



# World Marine Estates News and Views

December 2023

**We hope you are enjoying the holiday decorations in front of the Clubhouse this year!**



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# A Message From The Board President

Dear Residents,

I just wanted to send a short message out to the community to explain the monthly space rent increase of \$23.30 per member. The gist of this is of course that inflation is finally starting to catch up with us. As a board we have done many things to stave off large increases to the space rent over the last few years. Unfortunately, there's only so much that can be done. The largest contributors to the increase this year are a 14% jump from PG&E as well as our various insurances going up dramatically. Other taxes, services, and costs have simply risen across the board. The Board of Directors will be looking into ways to help with the sharp rise, such as solar power for the clubhouse and getting new bids from other insurance companies.

The Board of Directors are members too. Even though we don't want to pay more rent, we all understand that it is important to keep the community financially stable.

If any members would like more details or have any questions, I will make time to talk about this, or any other concerns you may have. You can just call or email the office and the manager will get us in touch.

Robert Cole

World Marine Estates

Board President

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# A note from the Manager

As of December 1, 2023 World Marine Estates is now being managed by EB Community Managers, Inc. Thank you for your patience with statements getting out. Some software switches prolonged getting them out earlier. I hope you all received my email about making payments in December. At this point I am being told we will continue to accept check payments as we always have, here on site. If you normally pay online the new system should be running by December 18th. If you have an ACH payment setup you will need to make your December payment with a check until ACH payments can be set up again.

Please make a note of my new email address. [MCole@EBCommunityMgrs.com](mailto:MCole@EBCommunityMgrs.com) Our office phone number will remain the same. Thank you for your patience as we work through this transition. I ask that you be patient with check processing times this month, as I am still waiting to have the check scanner setup. Check payments will not be processed as quickly as they normally are. Feel free to contact me with any questions.

Thank you for being patient for this newsletter as well. There has been a lot of behind-the-scenes work happening that has kept me busy. Fingers crossed that January is a more punctual month for me.

As always feel free to contact me with any questions or concerns. If I do not have an answer I'll find one. Remember, everything is Figureoutable! 😊👍

I hope you all have a very Happy Holidays and enjoy time with loved ones.

Melissa



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# Holiday Yard Decorating Contest



In recent years I have noticed more front yards decorated for the holiday season. I think it would be fun to have a contest with prizes. The winner of each category will receive a \$25 gift card. Winners will be announced in the January Newsletter. All homes with decorated yards will be considered unless you contact the office at (707) 648-2616 and ask not to be included.

**NOTE: I was originally going to put a panel of judges together for judging on December 22, 2023. Since then I have decided to send out a google survey to the community for voting. Please keep an eye out for the survey in your email so you can vote on your favorite houses. There will be multiple choices for each category. Please choose your favorite house for each category. Voting will close on December 22, 2023.**

The categories will be:

- Most Festive
- Most Creative
- Most Unique
- Most Traditional

## Spa Construction

The spa will be resurfaced during this off season. Work is scheduled to begin mid January. Once the work is complete it is going to take a few weeks to get it ready for use again. If it is not ready by April 1st there will be signage informing Residents that it is not open for use yet. The pool is still set to open April 1, 2024.

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## Road Work Ahead

We are working to get WME on the schedule to have the asphalt at the entrance and exit sealed as it has hit one year old. When this happens the traffic in and out of the park will be affected. The company performing the work may have a very small window, if any, for giving us notice as to when the work will begin. Please don't be surprised if on your way in or out you notice the traffic control setup. I will do my best to give everyone a heads up, but we really need to take the opportunity to get on the schedule if something opens up.

## Cats

Recently, I have had quite a few complaints about cats using the bathroom in the yards of those who do not own cats. As a reminder cats and/or dogs are not permitted to roam freely in the Park per the Rules and Regulations. Furthermore, food is not to be left outside. This attracts other animals that are not so domesticated such as racoons, possums, and skunks. There have been more frequent sightings of racoons in the neighborhood. While they typically do not bother humans, they can cause harm to cats and other small pets they may encounter. Please be respectful of your neighbors and keep your cats indoors and do not leave food outdoors overnight.

## Senior Citizen Scam Information

Our Community Resource Officer, Maureen Patterson, is interested in coming on a weekday morning to meet with our senior citizens in the Park, who may be interested in learning about the most recent scams going around. Scammers are getting increasingly more aggressive in their attempts to steal money from people. Unfortunately, senior citizens tend to be their victims of choice. If you would be interested in having coffee and pastries while listening to what scams to beware of please reach out to me. If we have a good amount of interest I will work with Officer Patterson to find a good day and time to stop by.

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# Around Town

Please see below for some of the events happening around town this month. For a complete list please see the calendar found on the city website. [cityofamericancanyon.org](http://cityofamericancanyon.org)

## **Bunco Night- THIS IS TONIGHT IN OUR CLUBHOUSE! \$25 Admission**

December 8, 2023 6:00 PM to 8:00 PM

World Marine Estates Clubhouse

2555 Flosden Rd American Canyon, 94503

## **Discovery Day - Wetlands Wildlife**

December 9, 2023 9:30 AM to 11:00 AM

Wetlands Edge Trail

2 Eucalyptus Drive American Canyon, Ca 94503

## **Cocoa and Carols (Senior Event)**

December 14, 2023 5:00 PM- 7:00 PM

Adult Activity Center

2185 Elliot Drive American Canyon, CA

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# WME December Birthdays

Happy Birthday to our Residents with December birthdays!

**Please send me your birthday to be added to the birthday newsletter list.**

1st-

20th-

2nd-

21st-

3rd-

22nd-

4th-

23rd-

5th -

24th-

6th-

25th-

7th-

26th-

8th-

27th-

9th-

28th-

10th-

29th-

11th-

30th-

12th-

31st-

13th-

14th-

15th-

16th-

17th-

18th-

19th-