

BUILDING/UNIT \_\_\_\_\_

BUILDING CAPTAIN \_\_\_\_\_

**MINUTES OF THE REGULAR MONTHLY MEETING OF THE BOARD OF  
DIRECTORS  
SEAL BEACH MUTUAL FOURTEEN  
February 20, 2018**

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, February 20, 2018, followed by the *Pledge of Allegiance*, in Building Five, Conference Room B.

**SHAREHOLDER COMMENTS**

Several shareholders made comments or introduced themselves.

**ROLL CALL**

Present: President Melody, Vice President Jorgenson, Secretary Worthington, Chief Financial Officer Faucett, Directors Moore, Shaddow and Stefun, and Advisory Director Bourhenne

GRF

Representative: Mr. Lukoff

Guests: Twenty-one shareholders of Mutual Fourteen  
Mr. Fleming, Office Team

Staff: Ms. Hopkins, Mutual Administration Director  
Mr. Black, Building Inspector  
Mrs. Aquino, Recording Secretary

President Melody welcomed staff members and guests.

**MINUTES**

President Melody asked if there were any corrections to the January 16, 2018, Regular Meeting minutes. There being none the minutes were approved as printed.

**BUILDING INSPECTOR'S REPORT**

Inspector Black presented his report (attached).

**BUILDING INSPECTOR'S REPORT (continued)**

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

RESOLVED, To approve the Patio request at Unit 17-H, as currently planned.

The MOTION passed unanimously.

Following questions, Inspector Black left the meeting at 1:26 p.m.

**GRF REPRESENTATIVE'S REPORT**

Mr. Lukoff presented his report (attached).

**SECRETARY/CORRESPONDENCE**

Secretary Worthington received no correspondence.

**PRESIDENT'S REPORT**

President Melody presented his report (attached).

**VICE PRESIDENTS REPORT**

Vice President Jorgenson presented her report (attached).

**UNFINISHED BUSINESS**

Following a discussion, and upon a MOTION duly made by CFO Faucett and seconded by Vice President Jorgenson, it was

RESOLVED, To ratify rescinded/posted Policies 7010 – Merger of Mutuels, 7110 – Code of Conduct, 7170 – Parcel Representation, 7211 – Proxy Card/Form, 7306.14 – Banking Resolution, 7331.2 – Impound Account Agreement, 7403.4 – Skylights for Bathrooms or Kitchens, 7403.5 – Skylights in Permanent Roof Extensions, 7410 – Apartment Fire/Safety Inspection, 7491 – Roof Extensions, 7493 – Patio Roof Covers, 7508 – Patio/Estate Sales, 7509 – Acceptability of Individual for Stock Ownership, 7550 – Dual Ownership, 7574 R – Satellite Dish Installation – Regulation, 7610 – Operating Service, 7621 – Replacement Reserve, 7622 – Replacement Reserve Fund, 7710 – Estate Transaction and Creditors' Claims, 7812 – Physical Property.

The MOTION passed unanimously.

**UNFINISHED BUSINESS (continued)**

Following a discussion, and upon a MOTION duly made by Director Shaddow and seconded by Vice President Jorgenson, it was

RESOLVED, To ratify amended/posted Policy 7525 –  
Withdrawal Inspection Process Fee.

The MOTION passed unanimously.

**NEW BUSINESS**

Following a discussion, and upon a MOTION duly made by CFO Faucett and seconded by Vice President Jorgenson, it was

RESOLVED, To ratify the phone pole vote taken on January 25, 2018, authorizing the President to sign the contracts for the reconstruction of Building 21.

The MOTION passed unanimously.

Following a discussion, and upon a MOTION duly made by CFO Faucett and seconded by Vice President Jorgenson, it was

RESOLVED, To ratify the phone pole vote taken on February 7, 2018, authorizing the selling of \$325,000 in bonds, which have not matured, to fund the approved plumbing contract.

The MOTION passed unanimously.

Following a discussion, and upon a MOTION duly made by Vice President Jorgenson and seconded by Director Shaddow, it was

RESOLVED, To approve the 2018 Reserve Study for Mutual Fourteen, by Associated Reserves, and authorize the President to sign the contract.

The MOTION passed unanimously.

Following a discussion, and upon a MOTION duly made by Vice President Jorgenson and seconded by Director Shaddow, it was

RESOLVED, To amend Policy 7709.14 – Escape Tax Deposit on a preliminary basis until the 30-day posting period is completed.

The MOTION passed unanimously.

**NEW BUSINESS (continued)**

Following a discussion, and upon a MOTION duly made by Vice President Jorgenson and seconded by CFO Faucett, it was

RESOLVED, To amend Policy 7210.14 – Annual Elections on a preliminary basis until the 30-day posting period is completed.

The MOTION passed unanimously.

**CHIEF FINANCIAL OFFICERS REPORT**

CFO Faucett presented his report (attached).

