatoes
- 2 bunches radishes
- 1 bunch scallions
- 1 bunch baby carrots
- 1/4 cup chopped fresh dill

Preheat the oven to 500 degrees F. Rinse the chicken and pat dry. Season with salt and pepper, then place skin-side up on a rimmed baking sheet. Squeeze 1/2 lemon over the chicken and drizzle with 1 tablespoon olive oil. Roast 15 minutes. Meanwhile, cut the potatoes and radishes in half and cut the scallions into thirds. Toss the potatoes, radishes, carrots and the remaining 2 tablespoons olive oil in a bowl; season with salt and pepper. Remove the chicken from the oven and scatter the vegetables around it. Continue to roast until the vegetables are tender and the chicken is golden and cooked through, about 20 more minutes. Squeeze the remaining 1/2 lemon over the chicken and vegetables. Top with the dill and season with salt.

WHAT'S IN SEASON

- Artichokes
- Cabbage
- Beets
- Brussels Sprouts
- Carrots
- Garlic
- Grapefruit
- Greens
- Maple Syrup
- Onions, Shallots
- Potatoes
- Squash
- Turnips



Do you qualify for an Exemption on your taxes?

Will you have owned your home for at least 12 months prior to April 1st? If so, you might qualify for a Homestead Exemption. Visit: www.gorham-me.org or stop by the Gorham Town Office for more information.

Are you a veteran?

You may be eligible for a reduction in the valuation of your property. Are you a veteran who was *not* dishonorably discharged? Did you serve during any recognized war period? Are you over 62 or an unremarried widow of a qualifying veteran? Visit: www.gorham-me.org or stop by the Gorham

PAY YOUR RENT ONLINE

Lot rent payments may be made online, you may review your balance and look at your transaction history.

Contact the office by phone or email to set up a user name and password then simply go to:

[Http://www.mainemobilehomes.com/resident.html](http://www.mainemobilehomes.com/resident.html)

Click the link to Pay Lot Rent and sign in.

Pay at your convenience from home, any time of day or night. No more writing checks. Pay using your checking account, savings account or by MC/VISA

SIGN UP FOR AUTO PAY

NO Late Fees, No Forgotten Rent payment,
No Hassle.

MC - VISA - DISCOVER
CHECKING AUTO DEBIT



Sales Referral Program

Any current resident of Friendly Village can earn one month free rent by referring a party who purchases a new home within ninety (90) days of the referral.

The program applies to new homes and to Maine Mobile Homes broker deals if the seller of the brokered home participates by paying the referral fee. If the seller does not participate then the current award of \$100 for the referral of a brokered home sale applies. The name of the referral and the resident making the referral must be submitted in writing to Friendly Village management **prior** to the referral's first meeting with the Friendly Village Sales Department. Forms at the Office.

Spring and Summer Home Maintenance

It's important for you to conduct routine maintenance on your home to prepare it for the changing seasons. Here are a few tips to keep in mind for the spring and summer.

For the inside of your home, start by

Changing your air filters every 30 to 90 days

Clean behind and under furniture

Deep clean all your kitchen appliances inside and out. Be sure to throw away any outdated products left in your fridge or pantry.

Dust blinds and wash curtains to help prevent dust and dirt from building up

Clean out drains and dryer vents

The outside of your home is just as important as it serves as the first line of defense against mother nature. Be sure to

Conduct regular yard maintenance including trimming trees and shrubs around your home

Check window screens for holes or tears

Check your roof for damaged or missing shingles and leaks

Remove debris from gutters and around down spouts

In addition to having your heating and air unit serviced annually, remove any debris that may be on or around the unit

You've got to take the good with the bad, smile with the sad, love what you've got, and remember what you had.

Always forgive, but never forget. Learn from mistakes, but never regret.

Unknown author

DOES MOBILE HOME SKIRTING HAVE TO BE VENTILATED?

YES, IT DOES. VENTILATION OF THE CRAWL SPACE IS JUST AS IMPORTANT FOR A MANUFACTURED HOME AS A SITE-BUILT HOME, AND LACK OF VENTILATION CAUSES SIMILAR PROBLEMS TO BOTH: WOOD ROT OF THE FLOOR FRAMING, WARPED FLOOR BOARDS, AND MOLD GROWTH.

