

Newsletter

Owners Clubhouse

Series 3: Edition 2: October 2023



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NORTH | SOUTH

Golf Competition

June 15th 2023

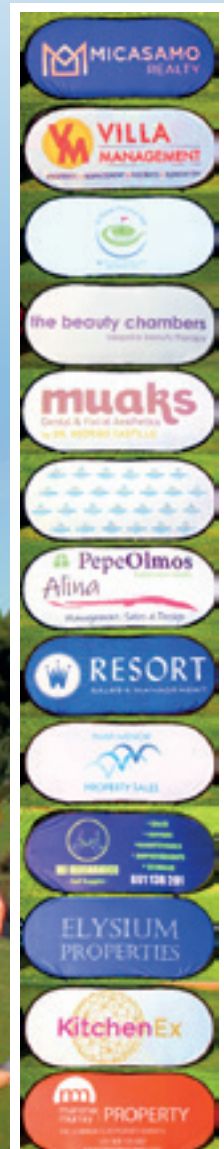
Hosted by Yo Encuentro and the Children's Project

A highly competitive and fun-spirited North vs South pairs golf match, followed by a Summer barbecue and quiz at the Owners Clubhouse, raised funds for ongoing work to support local families and their children with the basics that we all take for granted. We are incredibly grateful to everyone who supported us. Take a look on our website to see over 200 photos from this amazing event and get involved in the next one!

www.yo-encuentro.org

**The South team won the Match – but
the real Winners were the Charity... the
event raised 2.500€**

*With huge thanks to our
very generous sponsors.*



WELCOME

Welcome to the Autumn edition of your Owners Clubhouse Newsletter. For those of you not currently in LMC, the resort has been enjoying an Indian summer with long days of sunshine.

The resort had an excellent summer with a real buzz, we believe occupancy levels were at pre covid levels. Your clubhouse had an excellent summer with the evenings being fully booked at least 2 or 3 nights a week.

The big news was obviously the OCH future being secured with the General Community purchasing the freehold. For the OCHA this means we are no longer responsible for any maintenance costs of the Clubhouse and for future refurbishment. This will be the responsibility of the General Community and Joaquin. In future the OCHA will only receive funding from third party sponsorship. Andrew Millard's article in this newsletter gives you more insight and detail about the purchase.

The other major event was the completion of the first 2 stages of the refurbishment. The disruption is nearly over with only the activity room floor and work to the Toldos to come.

Feedback from visiting owners has been tremendous, thank you to all those who have taken the time to write or stop the team and pass on their congratulations.

We have been busy hosting some great events over the spring and summer, starting with a tremendous party to celebrate Joaquin's 25 years held at the OCH.

We have also hosted a number of charity days, which I'm pleased to say have been well supported by the La Manga Community.

The clubhouse has been a real hub for family events from numerous birthday parties to communions and pre wedding get togethers.

Usage is continuing to grow during the day, with many groups using the facility, see elsewhere in this newsletter for details of some of the activity. The diary fills fast, especially with community AGMs, and we were lucky enough to hold the General Community AGM this year.

As reported in the last newsletter we have re started our sponsorship programme, with some old and new names added to the list. Can I please encourage you to use their services as without our sponsors support, we would find it very difficult to operate at the level we do. Chris Pennock has to be highlighted for the great work he has done in this area.

A mention must go to my fellow association members, Bridgette Field, David Simons & Chris Pennock who do a sterling unpaid job for the benefit of us all. And finally a big thank to Joaquin and his team work tirelessly to offer you a first class offering and service. Thank you on behalf of the owners.

by David Lebond, President,
Owners Clubhouse Association.



DAVID LEBOND

Why not join in?

