

BUILDING/UNIT _____

BUILDING CAPTAIN _____

**MINUTES OF THE REGULAR MONTHLY MEETING OF THE
BOARD OF DIRECTORS
SEAL BEACH MUTUAL FOURTEEN
June 18, 2019**

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, June 18, 2019, followed by the *Pledge of Allegiance*, in Building Five, Conference Room B.

SHAREHOLDER COMMENTS

Several shareholders made comments.

ROLL CALL

Present: President Melody; Vice President Jorgenson; Chief Financial Officer Rosenfeld; Secretary Worthington; and Directors Nevin, Simon and Stefun

Guests: Twenty-Four Mutual Fourteen shareholders

Staff: Ms. Hopkins, Mutual Administration Director
Mr. Black, Building Inspector
Mr. Stolarz, Interim Building Inspector
Mrs. Aquino, Recording Secretary (left at 1:15 p.m.)

President Melody welcomed staff members and guests.

A brief recess was called from 1:21 p.m. to 1:25 p.m.

MINUTES

Following a discussion, and upon a MOTION duly made by President Melody and seconded by Director Simon, it was

RESOLVED to remove the pieces of correspondence from the regular meeting minutes of May 21, 2019 and to approve the minutes as corrected.

The MOTION passed unanimously.

BUILDING INSPECTOR'S REPORT

Inspector Black presented the activity report (attached)

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

RESOLVED to approve placing a temporary hold on the requirement that all new entry doors or change outs shall require a hard wired, mechanical or knocker type doorbell, and further to approve that, as of June 18, 2019, wireless doorbells may be used for remodels and changeouts of front entry doors.

The MOTION passed unanimously.

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

RESOLVED to approve the patio approval submitted for Unit 14-D, with work to be completed by Kress Construction.

The MOTION passed unanimously.

Following questions, Inspector Black and Inspector Stolarz left the meeting at 1:30 p.m.

GRF REPRESENTATIVE'S REPORT

The GRF Representative report was submitted (attached).

SECRETARY/CORRESPONDENCE

Secretary Worthington received no correspondence.

PRESIDENT'S REPORT

President Melody presented his president's report (attached).

VICE PRESIDENT'S REPORT

Vice President Jorgenson submitted her report (attached).

CHIEF FINANCIAL OFFICER'S REPORT

Chief Financial Officer Rosenfeld submitted her report (attached).

**BOARD OF DIRECTORS
MUTUAL FOURTEEN**

June 18, 2019

CONSENT CALENDAR

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

RESOLVED that the board authorizes the following transfers of funds, per detailed and dated resolutions, by consent calendar.

<i>Transfer/ Invoice Date</i>	<i>Amount</i>	<i>Originating/Destination Accounts or Payee</i>
05/20/19	\$85,000.00	US Bank Non-Restricted Money Market to US Bank Checking
05/20/19	\$120,638.40	US Bank Restricted Money Market to US Bank Checking Non-Restricted Money Market
06/05/19	\$138,535.28	ACH Direct Debit from Multiple Shareholders to US Bank Checking
06/05/19	\$78,640.79	US Bank Checking to GRF – US Bank Checking
06/06/19	\$58,949.88	US Bank Checking to US Bank Impound

The MOTION passed unanimously.

UNFINISHED BUSINESS

No Unfinished Business to discuss.

NEW BUSINESS

Following a discussion and upon a MOTION duly made by CFO Rosenfeld and seconded by Director Simon, it was

RESOLVED to acknowledge, per the requirements of the Civil Code Section 5500(a)-(f), a review of the reconciliations of the operating and reserve accounts, operating revenues and expenses compared to the current year's budget, statements prepared by the financial institutions where the Mutual has its operating and reserve accounts, an income and expense statement for the mutual's operating and reserve accounts, the check registers, monthly general ledger and delinquent assessment receivable reports for the month of May 2019.

The MOTION passed unanimously.

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

RESOLVED to ratify the phone poll conducted on May 29, 2019 to approve the tree trimming at a cost not to exceed \$2,757 and authorize the president to sign the necessary documentation with work to be completed by J & J Landscape.

The MOTION passed unanimously.

**BOARD OF DIRECTORS
MUTUAL FOURTEEN**

June 18, 2019

NEW BUSINESS

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

RESOLVED to approve the budget for the Mutual Fourteen annual picnic at a cost not to exceed \$500 for food and \$100 for door prizes.

The MOTION passed unanimously.

Following a discussion President Melody appointed Susan Simon (chair), Jack Nevin (Vice Chair), Jack Faucet, and Muriel Luther to the Bylaws Review Committee.

