

MAR
2021

MOODY INSIGHTS
NEWS & STORIES



HAPPY
ST. PATRICK'S
DAY!

Our President's Message



Hunt Military Communities celebrates the youngest members of our communities. The smallest warriors, the children, often make some of the most significant sacrifices moving from state to state, school to school, and having parents deployed for long

periods, along with the myriad other challenges military families face. We are proud to acknowledge and support the tremendous strength and resiliency children of our military families display. To recognize military children, we have launched our 2nd annual "Hunt Little Heroes." We ask that your children share stories of what they think it takes to be a hero and how they've been a positive influence in their community. Applicants are asked to submit a 300-word essay, a video no longer than 2 minutes, or a drawing telling their "Hero Story" in their own unique way. For the "younger" heroes, a photo with a short caption may also be submitted. All applicants will receive a complimentary Hunt Little Heroes cape and mask. We will select the top three submissions and give a cash prize to each. Applicants can visit <https://learnmore.scholarsapply.org/huntheroesscholarship/> to see if they qualify, and to submit their story.

From all of us here at HMC, thank you for your service and sacrifice.

John Ehle
President
Hunt Military Communities

The Hunt is On!

Keep a look out for Lucky the Leprechaun and his pot of gold! Be the first to find Lucky in your community and post a selfie to our Facebook Page with the hashtag #MFHLeprechaunHunt2021 to win a small prize! There will be one winner each week from each community. Happy Hunting!



HuntMilitaryCommunities.com



Moody Family Housing

3131 Coney St. Moody AFB, GA 31699
Phone: 229-333-0539 • Fax: 229-333-0502
Facebook: Moody Family Housing



Celebrating Dr. Seuss

Held annually on March 2nd, Dr. Seuss Day is a holiday that celebrates the birthday of Theodor Seuss Geisel – otherwise known by the pen name by which he authored children’s books: Dr. Seuss. During the 1990s, the National Education Association advocated for a day to celebrate reading all over the United States. In 1998, it started Read Across America and decided to hold it on the same day as Dr. Seuss’ birthday.

History of Dr. Seuss Day

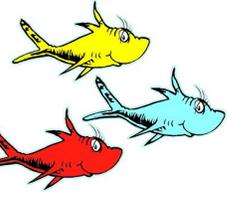
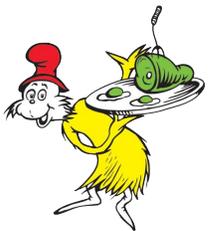
Theodor Seuss Geisel was born on March 2nd, 1904 in Springfield, Massachusetts in the United States. In 1921, he graduated from high school and enrolled at Dartmouth College. While there, he joined the humor magazine the Dartmouth Jack-O-Lantern and eventually became an editor-in-chief. After he was caught drinking, which was illegal during Prohibition, he was forced to resign from the magazine. However, he decided to keep working for it and instead used the pen name “Seuss.” When he graduated in 1925, he then entered Lincoln College, Oxford to work towards his Ph.D. in English Literature. While at Oxford, he met Helen Palmer a woman who would encourage him to pursue a career in art instead of becoming an English teacher.

During World War 2, Geisel would draw over 400 political cartoons for the New York daily newspaper called PM. These cartoons denounced Hitler and Mussolini and one of them depicted all Japanese Americans as latent traitors. His cartoons were also supportive of the way President Roosevelt managed the war and were especially critical of Congress. Eventually, he would go on to draw posters for the War Production Board and the Treasury Department and then would write films for the United State Army Air Forces.

After the war, he began to write children’s books from his home in La Jolla, California using the pen name Dr. Seuss. Some of the books during this time included If I Ran the Zoo, Horton Hears a Who, If I Ran the Circus , The Cat in the Hat, How the Grinch Stole Christmas and Green Eggs and Ham. In 1954, Dr. Seuss wrote Cat in the Hat using 236 words that were deemed important for first-graders to learn after Life Magazine had reported that children weren’t reading as much because they found most of the children’s books boring.