**MUTUAL ADMINISTRATION DIRECTOR'S REPORT**

Ms. Hopkins presented her report (attached).

**ANNOUNCEMENTS**

There were no announcements.

**COMMITTEE REPORTS**

Landscape Committee Report

President Melody presented his report (attached).

Emergency Information Report

Director Shaddow presented her report (attached).

**DIRECTORS COMMENTS**

Several Directors made comments.



**BOARD OF DIRECTORS  
MUTUAL FOURTEEN**

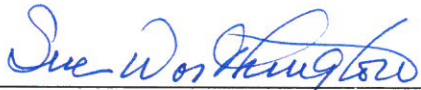
**February 20, 2018**

**SHAREHOLDER COMMENTS**

Several shareholders made comments.

**ADJOURNMENT**

President Melody adjourned the meeting at 2:36 p.m. and announced that there would be an Executive Session following the meeting to discuss member issues.



Attest, Sue Worthington, Secretary  
SEAL BEACH MUTUAL FOURTEEN  
ka:2/20/18  
Attachments

**NEXT MEETING: TUESDAY MARCH 20, 2018, at 1:00 p.m.,  
In Building 5, Conference Room B**

**RESOLUTIONS IN THE REGULAR  
MONTHLY MEETING OF FEBRUARY 20, 2018**

2/20/18      RESOLVED, To approve the Patio request at Unit 17-H, as currently planned.

RESOLVED, To ratify rescinded/posted Policies 7010 – Merger of Mutuels, 7110 – Code of Conduct, 7170 – Parcel Representation, 7211 – Proxy Card/Form, 7306.14 – Banking Resolution, 7331.2 – Impound Account Agreement, 7403.4 – Skylights for Bathrooms or Kitchens, 7403.5 – Skylights in Permanent Roof Extensions, 7410 – Apartment Fire/Safety Inspection, 7491 – Roof Extensions, 7493 – Patio Roof Covers, 7508 – Patio/Estate Sales, 7509 – Acceptability of Individual for Stock Ownership, 7550 – Dual Ownership, 7574 R – Satellite Dish Installation – Regulation, 7610 – Operating Service, 7621 – Replacement Reserve, 7622 – Replacement Reserve Fund, 7710 – Estate Transaction and Creditors' Claims, 7812 – Physical Property.

RESOLVED, To ratify amended/posted Policy 7525 – Withdrawal Inspection Process Fee.

RESOLVED, To ratify the phone pole vote taken on January 25, 2018, authorizing the President to sign the contracts for the reconstruction of Building 21.

RESOLVED, To ratify the phone pole vote taken on February 7, 2018, authorizing the selling of \$325,000 in bonds, which have not matured, to fund the approved plumbing contract.

RESOLVED, To approve the 2018 Reserve Study for Mutual Fourteen, by Associated Reserves, and authorize the President to sign the contract.

RESOLVED, To amend Policy 7709.14 – Escape Tax Deposit on a preliminary basis until the 30-day posting period is completed.

RESOLVED, To amend Policy 7210.14 – Annual Elections on a preliminary basis until the 30-day posting period is completed.

# INSPECTOR MONTHLY MUTUAL REPORT

MUTUAL: **(14) FOURTEEN**

INSPECTOR: **Kevin Black**

DATE: **February 20th 2018**

PERMIT ACTIVITY							
UNIT #	DESCRIPTION OF WORK	GRF/CITY PERMIT	START DATE	COMP. DATE	CHANGE ORDER	RECENT INSPECTION	CONTRACTOR / COMMENTS
14-49G	full remodel w/ repipe	both	02/20/17	03/31/17 change to 10-31/17		footing 3/10/17, 6/20/17 rough	BJ and Co
14-02A	remodel/repipe	both	09/05/17	03/01/17	no	underground 9/20/17	Kress
14-26H	central fau ductless	both	10/24/17	01/24/18	no		greenwood
14-17F	central fau ductless	both	10/20/17	01/20/18	no		greenwood
14-3F	patio cover	grf	12/20/17	01/20/18	no		AAA awings
14-52D	carport cabinet	GRF	01/01/18	02/01/18	no		michael banfield 8183573327
14-4L	entry door	both	01/10/18	02/15/18	no		LW Décor
14-30B	kitchen cabinet work	both	01/15/18	02/16/18	no		Abbeywood
14-28C	washer/dryer/panel	Gboth	01/22/18	03/30/18	no	rough insp. 2/2/18	Los Al
14-48I	exhaust fan/switches/outlets	both	01/30/18	02/28/18	no		ogan
14	geophysical recording	grf	01/31/18	03/30/18	no		La seismic
14-19A	repl. Ducted heat pump	both	01/30/18	02/28/18	no		alpine air