Check the owner's clubhouse regular schedule

Most Clubhouses offer refreshment and a place to socialise. The Owners Clubhouse at La Manga also provides a host of activities, thanks to dedicated Owners who provide the opportunity for everyone to enjoy a variety of interests. As the strapline says, the Clubhouse is run by Owners for Owners. So, read on and see what takes your fancy...whatever you wish to take part in you will be warmly welcomed! ▶



Become A Member Of The Clubhouse Association

The Clubhouse Association is run by a small Committee who are dedicated to providing Owners with a Clubhouse to be proud of. Any Owner can become a Member of the Association by completing an application form which can be found on the Owners Clubhouse Website or by emailing the Secretary Bridgettefield46@gmail.com. There is no charge and no liability, however Members benefit from regular emails updating them on events with an early chance to book and also have the opportunity to vote at AGMs to have their say in what is their Clubhouse.

Bridge Club

The Bridge Club meet twice a week at the Clubhouse 'Salon de Juego' and they also play as an organised group on-line, which is wonderful for players who may not always be at LMC in person. Well run by Josephine Fish, the Bridge Club is a permanent part of the Clubhouse offering a game of Bridge for all levels, welcome everyone on a Monday morning, including experienced players and also those who wish to learn, with an online game on Wednesday evenings using Real Bridge so that you can see and chat to the players. Friday mornings are for those who already know how to play. Joining is easy – contact Joashton99@hotmail.com

Pilates Classes

The Pilates Classes are well attended and booking is essential! Claire Wharton has been training for 10 years and offers classes for every level. Whether you are a beginner or more advanced, she is skilled at adapting to give you the maximum benefit possible! She even offers Chair Pilates for those who are not as mobile or recovering from an injury. Her clients quote 'The best 10€ I've ever spent', 'My body thanks me every time I go' and 'The flexibility and strength I have gained is wonderful'. Claire caters for men and women and she publishes her classes schedule on the Owners Clubhouse Website every month. So all you need to do is contact her Claire.wharton26@gmail.com

Friday Lunch Club

The Friday Lunch Club offers the chance to have a super lunch with friends and also meet new ones. Whether you are on your own or a couple or a group, the hosts will ensure that you have a good time. A choice of menus provides something for everyone and a fun table quiz keeps you guessing. Currently scheduled for once a month, the Friday Lunch Club will also host birthday parties, anniversaries and much more. Scheduled dates are on the website – to book email Bridgettefield46@gmail.com

Saturday Art Club

The Art Club's attitude is 'everyone can paint' and this group tries a range of different styles to prove it. So what better way to do something different on a Saturday morning for just 1€! If you are new to the Art Club they will even provide the materials until you decide that it's right for you. Drawing and painting can be extremely relaxing and satisfying and guidance is always available if you need it. Why not join this wonderful group and find out where your own artistic talent lies. Contact margbiss@gmail.com

WOW'S

Women of the World are another inclusive group that meet at the Clubhouse every Wednesday morning. The group started with the idea of having coffee and conversation once a week with an easy 'dip in, dip out' style. The conversation began to reveal the hidden talents and expertise around the group and so occasionally they will have a speaker for about 15 minutes to enlighten them on a wide range of interesting topics. Contact Gillianschofield@me.com and pop in on a Wednesday morning.

Golf Scramble

The Golf Scramble Group are one of the longest established golf groups at LMC and play the Florida Scramble team game every Thursday. A thoroughly inclusive group whose format means that handicaps of all levels can join in. Drinks take place at the Clubhouse early evening and there is even a scramble supper for those wishing to stay. This is great way to meet Owners on and off the golf course. Call Tony and Wilma on 968 954 703 or Tom and Anne on 868 182 568

Mexican Train/ Rummikub

Rummikub is a game played with tiles with numbers and the aim is to use your tiles quicker than your competitors to win the game. Mexican Train is played with domino's up to 12/12 with similar aim. The group play at the Owners Club twice a week on a Monday at 4pm and Friday at 11am. Anyone can join for 1€ euro per session, which lasts about 2 hours. The money goes to the local charity, Buen Samaritano which feeds homeless families.