From 1927 to 1990 he was very active, writing many beloved children’s books. On September 24th, 1991 he would die at the age of 87. However, his legacy would live on. In 2009, the Cat in the Hat sold over 450,000 copies; Green Eggs and Ham sold over 540,000 copies, and One Fish Two Fish Red Fish Blue Fish sold over 400,000 copies. In 1997, the National Education Association wanted a day to celebrate reading and to encourage children to read all over the U.S., so the Read Across America Day was held on March 2nd, 1998. It was set to coincide with the birthday of Dr. Seuss.

Information found at <https://www.holidayscalendar.com/event/dr-seuss-day/>



COMMUNITY REMINDERS

We thank you for your continued patience and dedication in following the COVID-19 guidance and protocols over the past year. We recognize it has been a very challenging time for all and appreciate all that you do in helping to keep our communities safe.

- While business is being conducted virtually as much as possible, we are available in the office, **Monday – Friday 8AM – 5PM BY APPOINTMENT ONLY**. To make an appointment to come to the office, please call us at **(229) 333-0539**.
- **Amenities Update:** As you may be aware, the playgrounds and dog parks are reopened. The attached waiver and release of liability, and assumption of risk form must be completed and signed by all adults in the household prior to use of any amenity. Once received, each member of your household over the age of two (2) will receive a silicone bracelet that must be worn at all times when using any amenity.
- **All URGENT and EMERGENCY Maintenance requests need to be called in!** Placing an Urgent or Emergency request through the website or Resident Portal App is automatically prioritized as ROUTINE. You can call anytime, 24/7 at 229-333-0539.
- **Balances Due:** All balances due must be paid in full within 30 days (with the exception of Payment Plans; please follow according to arrangement). Payments can be made via your Resident Portal App, by making an appointment to drop off a check or Money Order to the office, OR by dropping of check or Money Order to the drop box located at the Community Center in Quiet Pines (please call the office to notify us a payment has been dropped off).
- **Please continue Mowing and Edging your fenced yards!** Residents with fenced backyards are responsible for mowing the fenced area, as well as edging/trimming along fence line.

**Please contact our
office at
229-333-0539
with any questions.**

DON'T FORGET!

We have our Self Help Door Dash service available! **If you are need of Self Help items, please call us at 229-333-0539 during business hours.** A member of our maintenance team would be happy to drop off self help items at your door.

MOODY FAMILY HOUSING EVENTS for FEBRUARY

Facebook Events- Please be sure to follow our page <https://www.facebook.com/MoodyFamilyHousing2012> to stay up to date with any virtual events occurring!

All month long - Leprechaun Hunt! Be the first to take a selfie with Lucky the Leprechaun and post it to our FB page with the hashtag #MFHLeprechaunHunt2021 to win a small prize!

Mar 2nd-Dr. Seuss's Birthday: Be sure to check out our FB page at 4PM for Story Time! Ms. Jessika will be reading **The Cat in the Hat** in honor of Dr. Seuss's birthday.

Mar. 5th - National Oreo Day: We will be handing out snack pack Oreos today!

Mar. 17th - Happy St. Patrick's Day!

Mar. 21st - World Poetry Day: Post your own work of poetry to our FB page with the hashtag #WorldPoetryDay2021



ASTRO PEST CONTROL SERVICE

Indoor pest control is by appointment only until further notice. If you are having issues with pests, please contact the office at 229-333-0539, and we will schedule you for the next available Wednesday. Astro is on property every Wednesday to service homes that have requested pest control.

Resident Guidelines Reminder of the Month - March 2021

5. Care of Homes

5.8 Maintenance and Repair

Resident shall promptly request any repairs to be made to the dwelling or its fixtures, security devices or other equipment that belong to **MOODY FAMILY HOUSING** and are necessary to maintain such in proper condition.