ESCROW ACTIVITY							
UNIT #	NMI	PLI	NBO	FI	FCOEI	ROF	DOCUMENTS/COMMENTS
14-15L		08/05/16					
14-2J		08/10/16					
14-31D		12/20/16			05/24/17		
14-48J			07/31/17	07/31/17	05/31/17		
14-4L			09/21/17	09/27/17	10/09/17		
14-53B							
14-54B		10/30/17	01/22/18	01/23/18	02/02/18		on hold work being done
14-33H	11/14/2017						
14-17H		11/21/17	01/30/18	01/30/18	02/09/18		
14-54A		12/07/17					
14-24L				12/22/17			
14-12H		01/23/18					
14-15C		01/31/18					
14-13L		02/02/18					

CONTRACTS	
CONTRACTOR	

CONTRACTOR		PROJECT
Fenn Pest Control		termite and pest control - new contract, two days a week for service, - Mondays 8-12 for pests - Wednesday 8 -4 for termites and pests
Bright View Landscape.	Landscape:	on going landscape
	gutters:	will be sending paint order for the six bldg.'s that we had gutters installed on shortly
Californis Re-pipe Specialists	Re-piping :	we are up to building 25 as of 2/13/18
ERC	Abatement:	we are up to building 26 as of 2/15/18
		<b><u>notices will be posted 3 to 5 days in advance prior to work starting</u></b>
Kress const.	Interior painting:	following re-pipe crew complete to bldg. 24 as of 2/13/18

[illegible]

# Seal Beach Mutual 14

## GRF Representatives Report

### February 20, 2018

Good afternoon everyone!

As most of you know election season is upon us. Applications to run for your Mutual Board of Directors began last Friday and will continue for 30 days. Applications can be picked up at the Stock Transfer Office. I can't stress enough how important volunteer work is to the mutual as both a business and to the high standard of living we all enjoy here. If it were not for the work done by your board it would cost us all 10's of thousands of dollars to make up for the work they do. We should all be grateful for the time so unselfishly given by our board. Mahatma Gandhi said that "the best way to find yourself is to lose yourself in the service of others."

Many members have said that parking violations were not placed on their windshields so the Security Department is now sending out e-mails whenever possible to confirm a parking violation. The e-mail includes a copy of the citation as well as information as to how to pay the fine or contest it. Security has also begun a program of foot patrols thru out the mutuals and its' effectiveness is being evaluated. And as of December 31st, Security screened almost 2.7 million vehicles at our gates. Also during December, the community Christmas lights tour was enjoyed by 159 residents. The bus to Westminster Mall was taken advantage of by 117 residents and the Monday and Wednesday rides to Trader Joe's were used by 404 residents.

The Physical Properties Committee was presented with the issue of Jim's gate. This gate was put in many years ago at the request of a Mutual 1 resident named...you guessed it, Jim! At the time of installation a ramp was put in by the mutual but it is not a handicapped accessible one. I maintain that since this was planned and paid for by Mutual 1, and is on Mutual 1 property, Mutual 1 should be responsible for any changes or improvements to it. The improvement plan passed 4 to 3 with myself voting no but I plan to speak to this at the full board meeting.

Plans are moving forward to place a vinyl fence "topper" on top of the El Dorado street wall in front of the RV Lot.

Other items discussed concerned:

Walkways at the new Mission Park; Improvement for the visually impaired across the clubhouse 5 & 6 parking lots from the Health Care Center; Costs are being gathered for improved lighting in the Administration and clubhouse parking lots and additional bids were being sought for the new

# Seal Beach Mutual 14

## GRF Representatives Report

### February 20, 2018

Veterans Plaza between clubhouses 3 & 4. And finally, only 8 weeks late, the new monument signs are being constructed on the front sides of our globe.

The Mutual Administration Committee continued its' work reviewing, revising and in some cases creating new documents for prospective shareholders. These include disclosures, real estate tax warnings, promissory notes for those financing their membership fees and Trust Transfer requests among others.

The Recreation Committee is in final negotiations to add Naples Ribs to our Monday night dinner service. I can personally testify that Naples has the best ribs in the area. Other items discussed included up-coming events. Trips to LBUSD for basketball games, the Anaheim Ducks hockey team, a March 19th trip to Mission San Juan Capistrano and an Easter Egg decorating contest. For the second quarter of the year, you can expect a March Madness party, a Trip to see Shen Yun Chinese dancers, The play South Pacific at the LA Mirada Theater, Cinco de Mayo, Mothers Day champagne Brunch, the LA Opera for Rigoletto and Baseball games to the Anaheim Angels. And I haven't even mentioned June when our Amphitheater kicks off with an appearance by Frankie Avalon.

At the Executive Committee meeting, the committee reviewed and voted to adopt a Director's Code of Ethics Policy. Over the years a variety of ethics proposals were circulated among the board and rejected. But, by making it a policy, the option not to sign is removed. The code is not difficult, it is mainly an expectation of behavior for Board members.

