

**MINUTES OF THE REGULAR MEETING OF THE  
BOARD OF DIRECTORS OF  
LAGUNA WOODS MUTUAL NO. FIFTY  
A CALIFORNIA NON-PROFIT MUTUAL BENEFIT CORPORATION**

**April 15, 2010**

The Board of Directors of Laguna Woods Mutual Fifty, a California non-profit mutual benefit corporation, met at 2:00 P.M. on Thursday, April 15, 2010 at 24055 Paseo del Lago West, Laguna Woods, California.

**Directors Present:** Dick Gray Chair; Keith Wallace, Herb Harris, Richard Wurzel, Marilyn Ruekberg

**Directors Absent:** None

**Others Present:** Judie Zoerhof, Jerry Storage, Patty Kurzet

**1. Call to Order**

President Gray chaired the meeting and stated that it was a regular meeting of the Corporation and that a quorum was present. The meeting was called to order at 2:00 P.M.

**2. Pledge of Allegiance to the Flag**

Director Wallace led the membership in the Pledge of Allegiance to the Flag.

**3. Approval of the Minutes**

Without objection, the minutes of the Regular Meeting of March 18, 2010 and the Special meeting of April 8, 2010 were approved as submitted.

**4. President's Comments**

President Gray did not make any comments.

**5. Old Business**

**a. Approve Traffic Rules and Regulations – Final Approval in May**

The Board reviewed the following proposed resolution approving the Mutual's traffic rules and regulations policy:

**RESOLUTION-M50-10-**

**WHEREAS**, by way of Resolution M50-02-27 the Board of Directors of this Corporation adopted standards for traffic enforcement and in an effort to provide comprehensive traffic rules and regulations enforceable to the residents of Mutual Fifty, the standard has been revised to improve consistency within the community; and

**WHEREAS**, the Traffic Rules and Regulations are intended to adhere to and not contradict the California Vehicle Code and/or Davis-Stirling Act:

**NOW THEREFORE BE IT RESOLVED**, May 20, 2010, that the Board of Directors of this Corporation hereby adopts the Third Laguna Hills Mutual Traffic Rules and Regulations, as attached to the minutes of this meeting; and

**RESOLVED FURTHER**, that Resolutions M50-03-10 adopted April 17, 2003, M50-02-27 adopted June 20, 2002, and all previous resolutions regarding traffic rules and regulation policies are hereby superseded and cancelled; and

**RESOLVED FURTHER**, that the officers and agents of this corporation are hereby authorized on behalf of the corporation to carry out the purpose of this resolution.

Without objection, the Board postponed the resolution to the May meeting to satisfy the 30-day notification requirements.

## 6. New Business

### a. Approve Appointed Officers – Add Jerry Storage as Vice President

Director Wallace read a proposed resolution appointing Jerry Storage as Vice President. Director Wallace moved to approve the resolution. Director Wurzel seconded the motion.

By a vote of 4-0-0, the motion carried and the Board of Directors adopted the following resolution:

### RESOLUTION M50-10-37

**RESOLVED**, April 15, 2010, that the following persons are hereby elected as officers of this corporation:

|                  |                               |
|------------------|-------------------------------|
| Dick Gray        | President                     |
| Richard Wurzel   | 1st Vice President            |
| Keith Wallace    | Secretary                     |
| Herb Harris      | Treasurer                     |
| Marilyn Ruekberg | Assistant Secretary/Treasurer |

**RESOLVED FURTHER**, that the following persons are hereby appointed as officers of this Corporation:

|               |                     |
|---------------|---------------------|
| Jerry Storage | Vice President      |
| Judie Zoerhof | Vice President      |
| Janet Price   | Assistant Treasurer |

|               |                                                                                                   |
|---------------|---------------------------------------------------------------------------------------------------|
| Patty Kurzet  | Assistant Secretary                                                                               |
| Cris Robinson | Assistant Secretary                                                                               |
| Wendy Panizza | Assistant Secretary, for the purpose of representing Laguna Woods No. Fifty in Small Claims Court |
| Scott Dunham  | Assistant Secretary, for the purpose of representing Laguna Woods No. Fifty in Small Claims Court |

**RESOLVED FURTHER**, that Resolution M50-09-82 adopted December 10, 2009 is hereby superseded and cancelled.

b. **Consider Approval of Supplemental Appropriation to install a Putting Green**

The Board considered installing a putting green near the Zen Garden. Director Harris made a motion to consider the project for the 2011 Business Plan. The motion was seconded.

