

KFH

Office Staff

Paul Tourné
Community
Director

Veronica Huling
Assistant Manager

Kristi Wagner
Sr. Leasing Agent

Christine Coffield
Accounting

Maintenance Staff

Joyce Melton
Maint. Coordinator

Debbie Melton
Maint. Coordinator

Bill Ward
Asst. Maint. Supv.

Records Update

Remember, if you re-enlist, change phone numbers, get promoted, etc. come by the office so we can change our records. It's important we have current information.

THANKS

From all of us at KFH. We all enjoy being here working with the Kirtland Team.

June 2008 Kirtland Family Housing Monthly Newsletter

1008 Golden Smoke Dr. Albuquerque, NM 87116 "www.kirtlandfamilyhousing.com"

Phone: 232-2049, Fax: 255-0155:

Emergency/After Hours Maintenance: 266-0079

Office Hours: 8:00 AM to 6:00 PM Monday through Friday

POOL OPENING

The Community Pool opened May 23rd. We hope everyone's able to come out and enjoy the pool this summer. After the first week of operation, there are a couple of things we see that need to be stressed. No food or drinks, no glass of any kind, no beer or other alcoholic beverages and definitely NO BBQ's are allowed within the pool area. You can bring water in plastic containers, but we do have a cold water fountain at the pool.

We installed a solar heating system and are testing it now. We hope this will raise the water temperature somewhere around 5 degrees. It won't make the pool warm, but we're looking to at least "knock the chill" down.

If your child is under 14, they have to be accompanied by someone at least 18 years old. If they're 14 or older, they can only swim without an adult if you sign a consent form and we have it on file. We've had to turn away some very disappointed young kids and that's not much fun.

MOVING OUT

For those of you who will be leaving us this year, we have some tips. First, there is a product called SpotX that is excellent for cleaning windows, shower doors, plumbing fixtures, etc. It's at the back end of aisle 40 with the other cleansers at the Eubank Home Depot. We've tried it and it works extremely well. We can all thank Colonel Feehan for this one, he was the first to use it and recommend we try it out. On your walls, you can wash off light dirt, handprints and light marks by using a sponge and mild cleanser. BUT, If you scrub hard, you will remove the paint. If you decide to hire a cleaner rather than do it yourself, make sure you get a list of exactly what items are included in writing. Most of the time washing walls and doors is not part of the job. If you want this done, make sure the cleaner knows this up front. Please remember, uncleanliness does not constitute normal wear and tear.

When you give notice and KFH does the Pre-Inspection, we're basically looking for things that you can correct before the Final Inspection is done. The Pre-inspection isn't meant to tell you everything for which you may be charged. For example, we can't see all of the walls or carpet with your furniture, pictures, etc. still in the house. It's at the Final Inspection that many things are first noticed.

The biggest problem we've found is damage to carpets due to pets. Odors from pets get into the carpet, the pad and often even soak into the concrete or wood subfloor. When we pull the carpet back and find heavy staining and odors, there's a good chance the carpet can't be saved by cleaning. PLEASE, be careful with your pets inside your residence.

SUMMERTIME

Kids are out of school so everyone needs to watch out. You can expect them to dart out from between cars, not look before they cross streets, etc. They aren't allowed to play in the streets, but they will. PLEASE DRIVE SLOW AND PAY ATTENTION! The few minutes you may save by speeding won't be so important as having to live the rest of your life knowing you injured a child.

This is also the season for other "PESTS". For you parents that take offense at that, my apologies. I'm really talking more about insects. Bees, wasps, spiders, ants and fleas come to mind, but remember we live in a desert environment and that means snakes. If you see a snake, feel free to call us and we'll respond. If you handle it yourself, BE CAREFUL! We've had two reports of rattlesnakes so far. As most of you already know, there are coyotes in the area. Don't let small pets or kids get out of your sight.

FENCES

There seems to be quite a few fences going up. Make sure you have completed the fence addendum before you install. This explains what kind of fence is allowed and how it has to be installed. The "sectional" fences DO NOT qualify. Put one of this in and you'll just have to remove it. There are several in housing and we're having to go around and break the bad news to the residents. Save everybody time and trouble and do it right. Actually, I might as well mention storage sheds here too. Get the info on these before you buy or put one in as there are restrictions on placement that involve fire codes.

Kirtland Family Housing May 2008 Newsletter

Kirtland Family Housing Board Of Representatives

Housing Representatives:

Primary Contact for Representatives

CMSgt. Crisler, 377th MSG

846-7711

Village II

Major Robert Davidson

846-3768

Village III:

Capt. Eric Tucker

846-5271

Village IV:

MSgt. Salvador Zamora, MDA

620-9735

Village V:

SSgt. Melanie Duplantis, SDTW

702-3265

Village VI:

SSgt. David Garner, 377MSG

890-7557

Village VII:

SRA Daniel Bergmann, 898MUNS

254-7766

Pershing:

SSgt. Jason Grabke, 58MXS

255-6941

Village Representatives meet with KFH on a monthly basis. If there are issues you'd like discussed, please inform your representative.

The above information is For Official Use Only

SPEEDING

HAVING A HARD TIME STOPPING THIS: If you see someone speeding in housing, note the license number, type of vehicle, date, time and location. Call this information in to Security Forces. Base leadership assures me they will follow up on these type calls.

Issues Of Interest:

RESIDENT ISSUES

If you have a complaint or issue regarding housing, give us a call at the KFH Office or call your Village Representative. KFH and the Village Reps meet the first Friday of each month.

RESIDENT POOLS - AGAIN

Only wading pools are allowed, less than 2 feet deep. They can't be left out over night or unattended except in **fenced rear yards**. **Children must be supervised when using these pools.**

SPRING CLEAN UP - AGAIN

Take a look around your house. Nothing is supposed to be in front of, or on the side of, your house. Storage is allowed inside your residence, your garage and in your rear fenced area. Items stored on porches, in front of garages or on the side of houses need to be moved. BBQ grills need to be stored in your garage or rear yard (no cooking in garages). Clutter on the porch or yard needs to be corrected.

Time to get your fenced yards in shape for summer. Clean them up, get all the dead plants or weeds out of the way and get some grass seed down. We have grass seed available at the Self Help Store located in our Maintenance Building. We also have electric lawn mowers and weed eaters you can use free of charge to maintain your yard. Pershing Park Residents – Remember you need to water the lawn areas around your house.

CLEANER'S LIST

We maintain a list of cleaning vendors at our office. We have no affiliation or relationship with them, but they have proven in the past that their performance meets the standards required by KFH. If you're interested, come by and pick up the list. You'll have to contact the vendor(s) and negotiate your own "deal", based on the condition of your house. ***If you are interested in providing cleaning services and want to be included on the list, come by our office and discuss it with us.***

" Maintenance Corner "

The following listed items are considered to be after-hours emergencies. On-Call Maintenance: 266-0079. Carbon Monoxide Detector or Smoke Alarm Alarming, (Alarming is 3 quick beeps every 5 seconds, if the Detector is chirping once every 15 seconds it just needs the battery replaced; remove the battery and come to the office during normal working hours and we will gladly give you a replacement battery).

Gas Leaks that set off the Carbon Monoxide Detector.
Flooding, no water or no Hot Water in the home at all.
Heater not working at all.
Oven and Burners not working at all.
Sewage Back-ups of any type.
Backed up toilet, if this is the only toilet in the entire home.
Fire in the home of any type.
Locked out of the house.

If you experience any of the above, please call the number shown above. If you have a maintenance problem that is not an emergency, call the Maintenance Office the next morning to initiate a work order.