This morning, the Finance Committee heard from Mr. John Shadden of the Shadden Group. This company is affiliated with Morgan Stanley and has expertise in the area of Institutional Wealth Management. For too long, our money has been managed by the finance committee and the board of Directors. We have many talented people on our board, but none of us has the necessary knowledge to invest our money. A proper investment strategy should take into account our immediate short term needs as well as mid and long term. It should be a balanced portfolio taking into account the nature of our community as well as our goals and our tolerance for risk. There were only \_\_\_\_ people in the audience at today's meeting. I hope you will all watch for further meetings of the committee as this effects all of us.

And lastly, for the 1st time in four years I have received a piece of what could be called "Hate Mail." Nothing personally insulting except for being called "pathetic." I was accused of "not doing my best for Leisure World



Seal Beach Mutual 14  
GRF Representatives Report  
February 20, 2018

residents." It continued saying that the GRF "wastes our money on things that don't need changing" and that I have "no regard for people on a fixed income." The writer concluded with "shame on you and the Mutual and the GRF boards." i wish I could speak to this person because regard for people on fixed incomes has been a constant thought in my mind these last years. But both the current Mutual boards and the GRF boards have been dealt a bad hand. We, and all of you, are the inheritors of years of neglect by prior boards. Roads were neglected as were roofs and water pipes. Our community was patched up with band-aids and our facilities were no longer meeting the requirements of a new generation. Unfortunately, costs go up. We no longer pay \$0.30 cents for a gallon of gas or \$0.19 cents for a loaf of bread. But if you look at GRF budget increases, it has averaged only 1.5% per year. That is less than inflation.

Each line of our budget is looked at by each department head as well as 3 reviews by each committee and final reviews by both the Finance committee and the entire GRF Board. If you have questions or concerns, please come to the meetings where your voice can be heard. If you feel your voice is not heard, then I urge you to start going door-to-door and run for your Mutual or GRF Board.

Only you can be the instrument of the change you seek.

Respectfully Submitted

Barry Lukoff  
1820 Sunningdale Rd. #19L  
562-544-5966

P.S. Notary service is now being provided in the copy center adjacent to the Security Office and the Cafe. As law requires, there is a \$15.00 fee for each notarized signature.

Presidents Report  
February 20, 2018

Hello everyone. Welcome to the February board meeting.

I am sorry to report that on Tuesday January 23<sup>rd</sup> there was a fire in Mutual 14, building 21. The cause of the fire has yet to be officially determined. It is by the Grace of God and the quick response of the Orange County Fire Authority that the fire was limited to Units D and E, with smoke damage to Unit C. The fire originated and was contained between the kitchen walls of D and E. One shareholder smelled smoke Monday evening, one shareholder smelled smoke at 4 a.m. and another at 6 a.m. Unfortunately, this did not trigger a call to 911. It was only after a smoke alarm went off and someone saw smoke coming out of the attic end vent that 911 was called.

This points out a very important issue. You have heard us say "if you see something, say something". I would like to add "IF YOU SMELL SMOKE, SAY SOMETHING". It is better to err on the side of caution than to not report smelling smoke.

Demolition and repairs are beginning and it is our hope that our shareholders that were affected will be back home as soon as possible.

Applications for being on the ballot are currently available at Stock Transfer for all shareholders interested in running for the Board of Directors for the 2018-19 board year. There are seven positions open and it is my hope that those of you that would like to contribute to your fellow shareholders and Mutual wellbeing would consider running. Applications must be returned by March 17<sup>th</sup>. See any Board Member or Stock Transfer for further information. The Directors Job



Description and Code of Conduct/Ethics Policy are available. Please contact me for copies.

Our GRF representative is elected every 2 years and 2018 is the election year. Should you wish to place your name on the ballot for the 2018/2020 GRF Board, applications are available in Stock Transfer from March 7 to April 6.

The re-piping project continues on schedule with Bldg. 26 being done as we speak. We are scheduled to be completed by June of this year.

The LA Seismic Survey of 2018, which was approved by the Board, has begun. 40 sensors have been placed in the common area grass around Mutual 14. The first test was conducted Monday February 12<sup>th</sup>, with no complaints reported to your directors. Mutual 14 has been paid \$20,000 to allow this survey, or \$60.98 per apartment. This \$20,000 equates to the cost of re-piping 5 apartments. The project is scheduled to be completed at the end of 30 days.

A reminder that fellow shareholder Larry Lowman sends out a newsletter regarding Leisure World and Mutual 14 happenings on a regular basis. Should you want to be kept up to date, I strongly recommend adding your e-mail to Larry's list (which is not shared with anyone). To be added, please contact Larry at [larry@larrylowman.com](mailto:larry@larrylowman.com)

Finally, as we approach Spring, we are again in a serious drought problem due to the lack of rain. If you aren't already, please conserve as much water you can. This helps everyone.

