

REVISED

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**MINUTES OF THE REGULAR MONTHLY MEETING
OF THE PRESIDENTS' COUNCIL
SEAL BEACH LEISURE WORLD
April 6, 2017**

The Regular Monthly Meeting of the Presidents' Council of Seal Beach Leisure World was convened at 9:00 a.m. by President Mandeville on Thursday, April 6, 2017, in Clubhouse Four, followed by the *Pledge of Allegiance*.

MEMBERS PRESENT

MUTUAL ONE	Ms. Luther-Stark
MUTUAL TWO	Ms. Baker
MUTUAL THREE	Ms. Ginthner, Vice President
MUTUAL FOUR	Mr. Slater
MUTUAL FIVE	Dr. Coven
MUTUAL SIX	Mr. Garrett
MUTUAL SEVEN	Mrs. Rotter
MUTUAL EIGHT	Ms. Thompson
MUTUAL NINE	Ms. Schnaufer
MUTUAL TEN	Ms. Cummings, Vice President
MUTUAL ELEVEN	Mr. Mandeville
MUTUAL TWELVE	Mrs. Gillon
MUTUAL FOURTEEN	Mr. Melody
MUTUAL FIFTEEN	Ms. Obenauer, Vice President
MUTUAL SIXTEEN	Mr. Grenrock
MUTUAL SEVENTEEN	Mr. Hayes

ABSENT

MUTUAL THREE	Ms. Rutledge
MUTUAL TEN	Ms. Arlart
MUTUAL FIFTEEN	Mr. Friedman

GUESTS

Mr. Rosenberger, District Sales Manager, WASH Multi Family Laundry Systems
Ms. Claudia Peña, Account Manager, WASH Multi Family Laundry Systems
Mrs. Damoci, GRF President
Ms. Esslinger, Vice President, Mutual Two
Mrs. Fellows, Chief Financial Officer, Mutual Seven
Mr. Giles, Chief Financial Officer, Mutual Ten
Ms. Dunagan, Chief Financial Officer, Mutual Fifteen
Ms. Gassman, Vice President, Mutual Seventeen

STAFF

Mr. Ankeny, Executive Director
Ms. Hopkins, Mutual Administration Director
Ms. Fernandez, Mutual Administration Manager
Mr. Weaver, Facilities Director
Mrs. Rodgers, Purchasing Manager
Ms. Shuler, Finance Manager
Ms. Knapp, Stock Transfer Supervisor
Mrs. Aquino, Recording Secretary
Ms. Lukina, Recording Secretary

INTRODUCTIONS/ANNOUNCEMENTS

Mr. Mandeville announced the passing of Mutual Three President, Joyce Rutledge, and requested the flag be dedicated in her name today.

Mr. Mandeville welcomed guests and staff to the meeting, and each President introduced their invited guest from their Board.

GUEST SPEAKERS

Mr. Rosenberger, District Sales Manager from "WASH" displayed a power point presentation of the proposals and services that the company can provide to the individual Mutual corporations.

Ms. Shuler, Finance Manager, discussed the Accounts Receivable collections process. Ms. Shuler clarified the steps taken when the balances are due to the Mutuals by the shareholder/residents for their monthly assessments, SRO fees, property taxes, invoices, late fees, and finance charges that have not been paid.

MINUTES

Mr. Mandeville asked if there were any corrections to the March 2, 2017, Presidents' Council minutes. There being no corrections, the minutes were approved as printed.

GRF PRESIDENT

President Damoci discussed the mandatory new ID cards for all Seal Beach Leisure World shareholders. She also handed out to each Mutual, individual sign-up sheets to help out with the ID processing.

PURCHASING MANAGER

Mrs. Rodgers stated that the purchasing department is now offering the LED light bulbs.

She also discussed the new options for the cook tops. After a discussion, it was the consensus of the Council to move forward with the purchase of the Whirlpool brand cook tops.

MUTUAL ADMINISTRATION DIRECTOR

Ms. Hopkins introduced the new hire for the Mutual Administration Department, Blessilda Fernandez. Ms. Fernandez will be joining the department as the Mutual Administration Manager.

Ms. Hopkins discussed her Mutual Administration statistics inclusive through March 2017, and provided reports for the Stock Transfer Office.

FACILITIES DIRECTOR

Mr. Weaver introduced the new hire for Physical Properties, Bruno Alvarez. Mr. Alvarez will be joining the department as an additional Inspector who will assist with prelisting, and new buyer orientations.