MOODY FAMILY HOUSING agrees to keep common areas clean; lawns mowed, trimmed and edged during the growing season (fenced back yards excluded); provide pest control services as needed; maintain fixtures furnaces, water heaters, and appliances in good and safe working condition; and to make all reasonable repairs (subject to Resident's obligation to pay for damages for which Resident is liable under the terms of the Lease). Although **MOODY FAMILY HOUSING** agrees to comply with the above requirements, failure to do so will not be grounds for Resident's termination of the Lease, unless otherwise provided by law. Resident may not terminate the Lease if Resident, a member of Resident's family or some other persons on the Premises with Resident's consent intentionally or negligently causes the defective condition. **MOODY FAMILY HOUSING** may make repairs and Resident will be held responsible for the cost.



WORK ORDER REQUEST GUIDE

INSTRUCTIONS:

There are 3 ways to submit a work order. It is important to understand that emergency and urgent work orders are not to be submitted online, nor via the resident app.

All emergency and urgent work orders must be submitted by calling our maintenance hotline at 229-333-0539.

You can submit work orders via the following:

- www.moody-family-housing.com (Routine work orders only)
- Resident App, which is available for Apple and Android under Hunt Resident App (Routine work orders only)
- By calling 229-333-0539 (Emergency, urgent and routine work orders)

ROUTINE

Pest Control: Animals or insects outside the unit (e.g. trees, fences, and light poles) · Treatment for ants and other occasional insects