Thank you all for your participation in your board meeting.

Respectfully submitted,

Lee W. Melody, President

MUTUAL 14  
VICE PRESIDENT'S REPORT  
FEBRUARY 20, 2018

LET THERE BE LIGHT

In my bedroom, den, and walk-in closet there are overhead light fixtures. In addition to having to use a ladder to reach them, their covers are a bit difficult to remove and replace when the light bulbs burn out. Recently, I had the all the incandescent bulbs replaced with LED bulbs which are suppose to last about 20 years. Some of the LED bulbs I was able to purchase at the Purchasing satellite store in Building 5. Some less common types I purchased at Home Depot. The LED bulbs used to be very expensive, but prices for them has gone down. They use far less energy than incandescent bulbs. As my supply of incandescent bulbs is used up, I will replace all bulbs with LED bulbs. Eventually, incandescent bulbs will not be sold.

*Valerie Jorgenson*

Valerie Jorgenson 562-296-5428 [vjorgenson@outlook.com](mailto:vjorgenson@outlook.com)  
Mutual 14 Vice President

## Mutual 14 CFO Report

February 20, 2018

Our January financial report shows we are slightly over budget for the month by \$4,183. We were \$2,800 over on service maintenance requests for items like termite repairs, sidewalk light pole replacements, and various plumbing fixture problems. Many of our light poles rust at the base and some of the oxidation is caused by urine from pets. Also, zero units were sold in January therefore we did not collect our average \$2,000 per month in inspection fees. We also have yet to collect the coins from the laundry machines this year.

On the positive side, \$20,000 in miscellaneous income from the seismic survey this month will not be recorded until the end of the month. This month we also finally received our \$60,000 in material credits from Owens Corning for the first 3 roofs we installed which have cosmetically defective shingles. The total received by the board in this settlement is \$171,000 which will be used in infrastructure reserves.

Interest rates have started rising and the board, in an emergency phone vote directed BNY Mellon to sell \$320,000 of our municipal bonds at an opportune time because we will need the money to complete our plumbing project this spring. On Feb. 7<sup>th</sup> Mellon took advantage of higher prices and sold \$325,000 worth of bonds at a loss of \$294 in principal but a gain of \$3,416 in interest for the current year to date period. During the last 13 months we maintained about \$520,000 in bonds which made \$20,282 in interest at an interest rate of about 3.9%.

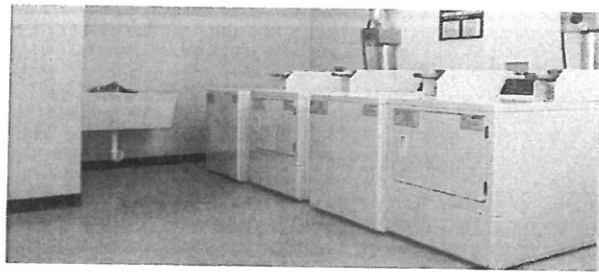
On Feb. 15 Association Reserves did a walk through study of our infrastructure to determine if our reserve funding is adequate. This is required every three years and we will receive the report in a few months.

Jack Faucett, CFO

P.O. Box 2069  
Seal Beach CA 90740

Jan Actual	Jan Budget		2018 Y-T-D Actual	2018 Y-T-D Budget
82,265	82,266	Carrying Charges	82,265	82,266
37,836	37,836	Reserve Funding	37,836	37,836
<b>120,100</b>	<b>120,102</b>	<b>Total Regular Assessments</b>	<b>120,100</b>	<b>120,102</b>
0	751	Service Income	0	751
932	665	Financial Income	932	665
5	2,083	Other Income	5	2,083
<b>937</b>	<b>3,499</b>	<b>Total Other Income</b>	<b>937</b>	<b>3,499</b>
<b>121,038</b>	<b>123,601</b>	<b>Total Mutual Income</b>	<b>121,038</b>	<b>123,601</b>
50,086	50,086	GRF Trust Maintenance Fee	50,086	50,086
7,790	8,573	Utilities	7,790	8,573
2,151	1,351	Professional Fees	2,151	1,351
0	43	Office Supplies	0	43
18,258	18,235	Outside Services	18,258	18,235
9,101	7,478	Taxes & Insurance	9,101	7,478
37,836	37,836	Contributions to Reserves	37,836	37,836
<b>125,221</b>	<b>123,602</b>	<b>Total Expenses Before Off-Budget</b>	<b>125,221</b>	<b>123,602</b>
<b>(4,184)</b>	<b>(1)</b>	<b>Excess Inc/(Exp) Before Off-Budget</b>	<b>(4,184)</b>	<b>(1)</b>
7,046	0	Depreciation Expense	7,046	0
<b>(11,230)</b>	<b>(1)</b>	<b>Excess Inc/(Exp) After Off-Budget</b>	<b>(11,230)</b>	<b>(1)</b>
<b>Restricted Reserves</b>				
(6,256)	0	Appliance Reserve Equity	10,823	0
3,103	0	Painting Reserve	71,376	0
0	0	Contingency Operating Equity	100,084	0
10,874	0	Roofing Reserve	305,359	0
11,347	0	Infrastructure Reserve	334,928	0
<b>19,068</b>	<b>0</b>	<b>Total Restricted Reserves</b>	<b>822,570</b>	<b>0</b>

## **Laundry Rooms**



The Laundry Rooms are just one of the most important conveniences provided to all Shareholders/Members/Residents.