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

RESOLVED to approve engaging in a GCARP (General Counsel Attorney Retainer Program) with Roseman Law, APC, effective immediately, at a cost not to exceed \$500 per year, and authorize the Mutual President to sign the necessary documentation.

The MOTION passed unanimously.

MUTUAL ADMINISTRATION DIRECTOR'S REPORT

Mutual Administration Director Hopkins did not submit a report.

ANNOUNCEMENTS

- a. Next regular meeting: Tuesday July 16, 2019, at 1:00 p.m., Building Five, Conference Room B
- b. Annual Picnic: Thursday, July 18, 2019, 11:30 a.m. – 2:00 p.m., Clubhouse 1

COMMITTEE REPORTS

Landscape Committee Report

President Melody Presented his report (attached).

Physical Property Committee Report

Director Stéfún presented a verbal report.

Emergency Information Report

Director Nevin presented no report.

**BOARD OF DIRECTORS
MUTUAL FOURTEEN**

June 18, 2019

COMMITTEE REPORTS (continued)

Caregivers Committee Report

Director Simon presented her report (attached).

Porch, Patio and Garden Compliance Committee

Director Simon presented her report (attached).

Pet Committee Report

Vice President Jorgenson presented her report (attached).

DIRECTORS COMMENTS

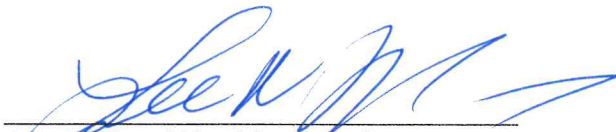
No comments made.

SHAREHOLDER COMMENTS

Several shareholders made comments.

ADJOURNMENT

President Melody adjourned the meeting at 2:00 p.m. and announced that there would be an executive session following the meeting.



Attest, Sue Worthington, Secretary
SEAL BEACH MUTUAL FOURTEEN

ka:06/19/19

Attachments

**RESOLUTIONS IN THE REGULAR
MONTHLY MEETING OF JUNE 18, 2019**

06-18-2019 RESOLVED to remove the pieces of correspondence from the regular meeting minutes of May 21, 2019 and to approve the minutes as corrected.

RESOLVED to approve placing a temporary hold on the requirement that all new entry doors or change outs shall require a hard wired, mechanical or knocker type doorbell, and further to approve that, as of June 18, 2019, wireless doorbells may be used for remodels and changeouts of front entry doors.

RESOLVED to approve the patio approval submitted for Unit 14–D, with work to be completed by Kress Construction.

RESOLVED that the board authorizes the following transfers of funds, per detailed and dated resolutions, by consent calendar.

<i>Transfer/ Invoice Date</i>	<i>Amount</i>	<i>Originating/Destination Accounts or Payee</i>
05/20/19	\$85,000.00	US Bank Non-Restricted Money Market to US Bank Checking
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06/05/19	\$78,640.79	US Bank Checking to GRF – US Bank Checking
06/06/19	\$58,949.88	US Bank Checking to US Bank Impound

RESOLVED to acknowledge, per the requirements of the Civil Code Section 5500(a)-(f), a review of the reconciliations of the operating and reserve accounts, operating revenues and expenses compared to the current year's budget, statements prepared by the financial institutions where the Mutual has its operating and reserve accounts, an income and expense statement for the mutual's operating and reserve accounts, the check registers, monthly general ledger and delinquent assessment receivable reports for the month of May 2019.

RESOLVED to ratify the phone poll conducted on May 29, 2019 to approve the tree trimming at a cost not to exceed \$2,757 and authorize the president to sign the necessary documentation with work to be completed by J & J Landscape.

RESOLVED to approve the budget for the Mutual Fourteen annual picnic at a cost not to exceed \$500 for food and \$100 for door prizes.

RESOLVED to approve engaging in a GCARP (General Counsel Attorney Retainer Program) with Roseman Law, APC, effective immediately, at a cost not to exceed \$500 per year, and authorize the Mutual President to sign the necessary documentation.

JUNE 18, 2019

PRESIDENT'S REPORT

I would like to welcome everyone to our June meeting.

Since our last board meeting, the failure to pass the legally necessary changes to the by-laws have had serious consequences for our mutual as well as the other mutuals who failed to pass the same. As stated under New Business on the Agenda I will be asking the board to approve the formation of a Bylaw Review Committee to facilitate the action which will be required for a new vote.

As we move forward, it is important to understand that the Board has no choice but to follow the California Civil Code in its performance of its duty, and through consultation with our attorney, that process will be formulated in the near future.