Contact Doreen.steadman@gmail.com

Special Events

Alongside the regular 'gatherings' the Owners Clubhouse hosts different events for all to enjoy. These are advertised well in advance on the Owners Club Website and Clubhouse Association Members are emailed directly with all the details. The events are varied: Parties, Workshops, Charity Events, DayBreaks and special sponsored events.



A New Era!

The Owners' Clubhouse ("OCH") had its origins as the "Linen House" and served as Inmogolf SL's laundry facility until 1996. Subsequently, Betty Avery, the General Community President at the time, reached an agreement with Inmogolf to rent the property and transform it into a clubhouse for the exclusive use of the owners.

Unfortunately, more recently, the relationship with Inmogolf deteriorated and in 2021 the General Community ("GC") was served notice to vacate the building due to an alleged breach of the lease.

Little did I realise, when I put my name forward to be President of the GC that Inmogolf would lodge legal proceedings against the GC on the very day I was elected! Further, the option the GC had within the lease to purchase was legally unenforceable. There was a very real and imminent risk that we would lose the cherished venue forever. And to top it off, Inmogolf were in debt to the GC by circa €200,000 for non-payment of Community Fees.

Something had to be done. So, it is with immense pride and joy that I, on your behalf, reached agreement with Inmogolf to resolve matters by purchasing the OCH

on behalf of, and for the benefit of, all owners. It was no easy feat and required both careful negotiation and some clever legal navigation by our Administrator, Ángel Morenilla. The deal also required the authorisation of community Presidents and Elected Representatives.

Without prejudice to the General Community's court case against Inmogolf, meetings were held to agree a fair purchase price, agree payment by Inmogolf of the outstanding Community Fees and for both parties to drop our respective court cases against each other. Most would say this was a pragmatic, business-like stance to take. I hope you agree.

How did we do it? Firstly, to enable the purchase of the property, a limited company OCH LMC S.L. was set-up, 100% owned by the GC. The Administrator is MSB,



operating under the direction of the General Community President and Vice-Presidents via a set of pre-agreed procedures and protocols. A new Rental Contract, effective 30 September 2023 was signed with Divalcar S.L. to continue to provide the food & beverage service. Agreement has also been reached between OCH LMC S.L. and the Los Molinos Community for the continued leasing of their land and the car park associated with the Clubhouse.

I have asked Vice-President Malcolm Elam to be the GC point of contact ensuring that everything runs smoothly including building maintenance, repairs, enhancements, etc. The Owners' Clubhouse Association, run by a small committee of dedicated volunteers, continues and remains the driving force behind all social events as well as the clubs, fitness/health groups and various societies that meet at and use the premises.

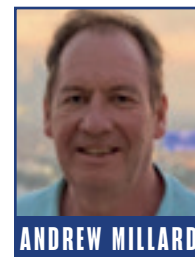
I feel all of this is extremely positive. It:

- provides a long-term, secure venue for all owners
- enables us to make improvements to the building knowing we are investing back in ourselves as opposed to a third party
- cleared-up two potentially damaging court cases
- ensured the GC received the substantial sum of Community Fees money we were owed
- continues to provides a community hub where like-minded owners and their guests can meet not just now but for many years to come

From now on, the OCH is self-funding. The rent received will go towards maintenance and repairs. In addition and as suitable, any excess can be used towards repaying the initial capital outlay.

Thank you for your continued support.

With very best wishes
 Andrew Millard
 President
 General Community of
 La Manga Country Club



Mojacar

A complete success
and the first of many!



The DayBreak to Mojacar began when we boarded the coach in the OCH car park. 29 Owners, Members, Guests and 4 La Quinta Club Guests travelled on a virtually traffic free road for two hours at a leisurely pace, enabling full enjoyment of the fabulous mountain scenery. We were met on arrival by our guide for the day Francesca and after a timely coffee stop, we made our way up the hill to the Andalucian, White Moorish village, of Mojacar. In the glorious sunshine, some enjoyed a drink in one of the flower bedecked squares, whilst others were guided to the quaint real life home of times gone by, Casa de la Cañana.