Laundry Room facilities are available for use by Shareholder/Members/Residents of their respective Mutual.

### **Read the respective: Laundry Room Policy 7575.14**

The following items may not be washed in the washers, or dried in the dryers: rubber- or plastic-backed mats, rugs or runners, sneakers, fiberglass curtains, sleeping bags, heavy blankets, quilts, comforters, or car covers.

Do not overload washers or dryers. Improper loading may cause damage to the machine due to unbalanced loads.

The trash containers in the laundry rooms are for lint and dryer sheets only. Detergent containers, bleach containers, softener bottles, or other trash must be disposed of in another location.

Clean the dryer filter after each use, and dispose of lint in the trash containers.

Help keep the laundry rooms clean.

Remember to clean up after yourself, turn off the lights and shut the door after you are finished.



## Landscape Report

February 20, 2018

Our landscape and the beauty of Mutual 14 are a constant source of praise and criticism by shareholders expressing their opinion. The Landscape Committee continues to work with Brite View, following their recommendations for improving our turf rebuilding, mowing and garden maintenance. To that end, the Landscape Committee has approved the first phase of the turf rebuilding project for buildings 1 through 21. This includes having our sprinklers on 2 to 3 times per day to ensure proper germination and growth. As we see the results, we will consider continuing. Or, if this first phase isn't acceptable, we will look at alternatives.

It is our hope that our fellow shareholders will be patient and considerate of the efforts the Board and Landscape Committee are making. Understanding that everyone has an opinion as to how, what and when things should be done, it is our hope that any criticism will be presented in a civil manner.

Please remember to contact your director should you have any questions, suggestions or a report of sprinklers not operating properly.

Respectfully submitted,

Lee W. Melody, Landscape Chair

## EMERGENCY INFO REPORT

As many of you well know by now a few weeks back we had a fire in building 21 early in the morning hours. It was the quick thinking of a shareholder who smelled smoke and call 911 and rang our doorbell.

Here are TWO very valuable lessons I have learned by that experience.

First of all; there were some shareholders who reported that they smelled smoke as early as 9 pm the night before and did not bother to report it to security. The fire smoldered all night. It is nothing short of a miracle that none of our shareholders were injured, or loss of life was experienced. It takes a phone call to alert security. We should not worry that we might be bothering them or that maybe it is a mistake; it's what they get paid to do. I would much rather be told that it was nothing than to go to bed and realize the next morning that because I chose not report something, my neighbors have been injured or have lost the use of their home.

The second lesson I learned was from my own personal experience of trying to wake shareholders up during the fire. I could hear smoke alarms going off in their unit, and I was banging on the doors and ringing doorbells. I could not wake them up. Many of us as we age get hard of hearing. If you happen to have a profound hearing loss I think it would be more than prudent to look into purchasing a smoke detector that not only makes sound but lights up the room, with a strobe light. This will enable those of us that have experienced hearing loss to remain safe. There are several units on the market. I am including a picture of one that makes sound and has a strobe light. I think at least for the bedroom it would be a wise purchase.

Of course I can not mandate that people purchase these. I can only suggest that one looks into this option.