Please contact your Director or me for truthful answers to any questions you may have regarding anything under the board's control, including the by-laws.

We currently have 8 units for sale, ranging in price from \$187,000 for a 1 bedroom and \$299,000 to \$599,000 for a 2 bedroom. 3 units were taken off market and 3 were sold. Of the 8 units for sale 6 are Estates.

Mark your calendars for Thursday July 18, for Mutual 14's Annual Picnic, once again hosted by the Neighbor 2 Neighbor Group. As always, it will be a fun event. Flyers will be delivered to all shareholders shortly and information is currently posed in the laundry rooms.

On a sad note, for those that don't know, we lost a very dear friend and neighbor of Mutual 14, Larry Loman. Larry founded and was the editor of the Mutual 14 news which was e-mailed to all who supplied their addresses. Larry worked diligently on the Landscape Committee, the Finance and Budget Committee, and was a friend to all. I know he is in a better place with the Lord, but he is sorely missed. A memorial is being held next Monday, June 24th, at 1:30 at CH2.

I would like to thank those shareholders who have been good neighbors in reporting Mutual issues.

As always, once again if you see something that you question, say something. If you smell smoke, say something. Also, we ask you please not to spread rumors. If you hear something and have questions, ask your Board members for the facts or call me at 714-325-6790.

Respectfully submitted,

Lee W. Melody
President Mutual 14

MUTUAL 14
June 18, 2019
Vice President's Report

A few days ago I had to again handle a large box that was left in the dumpster area. NOTHING should be left in the area outside the dumpsters. The trash company will only removed trash which is in the dumpsters. Cardboard boxes should be cut up, flattened, and placed in the recycle bin. Large items should be taken to the large dumpster area by the gardens. Electronics should be taken to the large dumpster by the purchasing department.

If you observe someone placing items outside the dumpsters in a dumpster area, please notify a director. That person can be charged to have the item removed by maintenance and also fined if the behavior is repeated.

A handwritten signature in cursive script that reads "Valerie Jorgenson".

Valerie Jorgenson 562-296-5428 vjorgenson@outlook.com
Mutual 14 Vice President

CFO Report for June Meeting

As per the May 31, 2019 financial statement Mutual 14 is in very good shape. Although there were some variances that were over budget they weren't anything unusually high and were netted out by under budget items. All in all mutual 14 was under budget by \$4,635
Mutual 14 has \$25.31 over 60 days, letters will be sent to those shareholders

Our total reserves are at \$649,517.95, which is more than sufficient to complete the 6 buildings contracted for 2019

In April our roofing reserve was \$357,445.40 We have spent \$150,791.0383 so far leaving \$206,654.37 in our roofing reserve

Respectfully submitted

Adrianne Rosenfeld

1014 Seal Beach Mutual No. Fourteen
Financial Statement Recap
05/31/2019

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P.O. Box 2069
Seal Beach CA 90740

May Actual	May Budget		2019 Y-T-D Actual	2019 Y-T-D Budget
86,375	86,376	Carrying Charges	431,874	431,880
37,836	37,836	Reserve Funding	189,178	189,180
124,210	124,212	Total Regular Assessments	621,052	621,060
617	584	Service Income	3,081	2,920
747	375	Financial Income	4,160	1,875
1,408	1,942	Other Income	10,521	9,710
2,771	2,901	Total Other Income	17,763	14,505
126,981	127,113	Total Mutual Income	638,814	635,565
51,890	51,890	GRF Trust Maintenance Fee	257,414	259,450
9,751	9,844	Utilities	37,832	49,220
1,552	1,601	Professional Fees	3,815	8,005
0	26	Office Supplies	103	130
14,462	19,071	Outside Services	69,115	95,355
7,835	6,845	Taxes & Insurance	39,515	34,225
37,836	37,836	Contributions to Reserves	189,178	189,180
123,326	127,113	Total Expenses Before Off-Budget	596,971	635,565
3,656	0	Excess Inc/(Exp) Before Off-Budget	41,843	0
9,239	0	Depreciation Expense	49,351	0
(5,584)	0	Excess Inc/(Exp) After Off-Budget	(7,508)	0
		Restricted Reserves		
937	0	Appliance Reserve Equity	13,525	0
2,819	0	Painting Reserve	119,604	0
699	0	Contingency Operating Equity	98,577	0
541	0	Roofing Reserve	174,475	0
15,268	0	Infrastructure Reserve	211,157	0
20,264	0	Total Restricted Reserves	617,338	0

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Landscape Report

June 18, 2019

Mutual 14 landscape continues to look beautiful. Fertilization was completed and we should soon see the results with greener lawns.