A narrative of some history, viewpoints and photo opportunities, followed in abundance, until we rejoined our coach, and patient driver Roberto to travel to the Mojacar beach area for lunch at Restaurante Torre Bahía. During lunch, Gill's well-kept secret became obvious, as we were introduced to Rafael, the partner of

our guide Francesca, as they both reappeared wearing full traditional Gypsy Flamenco attire, to introduce us to, experience, perform and participate in the real Flamenco of Andalusia. Our delicious and carefully pre chosen two course meal was served and despite arriving a little behind schedule at our penultimate stage, we managed an hour to enjoy a sundowner at the Kontiki Beach Chiringuito.

Many thanks must go to Roberto, from La Manga Rental Cars, Francesca and Rafael, our guides and our very lively and appreciative passengers. If you are thinking about joining us on a future Daybreak, take a look at the guests' feedback and the photos!

Gillian Schofield, Daybreak Organiser.
Sharon Doublet Thomson, Appointed Photographer for the day.



"It was a beautiful trip. We really enjoyed it. Thanks to Gillian. And thanks to all that have shared photos..." [Helene, Los Altos](#)

"Thank you Gill for a lovely day out! Also for Francesca & Rafael ... wonderful xx"

"Thank you for organising such a beautiful day in Mojaca Gill. Everyone appreciated all the planning you did in advance of the trip which was so well done..."
[Regards Pat and Neil, El Rancho](#)
[\(See you next year!\)](#)

"Gill - John and I would like to thank you for a great day out to Mojaca. It was obvious that a lot of planning went into it and was appreciated by everyone. Looking forward to another event." [Thanks once again...Irene and John Stirling, El Rancho](#)

"Gill what a wonderful job you did organising yesterday thank you so much..." [Tracy Williams.](#)

It promised to be a fantastic day ... and that's exactly what was delivered!

"Many thanks for including us yesterday and providing the opportunity to go somewhere we would not have ventured at this time in our lives. Such events provide the opportunity to get to mingle with owners and get to know and observe a range of other people. Your careful planning and reconnaissance was much appreciated. Francesca and Raphael were a unique experience and will ensure that everyone will long remember the day with pride..."
[George and Marcia](#)
[La Quinta Club](#)

"Gill what a wonderful job you have done organising yesterday thank you so much for a wonderful day. We definitely would not have ventured there alone but enjoyed the group outing. Hope we can join you on another occasion..."
[John & Wenda, Miradores.](#)

"We had no idea how gorgeous the the pueblo would be once you got into the heart of it. Also what a gorgeous beach setting, definitely so much to do that an overnight stay would be warranted and that would mean you could leave the car and use a taxi or the local bus to allow wine or cocktails in a beautiful setting! Another thing was the value of a local guide to explain the history and local customs and of course the complete inclusivity of little Betsy - she absolutely loved the whole day! (Betsy is a well behaved, little dog)..."
[Jane and Henry Bojdys,](#)
[Los Molinos](#)



WHEN IS THE NEXT ONE?

Our 18th OCTOBER DAYBREAK IS TO FINESTRAT AND BENIDORM OLD TOWN – book quickly... only a few places left!
Our NOVEMBER DAYBREAK will have a Wine theme.
Our early DECEMBER DAYBREAK will be Seasonal.
Details of these will shortly be available.

Contact Gill Schofield, Daybreaks Organiser WhatsApp 0034 639 426 475



Owners Clubhouse

ART GROUP

Art continues to go from strength to strength at the Owners Clubhouse Art Group and the calibre of finished product is improving across all participants. More importantly everyone is enjoying their time on a Saturday morning, a coffee and good humoured conversation helps the time fly.

The depth of subjects varies each week with individuals pushing their own boundaries, which has resulted in many different compositions, from abstract, people, food & traditional subjects, such as flowers and scenes.

