

COACHLITE COMMUNITY

April 2014

We Want to Pay You!

Do you love your community?
Do you have friends or family that are looking for a new home, or looking to move their mobile/manufactured home into a community?



If you refer someone to move in to a community owned home OR move their home into our community, WE'LL PAY YOU!

We've already paid out two \$500 bonuses this year to residents who have referred a new neighbor!

If you refer someone to buy a community owned home, or to move their manufactured home into the park, we'll reward you with a referral bonus!

For buying a community owned home we will pay a \$500 bonus, and for moving a home into the community we will pay \$1,000. The prospective tenant must apply and be approved by management.

We have three available lots and one available home. If you know of anyone that would like to live at Coachlite please let us know!

Homes For Sale:

- ◆ **Lot 22** 2 bed, 1 bath
1979 Artcraft 14x70 "As Is" \$2,000 cash or best offer
- ◆ **Lot 31** 2 bed, 1 bath
1990 MHP 14x64
Available for \$4,000 cash or \$450/month to rent

****\$500 Referral****

Earn \$500 cash when you personally refer someone to buy a community owned home at Coachlite MHP!

You must provide us the name of your referral before they purchase one of our community owned homes. (Doesn't apply to new renters -buyers only)

Coachlite Naming Contest

Calling for Photos



We are working on building a website and are in need of photos. If you have photos of Coachlite (the community, the property, your home), and are willing to let us display them on the website, please contact us. We will pay \$25 for any photo we use on the website.

Coachlite Mobile Home Community is in need of a fresh name. Help to rename it and you could win \$100 and a \$50 gift card to Crossroads Market!

Everyone is welcome to submit ideas for the new name of Coachlite by April 30th. Enter submissions to Molly:

319.378.6748,
mmaddigan@iowarealty,
or by mailing them in with your next rent payment.

Once the name is chosen the winner will be notified and that new name will be proudly displayed on the website and signs. Get your submission in before its too late!



Easy Going, Smooth Flowing

Toilet paper is biodegradable. That means it breaks down naturally in the environment. That is why we flush toilet paper down the toilet: it naturally disappears and therefore does not linger in our septic systems and cause clogs and backups or further damage.



Nothing but toilet paper should be flushed down toilets, and absolutely nothing but water should be going down sink drains. We

have been having major problems with non-biodegradable foreign objects being discarded into toilets and sinks.

If this continues to be a problem it will only result in more service calls, more repair costs and therefore higher rent to cover all of these added expenses.

Please use common sense



when disposing of trash and non-biodegradable items.

These items, especially, should **NEVER BE PUT INTO THE TOILET OR SINK:**

- Baby Wipes
- Adult Wipes
- Feminine Products
- Cigarette Butts
- Cooking Grease

Lets all help each other to prevent rent increases and keep this community looking and running great.

Would you like to start a garden?



There is a piece of land between Coachlite and the church that is also part of Coachlite. If you'd like to extend your personal garden, start a vegetable garden, or even organize a community garden, let us know. We will have the landed tilled so you can get your hands dirty and start growing!

Please call Molly if you're interested: 319.378.6748

Why Not Pay Early??

Rent is due on the 1st of each month, regardless of which day of the week that lands on. But at Coachlite, you're given a 5-day grace period AND you get \$50 off your monthly rent! That's the easiest \$600 you'll make in a year! We want everyone to receive that \$50 discount every month, and it's so simple: just make sure your rent check is in the mailbox by the time mail is collected on the 5th of each month.

To make it even easier you can go on auto pay: its free, you're guaranteed to pay your rent on time every time, and you can quit at any time. Why wouldn't you want to take advantage of a surefire way to save \$50 every month?! With auto pay your monthly rent will be debited from your bank account every month, no fuss no muss. It's one less thing you'll have to think about.

To get more information or sign up for auto pay please contact Molly at 319-378-6748.