Specific trees were identified as needing to be trimmed this month due to excessive growth which could pose a problem. These included the 7 palm tree fronds as well as other large trees. We will be trimming trees again in October.

We have had reports of excess water on some sidewalks and these issues have been addressed by lowering the time watering in those affected areas. Physical Properties has stated that the areas of pooling are due to the sidewalks being lower in certain areas, which enables the pooling of excess runoff. I would like to thank all those shareholders that alert the board to problems and working together we can continue to be the Beverly Hills of Leisure World.

As we head into summer, our landscaper J & J continues to do an outstanding job on both our lawns and gardens. Our gardener, Senone, does outstanding work and Mutual 14 is looking beautiful.

Jose, the owner, responds quickly to any issues reported by shareholders to the board or landscape committee. Thank you, Jose.

The first week in June the lawns will be fertilized again, which will continue to beautify the landscape.

As always, should you have any questions or comments contact your Building Director.

Respectfully submitted,

Lee Melody

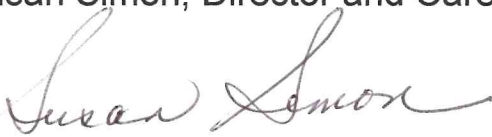
Landscape Chairman

June 18, 2019 Caregiver Report

Please be aware that all caregivers have to re-register by the end of June. It is necessary for each caregiver to have a separate ID for each Mutual they have a patient in. They should also have a new pass for their cars. As of yet, I have not received an updated report on all registered caregivers.

I have made myself available to take photos, provide the necessary forms and collect the documentation of those caregivers who work when our stock transfer office is closed. That procedure has worked well in several cases with the cooperation of our stock transfer office and IT Department that generates the passes.

Susan Simon, Director and Caregiver Chair

A handwritten signature in cursive script, appearing to read "Susan Simon".

Sdwsimon42@gmail.com

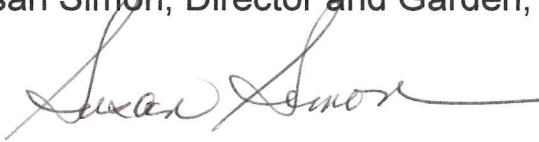
561-702-9249

Garden, Porch, Patio Committee Annual Report June 18, 2019

I am happy to report that shareholders have been very cooperative in complying with the aforementioned regulations.

As a result, our Gardens, Porches, and Patios are an asset to our Mutual.

Susan Simon, Director and Garden, Porch, Patio Committee Chair

A handwritten signature in dark ink, appearing to read "Susan Simon", with a long horizontal flourish extending to the right.

Sdwsimon42@gmail.com

561-702-9249

MUTUAL 14
June 18, 2019
Pet Report

Pets must be registered at the Stock Transfer office, and Pet Registration forms are available at that office. The forms have a listing of those animals which are allowed and those not allowed. When completed, the form must be approved and signed by the mutual president.

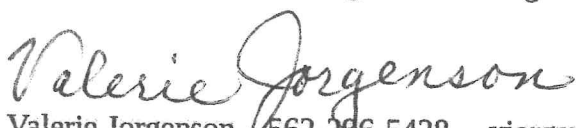
As many as four birds are allowed per unit. In order to register a bird, it must be examined by a veterinarian, vaccinated against all infections, and certified to be free of the avian flu virus. Raucous -voiced birds are not allowed. Birds must be kept inside a unit at all times. It is not required to re-register birds on a yearly basis.

There is a limit of one domesticated, 4-legged pet per unit. Pet dogs or cats must not weigh more than 25 pounds at maturity. When outside the unit, they must be on a leash no longer than 6 feet long.

In order to register a cat, proof must be provided of the weight of the cat and that it has been spray or neutered.. Because all residents of Mutual 14 are required to have liability insurance, proof of this insurance is not required. Cats do not need to be re-registered each year.

In order to register a dog, proof of the following must be provided: City of Seal Beach Pet license, proof the dog has been spay or neuter, proof of inoculations, and proof of weight. Because all residents of Mutual 14 are required to have liability insurance, proof of this insurance is not required. In order to ensure that they are properly inoculated with the rabies vaccine, dogs need to be re-registered each year. In order to re-registered, proof of a current Seal Beach Pet License must be provided. This proof can be a canceled check or an online receipt indicating that the license was renewed online.

I am requesting that owners of pets notify me if they no longer have their pet. I will be reminding dog owners, if needed, to re-register their dog.



Valerie Jorgenson 562-296-5428 vjorgenson@outlook.com