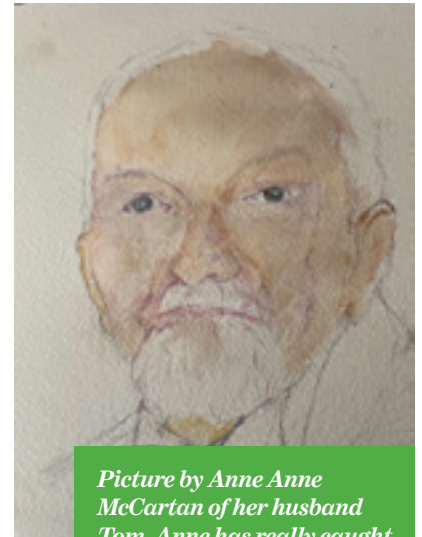
This year we have seen a real range of ages, from octogenarians to our youngest participant who was 8!

The summer saw a greater number of visitors join the group while they were visiting for a short period of a week or two. A number of new regulars have also joined our group this year and it's been fascinating to see the progress they have made and adding to the group's dynamics.

The highlight for a number of artists was the visit of a professional artist, who spent a week on site and introduced many new ideas and concepts to the group which pushed their comfort levels, it is hoped this will be repeated prior to the new year.

Although because of circumstances we don't have a tutor for the Saturday sessions, the camaraderie within the group ensues there is always help on hand.

To those who are interested or want to start something new, please do join us, we meet every Saturday at the Owners Clubhouse, from circa 10.15 until Noon, all are welcome it doesn't matter if you are new to painting or revisiting the palette, you are welcome to come and join us for a coffee.



Picture by Anne Anne McCartan of her husband Tom. Anne has really caught the likeness of husband Tom, great piece of work.



Another great piece by Margret Bissill



**The Owners
Clubhouse LMC**

**WEDNESDAY
25TH OCT**



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4pm to 6pm**

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Best selling author provides writers workshops at the OCH

People often think about writing their autobiography but don't know where to start. Jane's workshop **'Write your own Life Story in 2 hours'** offered everyone the chance to give it a go. Jane started writing professionally when she was 21 and has since had 21 novels published. As a Sunday Times best selling author, we were lucky to have her with us for an afternoon.



Her expertise offered easy-to-grasp ideas to get the writer on the right track. In a short, impactful workshop, she had everybody motivated to put pen to paper and make a start. They all left with tips and relatable notes to continue their own best sellers!

Jane's workshop was so well received that she is coming back to do a **Writers' Workshop on 11th October**. This time she will focus on how to write about place, bringing in colour, noise and smell. Details are on the OCH Website or can be obtained from the Secretary Bridgettefield46@gmail.com

Jane's latest novel 'Coming to Find you' - set in the Second World War and the present day - reached number 7 in The Sunday Times paperback chart in June. It is available from bookshops and online. Go to <https://amzn.to/3NRv8kB>

Here's what they had to say...

'Easy to follow as Jane turned what seemed to be a big project into bite-sized pieces. It was extremely interesting and presented in a very clever way'

'So imaginative and highly enjoyable. Really enjoyed it, definitely going to the next one'

'Jane's writing workshop was great fun. Having the opportunity to learn from a highly accomplished published author was not only inspiring but also immensely informative.'

I enjoyed the Jane Corry workshop very much. There were about 14 people there and after an introduction about herself and her books, Jane talked about how to write our life history. We shared experiences in our lives that we remember, which was very interesting - some were hilarious, some family related and reflective and some quite serious. It gave us a lot to think about and encouraged us to write our life histories.



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MSB Legal



MORENILLA ABOGADOS is the third generation of Spanish Lawyers. Mr. Ángel Morenilla was incorporated in the Law Society of Cartagena in 1933, and was the start of the story.