Electrical: Lights bulbs · Door bells · light switches

Appliances: Dishwasher not working · Microwave not working

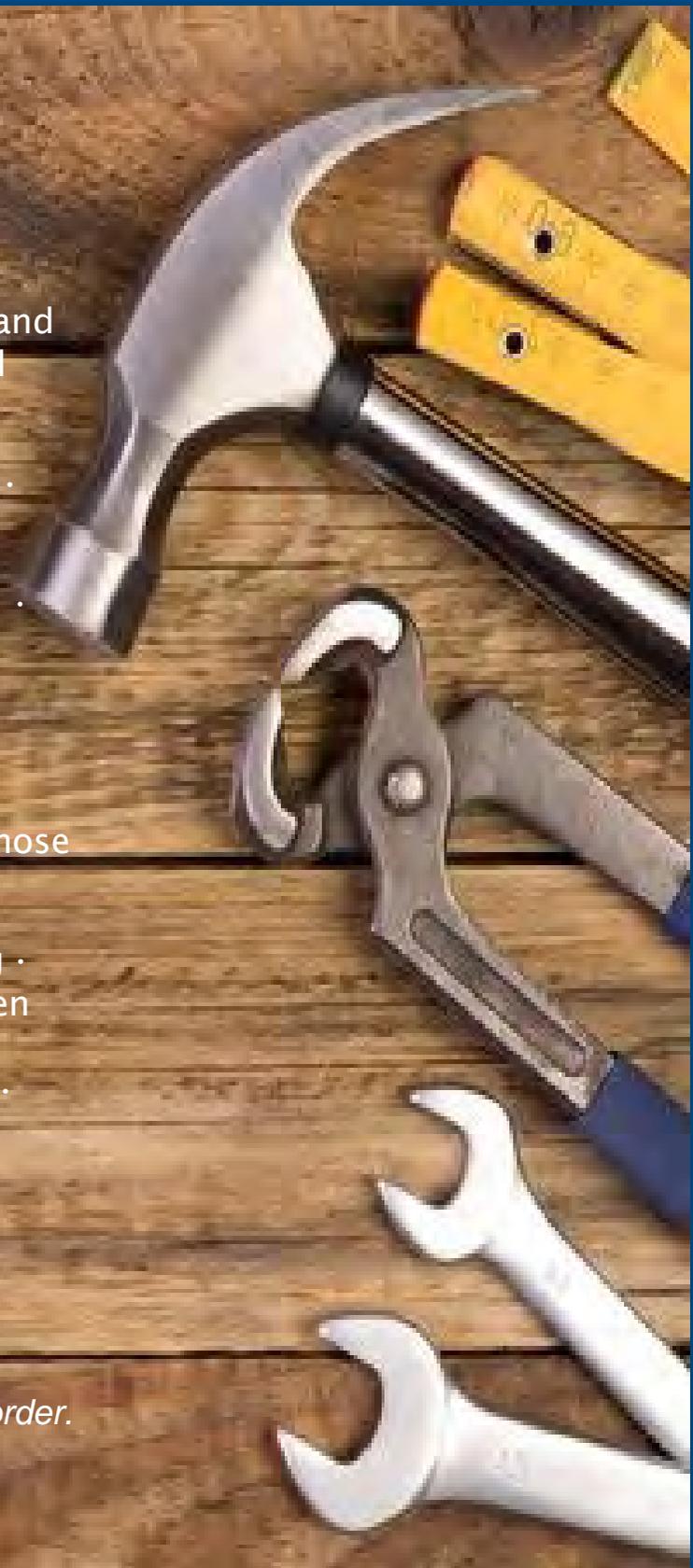
HVAC: Change air filters

Plumbing: Tub/Shower stoppage (more than one in house) · Outside hose bib drip · Faucet dripping

Structural: Cabinet door not closing · Drawer handle loose · Window screen torn · Closet door getting stuck · Toilet seat cover need replacement · Blinds replacement

Landscaping: Fallen tree with no vehicles or structures affected

Bush trim, leaf pick-up, or any landscaping issues: please *send a message instead of opening a work order.*



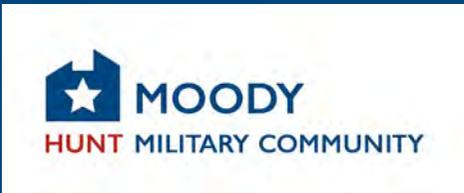
WORK ORDER TYPES:

EMERGENCY WORK ORDERS are classified as issues that presents an immediate danger to residents or threatens to damage the property. These types of work orders should be called in so our team can respond as fast as possible. Emergency work orders should never be submitted via the web or resident app.

URGENT WORK ORDERS are classified as issues that do not immediately endanger residents or property, but would soon inconvenience and/or affect health or well-being of residents.

ROUTINE WORK ORDERS are classified as issues that do not present a danger to health or property.

PEST CONTROL WORK ORDERS
While most pest control work orders are not deemed an emergency it is important to follow our guidelines when submitting a pest control work order. Please see our guidelines listed in the back page when submitting pest control work orders.



EMERGENCY

Pest Control: Infestations • Live or dead animals inside a living space, including rodents, squirrels, skunks, reptiles, snakes and bats, poisonous insects (hornets and wasps) or reptiles inside the unit

HVAC Calls: No heat when outside temp is below 64°F and no AC when outside temp is above 78°F

Electrical: No power • Critical circuits out (such as refrigerator or utility appliance) • Non operative smoke or CO detector • Electrical hazards (e.g. exposed wires, detached light fixtures or any outlet/ fixture/appliance that caused sparks, flames or smoke)

Appliances:
Kitchen Range – All Burners Inoperative
Refrigerator – Won't Hold Cold Temperature or leaking
Gas Leak – From any gas appliance

Plumbing: Any uncontrolled or uncontrollable leak inside unit • Sewage back up • Toilet overflow • Only tub or shower in home being unusable • Kitchen sink clogged or inoperable

URGENT

Pest Control: Animal outside living space such as attics, garages, etc. • Evidence of animals inside a living space (such as noise, smell, droppings, nests or food disturbance)

Electrical: Defective Outlets or Switches • Kitchen light not working after bulb has been replaced • Exhaust fan inoperative • Burned out lights over 10 feet up (e.g. stairs/ hallway lights) • Non-critical circuits

out (bedroom lights, etc.) • Interior/Exterior outlets in other areas

Plumbing: No cold or hot water • Containable or controlled leak • Sink stoppage (Not kitchen) • Garbage disposal not working • Toilet stoppage • Tub/Shower stoppage • Hose bib leaking

Structural: Loose or damaged siding
Glass breakage



HAPPY BIRTHDAY,
Dr. Seuss!