Respectfully Submitted,  
MaryAnn Shaddow  
Emergency Info Chair

Tools &amp; Home Improvement

Deliver to Maryann  
SEAL BEACH 90740

Departments

Browsing History

EN

Hello, Maryann

Account &amp; Lists

Orders

Prime

Cart

Tools &amp; Home Improvement

Best Sellers

Deals &amp; Savings

Gift Ideas

Power &amp; Hand Tools

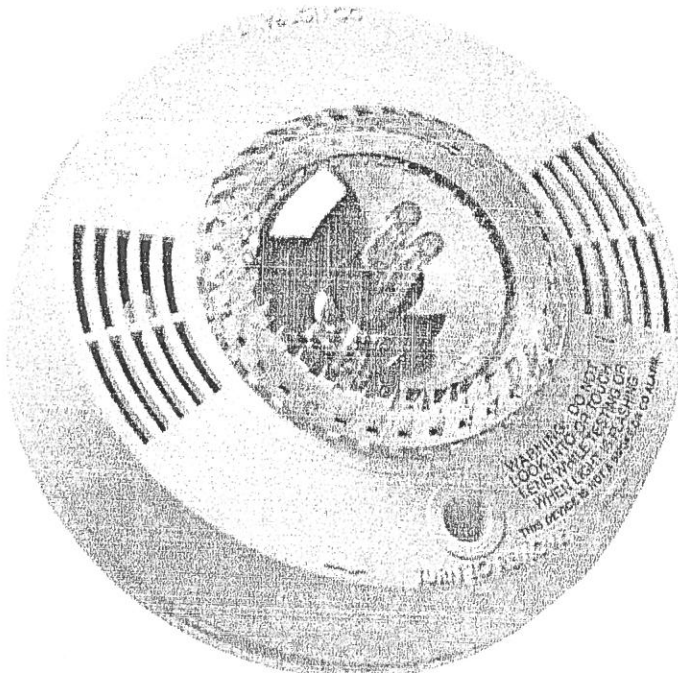
Lighting &amp; Ceiling Fans

Kitchen &amp; Bath Fixtures

Smart Home

amazon  
home servicesNo time to tidy?  
Book a house cleaner

Schedule



Click to open expanded view

First Alert / BRK Brands, inc.

**First Alert BRK SL177**  
Hearing Impaired,  
ADA Compliant  
Smart Strobe Light,  
0V AC

43 customer

8WS

8 answered questions

Price: \$94.99

Price: \$40.74

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Used &amp; new (28) from \$31.14

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**MUTUAL OPERATIONS**

7709.14

**ADMINISTRATIVE SERVICES**

**AMENDED DRAFT**

**Escape Tax Deposit**

In order to avoid *escaped property tax* due the County Assessor's Office upon the death of a stockholder, funds of \$5,000 will be withheld in escrow to cover the *escaped property tax* whenever a sale\* of a certificate is by an estate or heir of the deceased stockholder or co-owner of the certificate. These funds will be held in a Repair & Tax Deposit Account, ~~separate from the Withdrawal Inspection Deposit Account.~~

**MUTUAL**

FOURTEEN

**ADOPTION**

11-13-17

**AMENDMENT**

01-16-18

(draft created on 02-12-18 ka)

**AMENDED DRAFT**

**STOCKHOLDERS MEETINGS**

**Annual Elections – Mutual Fourteen Only**

In accordance with State Law California Civil Codes and the Mutual **Fourteen** Bylaws, the following policy is established for the general election of directors to the Mutual Board of Directors.

1. Candidates

a. Candidate Eligibility

In accordance with the Mutual **Fourteen** Bylaws, the affairs of the corporation shall be governed by a Board of Directors composed of seven (7) persons, all of whom shall be members of the Corporation. The sole qualification for election as a member of the Board of Directors shall be that said Members shall be a resident shareholder in good standing. Good standing means that said Member must not be delinquent by more than sixty (60) days in the payment of any assessment, fee, or fine, and must not be found to be in violation of the Corporation's governing documents (following proper notice, hearing, and a finding by the Board).

b. Notification of Nominations for Election of Directors

The Mutual **Fourteen** Board of Directors shall place a notice in the *Golden Rain News* and in the Mutual laundry rooms not less than 90 days prior to the annual meeting that any shareholder of the Mutual in good standing may place his/her name into nomination for the election of directors.

c. Self-Nomination by Shareholders

Mutual shareholders who wish to nominate themselves as a candidate for election to the Mutual **Fourteen** Board of Directors must do so in writing not more than 90 days or less than 60 days prior to the annual meeting date.

d. Nominations from the Floor

Candidates may be nominated from the floor during the annual meeting, but the candidate must be present at the Annual Meeting to accept the nomination. There is no provision in the Mutual **Fourteen** Bylaws allowing for write-in candidates on the ballots.

e. Equal Access to Clubhouse Facilities

Equal access to clubhouse facilities shall be provided at no cost to all candidates, including those that are not incumbents, and to all shareholders advocating a point of view, including those that are not endorsed by the Mutual Board **Fourteen** of Directors, for purposes reasonably related to the election. The clubhouses are subject to availability by reservation only on a first-come, first serve basis.

**AMENDED DRAFT**

**STOCKHOLDERS MEETINGS**

**Annual Elections – Mutual Fourteen Only**

2. Election Process

- a. The Golden Rain Foundation will provide a contracted vendor to assume all election services, including inspector(s) of election, who will be directed to conduct the election in accordance with this policy, state law and all applicable codes.
- b. If the Golden Rain Foundation does not provide a contracted vendor to assume all election services, then Section 3 will be prepared and processed by the Mutual Corporation or Golden Rain Foundation in accordance with this policy, state law and all applicable codes.