THE SKIRTING ITSELF IS NECESSARY FOR TWO REASONS: TO KEEP RODENTS AND OTHER NUISANCE ANIMALS OUT OF THE CRAWL SPACE AND BECAUSE MORTGAGE LENDERS REQUIRE IT AS PREREQUISITE FOR LOAN APPROVAL. BUT AIR FLOW THROUGH THE SKIRTING IS NECESSARY TO CARRY AWAY THE MOISTURE THAT IS CONSTANTLY RISING OUT OF THE SOIL UNDER THE HOME.

THE STANDARD PRESCRIPTION FOR VENTILATION IS ONE SQUARE INCH OF VENTILATION OPENING FOR EVERY SQUARE FOOT OF FLOOR SPACE OF THE HOME. SKIRTING WITH BUILT-IN VENTILATION HOLES IS AVAILABLE OR YOU CAN INSTALL SOLID DECORATIVE SKIRTING, SUCH AS SIMULATED BRICK OR ROCK, AND CUT-IN THE REQUIRED VENTS AT REGULAR INTERVALS. THE VENTILATION OPENINGS SHOULD BE EVENLY DISTRIBUTED ON ALL FOUR SIDES OF THE HOME TO GET THE NECESSARY CROSS-VENTILATION AIR FLOW. ALSO, BE SURE TO PLACE A VENT WITHIN 3-FEET OF EACH CORNER TO PREVENT ANY "DEAD AIR" POCKETS IN THE CORNERS, AND DON'T BLOCK THE VENTS WITH STORED ITEMS IN FRONT OF THEM LATER.

WHEN YOU SEE A MOBILE WITH SOLID SKIRTING ALL AROUND, EXPECT TO FIND WET SOIL AND HIGH HUMIDITY IN THE CRAWL SPACE UNDER THE HOME.

WHILE SKIRTING VENTILATION IS IMPORTANT, IT'S JUST ONE PART OF KEEPING THE UNDERSIDE OF A MANUFACTURED HOME DRY AND SECURE. WE RECOMMEND THAT YOU CHECK THE CRAWL SPACE REGULARLY, LOOKING FOR ANY OF THESE POTENTIAL PROBLEMS:

- 1)A CLOTHES DRYER VENT THAT TERMINATES UNDER THE HOME DRAMATICALLY RAISES HUMIDITY LEVELS. MAKE SURE THE DRYER VENT DUCT HAS A LOUVERED TERMINATION PANEL AT SKIRTING OR BEYOND, AND THAT THERE ARE NOT TEARS IN THE DUCT RUN.
- 2)TEARS IN THE BELLY BOARD (ALSO CALLED BELLY WRAP, WHICH IS THE PLASTIC SHEET THAT SEALS THE UNDERSIDE OF THE HOME) LEAVE THE HOME OPEN TO MOISTURE INTRUSION COMING UP THROUGH THE FLOOR. OPEN THE SKIRTING AT A FEW POINTS AROUND THE PERIMETER, AND DO A QUICK SCAN OF THE UNDERSIDE OF THE HOME WITH A FLASHLIGHT. FOLLOW UP WITH REPAIRS AS NECESSARY. WE TYPICALLY SEE OPENINGS IN THE BELLY BOARD WHERE MINOR PLUMBING REPAIRS HAVE BEEN DONE UNDER THE FLOOR AND THE BELLY BOARD HAS NOT BEEN RESEALED SECURELY.
- 3)A PLUMBING LEAK CAN ALSO CAUSE PROBLEMS UNDER THE HOME. BIG WATER PIPE LEAKS MAKE A MESS QUICKLY AND GET NOTICED RIGHT AWAY. BUT A PINHOLE LEAK CAN GO UNNOTICED FOR MONTHS, WHILE SOAKING THE INSULATION UNDER THE FLOOR AND SLOWLY SPREADING. WHEN CHECKING UNDER THE HOME, LOOK FOR ANY BULGES IN THE BELLY BOARD, WHICH IS THE FIRST INDICATION OF THIS PROBLEM.
- 4)GAPS IN THE SKIRTING, SIZABLE DAMAGE HOLES, OR AN ACCESS HATCH THAT IS LEFT AJAR WILL ALLOW CRITTERS UNDER HOME THAT PULL DOWN AREAS OF BELLY BOARD AND INSULATION, ALONG WITH DAMAGING DUCTS. KEEP THE SKIRTING ZIPPED UP.
- 5)BAD SITE DRAINAGE CAN MAKE THE GROUND UNDER A HOME MUDDY OR, EVEN WORSE, ALLOW PONDING WATER DURING THE RAINY SEASON. A PROPERLY GRADED SITE, WITH THE GROUND SLOPING AWAY FROM THE CRAWL SPACE ON ALL SIDES, IS IMPORTANT. IF YOU FIND THAT THE GROUND UNDER YOUR HOME REMAINS WET FOR LONG PERIODS, CONSULT A PROFESSIONAL CONTRACTOR FOR A SOLUTION.