His two sons Ángel Morenilla and Pascual Morenilla (+) continued with the practice in Law, and both were involved in assisting Mr. Gregory Peters, the developer of what was originally named La Manga Country Club, currently named "La Manga Club", one of the most prestigious Golf and Sport Resorts in Europe.

The third generation is the brother and sister Ángel Morenilla and Teresa Morenilla, both Spanish Lawyers.

In 1987 the permanent Office at La Manga Club was opened, and since then it has been providing legal advice, and assistance in Court to owners, Companies and Communities of owners in the area. We are extremely well familiarised with La Manga Club Resort, since it was originally developed.

Our contact details are:

Miradores 438, La Manga Club
Los Belones 30389 Cartagena, Murcia
Email: info@msb.es
Website: www.msb.es
Ph: +34 968 175146

Legal Department emails are:

Karen Terris: karen@msb.es
Inma Larrosa: inma@msb.es
Teresa Morenilla: teresa@msb.es
Ángel Morenilla: angel@msb.es

Tax Department:

Eva Marin: eva@msb.es
Patricia Baños: patricia@msb.es

Community Department:

Sonia Alonso: sonia@msb.es
Sandra Oliver: sandra@msb.es
Patricia Baños: patricia@msb.es

Accounts Department:

Cati Sanmartín: cati@msb.es
Lali Pérez: lali@msb.es

Marena Murray



Hot Summer of 2023 Leads to Hotter Sales!

After a scorcher of a summer at La Manga Club, Marena Murray Property has seen a surge of buyers keen to have their own piece of heaven to call their own!

There has been a marked growth in families from a younger demographic (40's - 50's) seeking properties. This is great news for the continued evolution and growth of the club and the businesses within. Increased demand has meant that there is currently 25% less properties available to sell compared to this time last year. As a result selling prices have seen an increase of a minimum of 10%.

If you are interested in selling, especially those highly sought after larger properties and fairway villas, the turnaround time has quickened - so much so that often they are snapped up before being advertised.

At Marena Murray Property, we have our finger on the beating pulse of La Manga Club and can help you buy or sell your next dream property.

Las Sabinas 7, 30389 La Manga Club,
Murcia, Spain

Call: +34 968 175 087

Email: info@marenamurrayproperty.com



Mar Menor Management and Property Sales

At Mar Menor Management and Property Sales we are celebrating our 25th anniversary and, in December, JJ Vallejo's second year as the Senior Manager.



As one of the first Management Companies at the Club, alongside our well-experienced team, our reputation precedes us. The whole team would like to congratulate the La Manga Club Owners on their purchase of the Clubhouse, which, undoubtedly, will prove an insightful investment in the owner's own community.

The future is looking good, we feel privileged and thrilled to be part of all these exciting developments and be in tandem with the ongoing future of the Club.

We continue to invest and as such offer an even better service. Earlier last year we took on Asun Laliga to be the Property Sales Manager. Asun has proved to be a positive force and as a result, we have seen a significant increase in sales. Considering the high demand we have experienced you might want to talk to Asun about buying or selling a property. She would be delighted to explain the process,

Please do call in at the office at
La Plaza, La Manga Club

or contact us at
sales@marmenormanagement.com otherwise
call +34 627 473839.
Our website is marmenorproperty.com

With so much to celebrate and to illustrate our ongoing commitment to our continuous relationship with the Club, we are offering a 50% discount on our Management Fee to anyone who introduces a New Client.

We are here to stay and looking forward to the next 25 years

Quality Homes

QUALITY HOMES

Real Estate Services in La Manga Club Resort



The real estate market in La Manga Club is slowly swinging to a seller's market, but still our main concern at La Manga Quality Homes is to find a suitable product for the ageing community of LMC and, after the disappointing experience with our senior cohousing project, which unfortunately didn't find the support of Inmogolf, we have now teamed up with the two biggest players of the Spanish equity release market.

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David

Mobile/WhatsApp: 0034 696 678 327
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