

**MINUTES OF THE REGULAR MONTHLY MEETING OF THE
BOARD OF DIRECTORS
SEAL BEACH MUTUAL FOURTEEN**

October 20, 2015

The Regular Monthly Meeting of the Board of Directors of Seal Beach Mutual Fourteen was called to order by President Melody at 1:00 p.m. on Tuesday, October 20, 2015, in the Administration Building Conference Room A, and the *Pledge of Allegiance* followed.

ROLL CALL

Present: President Melody, Vice President Soderholm (via conference call), Secretary Worthington, CFO Faucett, Directors Durham, Jorgenson, Johnstone, Destra, and Henry, and Advisory Director Bourhenne

GRF

Representative: Mr. Lukoff

Guests: Twenty-three shareholders of Mutual Fourteen

Staff: Mrs. Weller, Mutual Administration Director (1:30 p.m.)
Ms. Hopkins, Mutual Admin. Assist. Manager
Ms. Miller, Controller (1:47 p.m.)
Mr. Black, Building Inspector (1:21 p.m.)
Ms. Day, Recording Secretary

October 20, 2015

APPROVAL OF MINUTES

President Melody asked for corrections to the September 15, 2015, Regular Meeting minutes. There being none, the minutes were approved as written.

NOTE: Page 7 of the September 15 minutes was missing and will be posted in the laundry rooms.

President Melody welcomed staff members and guests.

PRESIDENT'S REPORT

President Melody presented his report (as attached).

Upon a MOTION duly made by President Melody and seconded by Director Johnstone, it was

RESOLVED, To send Gabriel Staley a letter of thanks from Mutual Fourteen and a \$100 reward to him for his and his father's quick response on September 26 in an emergency situation, preventing a major fire in the Mutual.

The MOTION passed with one abstention (Faucett).

President Melody stated that he will speak to the Mutual attorney regarding the legality of the inspection fee of .5% on the selling price of a unit and report back at the next Board Meeting. He will notify the Board members immediately if this action is in violation of Davis-Stirling.

(Mrs. Weller arrived and Ms. Hopkins left the meeting at 1:30 p.m.)

BUILDING INSPECTOR'S REPORT

Inspector Black presented a summary of his report (as attached).

Following a discussion, and upon a MOTION duly made by Director Destra and seconded by Director Jorgenson, it was

RESOLVED, To approve the replacement of the metal plate across from Unit 12-F, at a cost of \$250.

The MOTION passed.

Inspector Black discussed a request from the shareholder in Unit 20-L for a patio that will be discussed further at the next Board Meeting.

Following a discussion, and upon a MOTION duly made by Director Destra and seconded by Secretary Worthington, it was

RESOLVED, To approve the installation of a cart pad at Unit 26-D.

The MOTION passed with one abstention (Jorgenson).

Inspector Black discussed replacing the baffle at Unit 52-C during the remodel of Unit 52-D. Upon a MOTION duly made by Director Destra and seconded by Secretary Worthington, it was

RESOLVED, To approve replacing the baffle at Unit 52-C during the remodel at Unit 52-D.

BUILDING INSPECTOR'S REPORT (continued)

The MOTION passed.

The Board members discussed reroofing. President Melody said that Mr. Rudge may be invited to speak at a Board Meeting on this issue.

Inspector Black left the meeting at 1:45 p.m.

PHYSICAL PROPERTY COMMITTEE REPORT

President Melody presented his report (as attached).

GOLDEN RAIN FOUNDATION REPRESENTATIVE'S REPORT

GRF Representative Lukoff presented his report (as attached).

The GRF Committee Chair Reports and the GRF Board Meeting minutes are published in *The NEWS*.

MUTUAL ADMINISTRATION DIRECTOR'S REPORT

Mrs. Weller presented her report (as attached). In addition, she discussed the upcoming Mutual and GRF Directors Training Seminar on December 7 in Clubhouse Two from 9:00 a.m. to 4:00 p.m.

(The conference call with Vice President Soderholm was disconnected at 2:10 p.m.)

NEW BUSINESS

Ms. Miller presented the Mutual Fourteen proposed 2016 Operating Budget information. Following a discussion, and upon a MOTION duly made by CFO Faucett and seconded by Director Johnstone, it was

RESOLVED, To accept the 2016 Operating Budget for Mutual Fourteen of \$1,271,878, resulting in a regular monthly assessment of \$323.14 per apartment per month, for an increase of \$14.93 per month over the total regular assessment of 2015, as presented, and to adopt this budget forthwith.

The MOTION passed.

Following questions, Ms. Miller left the meeting at 2:39 p.m.

CHIEF FINANCIAL OFFICER'S REPORT

CFO Faucett presented his report (attached).

NEW BUSINESS

President Melody discussed amending Policy 7306.14 – Banking Resolution. Upon a MOTION duly made by CFO Faucett and seconded by Director Johnstone, it was

RESOLVED, To amend, on a preliminary basis until the 30-day posting period is completed, Policy 7306.14 – Banking Resolution.

The MOTION passed.

October 20, 2015

NEW BUSINESS (continued)

President Melody discussed amending Policy 7502.14 – Carport Regulations (attached). A motion was made by Director Destra and seconded by Secretary Worthington to amend the policy but, following further discussion, the MOTION was withdrawn and President Melody appointed Directors Destra and Jorgenson to draft further changes to Policy 7502.14 to be brought to the November Board Meeting for discussion and action.

SECRETARY'S REPORT AND YARD SALE UPDATE

Secretary Worthington reported that the yard sale was a success.

COMMITTEE REPORTS

Landscaping

CFO Faucett presented his report (as attached).

Following a discussion, and upon a MOTION duly made by CFO Faucett and seconded by Director Johnstone, it was

RESOLVED, To approve not more than \$6,500 to Pinnacle Landscape for trimming 70 Mutual trees as outlined by the Landscape Committee.

The MOTION passed.

Following a discussion, and upon a MOTION duly made by CFO Faucett and seconded by Director Destra, it was

October 20, 2015

COMMITTEE REPORTS (continued)

Landscaping (continued)

RESOLVED, To approve Pinnacle Landscape to clean the Mutual rain gutters as soon as possible, at a cost not to exceed \$2,300.

The MOTION passed with one "no" vote (Durham).

Emergency Preparedness

Director Johnstone presented her report (attached).

Pets / Caregivers

Director Henry presented her reports (attached).

President Melody said if you see individuals not wearing a badge in the Mutual, please question them and report your findings to a Director or Director Henry for follow-up. This is for compliance to policy and the shareholders' safety.

EXECUTIVE SESSION

The Board discussed a member issues in Executive Session.

**BOARD OF DIRECTORS
MUTUAL FOURTEEN**

October 20, 2015

ADJOURNMENT

President Melody adjourned the meeting at 3:16 p.m. and announced that there would be an Executive Session following to discuss member issues.



Attest

Sue Worthington, Secretary
SEAL BEACH MUTUAL FOURTEEN

cd:10/22/15

Attachments

(These are tentative minutes, subject to approval by the Board of Directors at the next Regular Board of Directors Meeting.)

NEXT MEETING: NOVEMBER 17, 2015