POLICE - FIRE- RESCUE, Emergency dial: 9-1-1
Non-emergency dial: 839-5581

For Friendly Village Maintenance Emergencies:
Water-Sewer-Power
Dial Friendly Village Pager: 207-400-0368
For Use In An Emergency Only
Weekends & After Office Hours

Friendly Village of Gorham,
 5 Ash Drive, Gorham, ME 04038
 Phone: 839-5577 Fax: 839-3233
 Email: friendlyvillage@maine.rr.com
 www.mainemobilehomes.com
 facebook.com/friendlyvillage.ofgorham
 Office Hours: Mon-Fri 9-12 & 12:30-5
 (Hours subject to change w/out notice.)
 Notary services are available in
 the Friendly Village Office.



Driveway and walkway snow cleanup
 CALL OUR OFFICE IF YOU CAN OFFER SERVICES TO RESIDENTS FOR SHOVELING, SNOWBLOWING AND CLEARING OFF ROOFS. OR SPRING YARDWORK, MOWING, RAKING ETC.
 WE WILL ADVERTISE FOR YOU IN NEWSLETTER CALL THE OFFICE



ALL PINEGROVE HOMES ARE ENERGY STAR RATED
ORDER YOUR DREAM HOME FOR SPRING DELIVERY AND SET UP

NEW HOMES FOR SALE

NEW HOME 30 HEMLOCK DRIVE** \$81,900 Pine Grove 14 X 68 This 2 bedroom 2 bath home features a pleasing neutral palette with white trim and doors that will allow you to add those touches of color to suit your style. Large open eat in kitchen with oak cabinets and all the stainless steel appliances you could want. Second bedroom near the main bath and laundry area. Master Bedroom has an attached master bath with a walk-in shower and walk-in closet. This home comes with a full 1 year factory warranty and a 10 year limited manufacturer's warranty.

SOLD 7 CEDAR CIRCLE - \$109,900 Pine Grove 24 X 52 Walk into this 2 bedroom/2 bath home from the built-in farmers' porch with composite decking and vinyl rail. Wonderful open area of dining room, living room and kitchen, with a cute computer room off from the living area. The kitchen has white solid wood cabinets, with a complimentary gray island and features premium stainless steel appliances that set off nicely against the barn wood look upgraded vinyl flooring. The computer room has a built-in desk with space for home office/game room or toy area. The main bath has a sun tube to bring in extra natural light without the worries of leaking like skylights. Master suite has an attached bath with a large walk in shower and large walk in closet. Side entry into a mudroom with laundry hookups will keep your home clean. This home comes with a 1 year full factory warranty and a 10 year limited manufacturer's warranty!

PRE-OWNED HOMES FOR SALE

UNDER CONTRACT 4 Hemlock Dr. 2006 Pine Grove 28 X 56 - This 3 BD 2 BA former model home has all the perks built in to make a wonderful home, ceramic backsplashes, sheetrock walls, up graded appliances and finishes. Beautiful living room with built in oak wall storage unit. Kitchen features a "hearth wall" golden oak cabinets that offer plenty of storage for the cook in your life. Living room and kitchen flow into the dining room with French doors to make the ultimate in entertaining space for the holidays. Master bedroom has brand new carpet installed recently features, a large walk-in closet and attached master bath with walk in shower and jetted tub. Other two bedrooms offer lots of room and storage as well. The private and sunny back deck is a great spot for morning coffee is. This home is being sold with furniture list price \$96,900

CUSTOM ORDER YOUR OWN ENERGY STAR HOME! Prices start at \$99,000.00
CONTACT COLEEN AT OUR OFFICE, SHE WOULD BE GLAD TO HELP YOU
(207) 839-5577 OR (207) 839-3303 Check our website for homes available for sale
Interested in selling your home, call Coleen

WE STILL HAVE SOME WINTER WINDS TO DEAL WITH FOR A WHILE.
 IF YOU ARE THINKING OF A NEW HOME FOR SPRING, NOW IS THE TIME TO
 PLAN THAT DREAM HOME. CALL ME TO GO OVER FLOOR PLANS AND FINISH-
 ES TO DESIGN THE HOME THAT SUITS YOU TO A TEE!
 Call Coleen At 839-5577