3. Election Materials

a. Notice Letter

The only items that may be included with the notice letter in the ballot packet are the mail-in secret ballot, voting instructions, candidates' personal statements (if submitted), and mailing instructions for the Mutual **Fourteen** annual election. This ballot packet shall be sent to each Mutual shareholder no later than 30 days prior to the Annual Meeting. One ballot packet shall be sent per apartment.

b. Candidate's Personal Statement

Each candidate may submit a one-page personal statement (preferably typed) containing information relevant only to his/her own personal background, work experience and goals to the Stock Transfer Office before the announced deadline for insertion and mailing along with the election materials. A candidate statement may not include derogatory language toward other candidates or groups of candidates.

c. Secret Ballots Returned By Mail

The mail-in secret ballot, or proxy form if applicable, is required to be mailed to the "Inspectors of the Election" for proper verification and validation, and must be received before 4:00 p.m. on the day before the annual meeting.

The mail-in secret ballot is irrevocable once it is validated by the inspectors of election.

The mail-in secret ballot or proxy form, if sealed and properly mailed, will be opened the day of the annual meeting by the inspectors of the election.

**AMENDED DRAFT**

**STOCKHOLDERS MEETINGS**

**Annual Elections – Mutual Fourteen Only**

4. Inspectors of the Election

a. Qualifications and Number of Inspectors

An inspector of the election may not be a member of the Mutual **Fourteen** Board of Directors, or a candidate for the Mutual **Fourteen** Board of Directors, or related to a member of the Mutual Board **Fourteen** of Directors, or under contract to the association for any compensable services.

b. Observers of the Election Appointed By the Board of Directors

There shall be three (3) observers of the election appointed by the Mutual President thirty (30) days before the annual meeting day. The Board may also appoint alternative observers of the election. The observers of the election may appoint and oversee additional assistant observers of the election in any number deemed to be reasonable by the Mutual Board of Directors. The observers may be seated near the ballot counters, but they must be quiet and respectful if asking a question on procedures.

c. Inspector of the Elections - Duties

1. Determine the number of shareholders entitled to vote and the voting power of each.
2. Determine the authenticity, validity and effect of proxies, if any.
3. Receive mail-in ballots and proxy forms.
4. Open mail-in ballots and proxy forms at the annual meeting.
5. Hear and determine all challenges and questions in connection to the right to vote.
6. Count and tabulate all votes.
7. Determine the results of the election.
8. Perform his or her duties expeditiously, impartially, and in good faith at all times.

5. Voting

a. Qualification for Voting

Votes may be cast by mutual shareholders in good standing:

- 1) By ballot in person on the day of the annual meeting; or
- 2) By using the mail-in secret ballot; or
- 3) By using the mail-in proxy form.

**MUTUAL OPERATIONS****AMENDED DRAFT****STOCKHOLDERS MEETINGS****Annual Elections – Mutual Fourteen Only**

In accordance with the Mutual **Fourteen** Bylaws, members shall be entitled to the number of votes equal to the number of vacancies. Members shall not cast more than one vote per candidate. A vote for a candidate shall be indicated by the symbol "X" or any other affirmative symbol on the ballot.

c. Voting by Secret Ballot

All ballots shall be prepared in a manner consistent with providing and ensuring that the shareholder's vote will be by "secret ballot."

6. Actions by Mutual Boards when a Contracted Vendor is Retained for Elections

- a. Each Mutual may appoint observer(s) who may make their observations to its respective Mutual Board.
- b. Each Mutual Board shall validate its own election.

7. Actions by Shareholders

When ballots are received in the mail from the election company, shareholders may not go door-to-door in the Mutual to collect ballots or offer their assistance with voting.

Any shareholder of Mutual Fourteen that allegedly intimidates or bullies another shareholder, or forges the signature of another shareholder on a ballot shall be requested to appear before the Mutual Fourteen Board of Directors in Executive Session to answer the charges or allegations. If criminal acts, such as voter fraud or elder abuse, have been committed, the Golden Rain Foundation Security Department and the Seal Beach Police Department shall be notified and appropriate action shall be taken.

**MUTUAL****ADOPTION****AMENDED**

FOURTEEN:

02-22-11

01-24-12, 08-14-17

# SIGN-IN SHEET

## BOARD OF DIRECTORS MEETING

MUTUAL NO. FOURTEEN

DATE: February 20, 2018

	GUEST NAME
1.	Sara Spannenberg
2.	Phil Arnold
3.	Rosemary Serbu
4.	David Lindberg
5.	Flo Dartt
6.	Lisa Hsueh
7.	Chen Hsueh
8.	Donna Melody
9.	Linda Corp
10.	Muriel Luther
11.	Stevin Conen
12.	Ellen Brannigan
13.	Ken Harpham
14.	Erik Soderholm
15.	Joyce Payne
16.	Susan Simon
17.	Betty Burrows
18.	Linda Banez
19.	Mariam Soderholm
20.	Linda Banez
21.	Catri Van Der Velde
22.	Adrianne Rosenfeld