STOCK TRANSFER SUPERVISOR

Ms. Knapp discussed dual ownership within the Mutuals and stated that Stock Transfer will now be notifying the President of the Mutual when dual ownership has been found, and when it has been resolved.

EXECUTIVE DIRECTOR

Mr. Ankeny provided the Council with a flyer for the Life Options Expo. The expo will be taking place on July 8, 2017, from 9:00 a.m. to 12:00 p.m. in Clubhouse 2. The community-based expo will provide shareholders of Leisure World, Seal Beach, with an opportunity to learn about the options that are available to enhance their quality of life. For more information about the Life Options Expo, please contact Cynthia Tostado, at 562-431-6586 extension 317.

Mr. Ankeny provided the Council with a Lost Resident Protocol to be used by the Security Staff when responding to a lost, or disoriented shareholder/member.

Mr. Ankeny reported that staff recently attended a Fair Housing presentation, and that he is looking forward to bringing this presentation to the Mutual Boards in early July/August.

EXECUTIVE DIRECTOR (continued)

Mr. Ankeny discussed the Active Living Disclosures. He stated that this will need to be brought up for discussion by all Mutuels to take action on at their individual Board Meetings.

Mr. Ankeny discussed Policy 7510 – Eligibility Requirements and asked that this policy be looked over, and revised accordingly.

Mr. Ankeny also stated that the hours of operation for the Satellite Security Office will be brought up for discussion to possibly change the hours for closure on Saturdays as well as Sunday mornings, and to stay open two weekday evenings.

He also stated that Physical Property will be recommending to the Board to repaint the red curbing that is fading, and that street marking and signage are being evaluated for upgrades and removals, to be in compliance with the State of California regulations. Once approved by an engineer, the thought is to bring in Seal Beach Police Department for live ticket enforcement.

OLD BUSINESS

Mr. Mandeville asked the Council if their respective Boards came up with any further future ideas for GRF. Ideas that were discussed were; indoor swimming pool, park for grandchildren, allowing guests into facilities, and grandchildren allowed to swim in the pool once a year.

NEW BUSINESS

President Mandeville discussed the Financial Verification Process, and Eligibility Requirements that Leisure World currently abides by. After thorough discussion, President Mandeville called for a committee that will research the Financial Verification Process, and Eligibility Requirements to bring the requirements up to date. The committee will consist of Lee Melody, Chair; Bob Slater; JoAnn Fellows; and Clarence Fuqua.

Mr. Mandeville also brought forth to the Council future planning ideas for electric cars, etc. President Garrett was reported to the Council that the beta test sites for electric vehicle charging stations are up and running and so far have been working quite well.

PRESIDENT'S COMMENTS

Ms. Luther-Stark stated that she was happy that the fire/safety inspections are over.

Ms. Baker stated that Mutual Two is starting on their fire/safety inspections, and hopes it will run smoothly.

Vice President Ginthner thanked Mrs. Rutledge for all the hard work that was done on behalf of Mutual Three, and thanked everyone for their help in this difficult time.

Mr. Slater stated that it was a good meeting.

Dr. Coven stated that it was a good meeting.

Mr. Garrett thanked Mr. Mandeville for a good meeting.

Ms. Rotter stated it was a good meeting, and asked that there not be so much paper at the next meeting.

Ms. Thompson stated that it was a good meeting, and asked how much longer the Presidents Council would be sitting at the dais.

Ms. Schnauffer stated that it was a good meeting.

Vice President Cummings reminded the Council about the Physical Property Council meeting at 1:30, Conference Room B.

Mrs. Gillon asked for a resolution to have the Council sit back on the floor. After a discussion, it was the consensus of the Council to be placed back on the floor.

Mr. Mandeville stated that the Presidents' belong on the dais. He stated that as Presidents' you are important, and that you should be recognized.

Mr. Melody stated that it was a good meeting.

Vice President Obenauer thanked Mr. Mandeville for a good meeting.

Mr. Hayes stated that it was a good meeting.

ADJOURNMENT

Mr. Mandeville adjourned the meeting at 11:33 a.m.

A handwritten signature in cursive script, appearing to read "Phil Mandeville", is written over a horizontal line.

Attest, Phil Mandeville, President
PRESIDENTS' COUNCIL
ka:04/10/17

NEXT MEETING: Thursday, May 4, 2017 at 9:00 a.m.