

**MINUTES OF THE REGULAR MONTHLY MEETING
OF THE PRESIDENTS' COUNCIL
SEAL BEACH LEISURE WORLD
October 5, 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, October 5, 2017, in Clubhouse Four, followed by the *Pledge of Allegiance*.

Mr. Mandeville asked the Council members for a moment of silence regarding the tragedies in Texas, Florida, San Juan Puerto Rico, and Las Vegas.

MEMBERS PRESENT

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

ABSENT

MUTUAL TEN	Ms. Arlart
MUTUAL FOURTEEN	Mr. Melody

GUESTS

Mr. Massetti, Mutual Seventeen, Treasurer
Ms. Stone, GRF President
Mrs. Esslinger, Vice President, Mutual Two
Mr. Gerrity, Secretary, Mutual Four
Mr. Powell, Director, Mutual Five
Mrs. Fellows, Chief Financial Officer, Mutual Seven
Mrs. Berg, Vice President/Chief Financial Officer, Mutual Eight
Mr. Doderio, GRF Representative, Mutual Nine
Mrs. Sprague, Secretary, Mutual Twelve
Mrs. Obenauer, Vice President, Mutual Fifteen

STAFF

Mr. Ankeny, Executive Director
Ms. Hopkins, Mutual Administration Director
Mr. Weaver, Facilities Director
Mr. Bristow, Security Services Director
Ms. Ray, Stock Transfer Manager
Mrs. Rodgers, Purchasing Manager
Mrs. Aquino, Recording Secretary

INTRODUCTIONS/ANNOUNCEMENTS

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

MINUTES

Mr. Mandeville asked if there were any corrections to the September 5, 2017, Presidents' Council minutes. A correction was noted on page 4: under President's Comments, the comment made by Ms. Luther-Stark should read; "While doing an Orientation we moved outside so that Security could hold training on a new coin counting machine". The minutes were approved as corrected.

PURCHASING MANAGER

Mrs. Rodgers stated that air horns are now available for purchase for \$6.78 in the Copy Supply Center as well as the Purchasing Department. They can be heard a mile away and are small enough to fit into the grab and go emergency kits.

SECURITY SERVICES DIRECTOR

Mr. Bristow presented a Power Point presentation outlining the statistics of Leisure World year-to-date. He also stated that an average Security call ranges at 15 minutes per call, and that compared to 2016, both citation and paramedic calls have dropped significantly.

FACILITIES DIRECTOR

Mr. Weaver presented the new procedure when requesting a Service Repair Order (SRO). The SRO email request will be forwarded to all Service Maintenance personnel. The email address is ServiceMaintenance@lwsb.com.

MUTUAL ADMINISTRATION DIRECTOR

Ms. Hopkins presented the Mutual Administration statistics inclusive through August 2017. In addition, she discussed mandatory staff breaks.

STOCK TRANSFER MANAGER

Ms. Ray presented her Stock Transfer statistics report (attached).

EXECUTIVE DIRECTOR

Mr. Ankeny announced there will be a Fair Housing Seminar taking place on October 30, 2017, in Clubhouse 2, at 9:00 a.m. The topics of discussion will be who is protected under California and Federal Fair Housing Laws, how is disability defined under Fair Housing Laws, what constitutes disability based discrimination, and what are reasonable accommodations.

Mr. Ankeny announced that Southern California Edison will begin a construction project that is intended to relocate the utility and other communication lines that run along Seal Beach Boulevard underground. This project will take place in front of the Leisure World entrance at Golden Rain Road. The project will take place in five phases which is expected to begin on October 9, 2017. Due to the nature of this work, there will be lane reductions (mostly in the southbound direction) during the next two months which will cause significant traffic delays and increase wait times at intersections. Access to and from Leisure World and Golden Rain Road is anticipated to remain open at all times. If you have any questions, please feel free to contact the Public Works Department with the City of Seal Beach at (562) 431-2527.

Mr. Ankeny also announced that Phase Two street replacement on St. Andrews south bound will begin in October, with Board approval. This phase will last two to six weeks.

Mr. Ankeny stated that Clubhouse Six renovation is on time for completion and will be open before the flu clinic begins. He also stated that all Clubhouse renovations will be on hold until the first of the year to accommodate all the activities that will be taking place during the holiday period.

Mr. Ankeny also announced there will be a Town Hall Meeting taking place on October 17, 2017, in Clubhouse 2, at 10:00 a.m.

UNFINISHED BUSINESS

Mr. Slater gave an update on the Empty Unit Maintenance/Escrow Committee.

Ms. Dunagan updated the Council on the WASH Multi Family Laundry Systems. She said the new Speed Queen dryers are working great for Mutual Fifteen. She also stated that maintenance is available 24/7 with a response time within 4 hours, and also if at any time the Mutual wishes to cancel, they have an option to do so within 2 years.

Mr. Mandeville updated the Council on the new procedures for Presidents' Council agenda items that has been implemented. Any suggestions for meetings please send an email to Mr. Mandeville so that the item may be placed on the agenda.

UNFINISHED BUSINESS (continued)

He also announced that all Presidents' Council Meeting's will end at 11:00 a.m. unless there is any emergency Council business that needs to take place.

NEW BUSINESS

Mr. Massetti gave a Power Point presentation for Air Quality Monitors by Purple Air. He requests that each Mutual Board approve the individual shareholder's request to place the Purple Air monitor on Mutual property. Unless, the Mutual Board provides a resolution with provisions allowing their shareholders to place the Purple Air monitor on mutual property.

PRESIDENT'S COMMENTS

Ms. Luther-Stark asked who to call regarding dead squirrels. She also stated that Mutual One ratified Policy 7583.01 – Limitation of Vehicles per Unit, and will be working closely with Security to establish policy compliance.

Ms. Baker thanked Mrs. Esslinger, Vice President Mutual of Two, for covering while she was on vacation.

Ms. Ginthner thanked the Council for a great meeting and that she is always receiving great information.

Dr. Coven wished everyone a good day.

Mr. Dowd thanked everyone for their patience while his grandson was attending meetings; and it will be instrumental in the rest of his life's behavior. He also stated that in order to have a global policy, we need to reach a compromise.

Mrs. Rotter said it was an interesting meeting and that there is a lot going on in Mutual Seven.

Ms. Thompson thanked the Council for a nice meeting and wished everyone a wonderful day.

Ms. Schnaufer said it was a good meeting.

Ms. Cummings reminded everyone about the Physical Property Meeting.

Mrs. Gillon said it was a good meeting and that the presentation on Air Quality was great and hopes we will participate.

Mrs. Jorgenson stated that she was jealous that she was here and Mr. Melody was on a cruise in New England.

PRESIDENT'S COMMENTS (continued)

Ms. Dunagan said it was a good meeting and is very interested in participating in the Air Quality Monitors. She also stated to check your insurance coverage because HO6 insurance is designated for condominiums and not co-ops. You can be liable for more than a \$50,000 deductible.


Mr. Grenrock thanked the Council for a good meeting and thanked Mr. Mandeville for acknowledging the hard work the Secretary's do on a daily basis.

Mr. Hayes wished everyone a Happy Halloween.

Mr. Mandeville reminded everyone about the Great Shakeout taking place on October 19, 2017, and 10:19 a.m.

ADJOURNMENT

Mr. Mandeville adjourned the meeting at 11:55 a.m.



Attest, Sue Rotter, Secretary

PRESIDENTS' COUNCIL

ka:10/16/17

Attachments

NEXT MEETING: Thursday, November 2, 2017, at 9:00 a.m.