By a vote of 3-1-0 (Director Wurzel opposed), the motion carried.

Member June Tilem (1258) commented on installing a dog run.

**7. Discussion Items**

President Gray commented on the number of responses to the Tower's Resident Satisfaction Survey which is tied to the Marketing program to promote the Towers.

President Gray commented on the Town Hall Meeting held on April 8, 2010 to educate residents to prepare for disasters and encouraged residents to obtain earthquake disaster kits. Kits can be purchased through the Disaster Preparedness Task Force office in the Community Center

President Gray announced that the California Room carpet will be installed on April 26, 2010 and reminded the residents that they will need to dine in Lounge II during that time.

Ms. Zoerhof commented on how to notify residents of the death of a member and stated that notices will be placed in the Tall Tower Tales and announcements will be posted in Lounge I in Tower I.

President Gray announced that the Board is looking into its projected goals and encouraged residents to submit any goal they want the Board to look into.

President Gray reported that Staff is looking into refurbishing one of the "A" Units into a model home to better market those units. Ms. Zoerhof reported that the report will be discussed at the May meeting.

President Gray reported on the Mutual's Marketing Plan. Ms. Zoerhof elaborated on different ways the Towers will be marketed for three months, starting in May.

President Gray reported that the carport in Tower I will be repaired on April 26, 2010 as a result of vehicle accident.

President Gray commented on the need to repair the Tower II elevators and to replace the control boards.

#### **8. Members' Comments**

- Lorna Ingram (1161) commented on the moving panels in the elevators, hallway temperature, and the overflow of the mail room recycle bin.
- Mary Wayman (860) commented on the procedure for contacting maintenance staff, and commented on the condition of the benches in the tunnels.
- Olive Guggenmos (455) commented on the bus schedule.

#### **9. Financial and Budget Report:**

Director Harris reported on the Financial and Budget Report.

#### **10. Standing Committee Reports:**

- a. **Resident Entertainment Committee:** Lorna Ingram reported on behalf of the Resident Entertainment Committee.
- b. **Business Planning Committee:** Director Harris announced that the next Business Planning meeting will be held on June 10, 2010.
- c. **Information and Orientation Committee:** Freda Sullivan reported on behalf of the Information and Orientation committee.
- d. **Architectural Control Committee:** No report was given.
- e. **Marketing Committee:** No report was given.

#### **11. GRF Committees:**

- a. **Community Activities Committee:** Director Wurzel commented on the strawberry stand leased on GRF property. Mr. Jerry Storage clarified that the lease was approved by the GRF Board and not PCM.
- b. **Broadband Services Committee:** No report was given.
- c. **Government and Public Relations Committee:** No report was given.
- d. **Bus Services Committee:** Director Harris reported on behalf of the Bus Services Committee.
- e. **Select Audit Committee:** Director Harris reported on behalf of the Select Audit Committee.
- f. **Finance:** No report was given.
- g. **Security Committee:** Director Wurzel commented on the cars that speed near the tunnels.

**12. Golden Rain Foundation**

Mr. Storage reported on the April 6, 2010 Golden Rain Foundation Board Meeting.

**13. Resale and Leasing Reports**

Mr. Storage reported on the year-to-date resale and leasing activity.

**14. Administrator's Report**

Ms. Zoerhof announced that there are posters in the conference rooms that explain the Towers events and services.

**Directors' Forum**

There were no Director comments.

**Recess**

The meeting recessed at 3:00 P.M. and reconvened into Executive Session at 3:04 P.M.

**Summary of Previous Closed Session Meetings per Civil Code Section §1363.05**

During its March 18, 2010 Regular Executive Session Board Meeting, the Board approved the Minutes from the February 18, 2010 Regular Executive Session; approved Notices of Default for Member ID 932-960-06, Member ID 932-960-27, Member ID 932-962-88, and Member ID 932-962-92; approved one delinquency assessment write off; considered setting foreclosure sale dates; and discussed other delinquency matters.

There being no further business to come before the Board, the meeting was adjourned at 4:04 P.M.

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Keith Wallace, Secretary