

MINUTES OF THE REGULAR MEETING OF THE
BOARD OF DIRECTORS OF GOLDEN RAIN FOUNDATION OF LAGUNA WOODS
A CALIFORNIA NON-PROFIT MUTUAL BENEFIT CORPORATION

July 7, 2009

The Regular Meeting of the Golden Rain Foundation of Laguna Woods Board of Directors, a California non-profit mutual benefit corporation, was held on Tuesday July 7, 2009, at 9:30 A.M., at 24351 El Toro Road, Laguna Woods, California.

Directors Present: Erwin Stuller, Bob Miller, Don Tibbetts, Bea McArthur, Bob Hatch, Burns Nugent, Ruth May, Jim McNulty, Ray Gros, Ken Hammer

Directors Absent: Jim Matson (open session only)

Others Present: Milt Johns, Patty Kurzet
Executive *Session*: Milt Johns, Patty Kurzet, Cris Trapp

Designated Representative
from Mutual Fifty: None

CALL TO ORDER

Erwin Stuller, President, served as Chair of the meeting and stated that it was a regular meeting held pursuant to notice duly given and that a quorum was present. The meeting was called to order at 9:30 A.M.

A moment of silence and reflection was held to honor our US Troops who are serving our Country, and for those who are in harm's way.

PLEDGE OF ALLEGIANCE TO THE FLAG

Director Don Tibbetts led the membership in the Pledge of Allegiance to the Flag.

ACKNOWLEDGEMENT OF PRESS

Ms. Janet Whitcomb, a reporter from the Laguna Woods Globe was present, and the Channel 6 Camera Crew, by way of remote cameras, were also acknowledged as present.

APPROVAL OF AGENDA

Without objection, the agenda was approved as submitted.

APPROVAL OF MINUTES

The Board reviewed and approved the Minutes of the Regular Session of June 2, 2009.

CHAIR'S REPORT

No comments were made from the Chair.

OLD BUSINESS

The Board entertained the motion postponed from the prior month regarding a revision to the GRF Traffic Rules and Regulations.

Without objection, the Board approved the revised GRF Traffic Rules and Regulations and adopted the following resolution:

RESOLUTION 90-09-45

WHEREAS, the Golden Rain Foundation Security and Community Access Committee has recommended the adoption of the attached Traffic Rules and Regulations by the Golden Rain Foundation as well as each Mutual Housing Corporation to standardize the traffic rules enforcement program and improve consistency within the community; and

WHEREAS, these Traffic Rules and Regulations are intended to adhere to and not contradict the California Vehicle Code and/or Davis-Stirling Act:

NOW THEREFORE BE IT RESOLVED, July 7, 2009, that the Board of Directors of this Corporation hereby adopts the Golden Rain Foundation of Laguna Woods Traffic Rules and Regulations, dated May 2009; and

RESOLVED FURTHER, that enforcement of said rules shall commence upon proper notice to the Membership of the community; and

RESOLVED FURTHER, that the officers and agents of this corporation are hereby authorized on behalf of the corporation to carry out the purpose of this corporation; and

RESOLVED FURTHER, that Resolution G-02-64 adopted July 8, 2002; Resolution G-93-92 adopted August 3, 1993; and Resolution 90-03-39, adopted April 1, 2003 are hereby superseded and cancelled.

NEW BUSINESS

Director Ruth May made a motion to authorize the GRF President as Board Representative to approve disseminating informational communications. Director Bea McArthur seconded the motion. By a vote of 7-0-2 (Directors Nugent and Hammer abstained), the motion carried.

Director Ken Hammer made a motion to approve the request from the Laguna Woods Democratic Party to Register Voters in the Clubhouse III Parking Lot. Director Ray Gros seconded the motion and discussion ensued.

By a vote of 8-1-0 (Director May opposed) and the motion carried.

CONSENT CALENDAR

Without objection, the Consent Calendar was approved, and the following actions were taken:

RESOLUTION 90-09-46

WHEREAS, GRF's current policy requires that clubs/organizations have at least four meetings per year on the same day of the month and time for those reservations to rollover from one year to the next; and

WHEREAS, the Bowler' Club meets four times a year, with one dinner dance, but the meetings are not all on the same day of the month and time; and is requesting an exception to the rollover reservation policy so their meetings, including their special dinner dance all rollover from year to year rather than utilizing the lottery system;

NOW THEREFORE BE IT RESOLVED, July 7, 2009, that the Board of Directors of this Corporation hereby grants the exception for 2010; and

RESOLVED FURTHER, that the officers and agents of this Corporation are hereby authorized on behalf of the Corporation to carry out the purpose of this Resolution.

RESOLUTION 90-09-47

WHEREAS, the Board of Directors of this Corporation adopted Resolution 90-07-81 which approved the new Recreation Division Policy, Section II Use of Clubhouses and Community Center Rooms; and

WHEREAS, Section XIII(j) *Clubhouse Bulletin Boards, Posting Flyers, Announcements, etc*, only allows posters advertising events at Clubhouse Three; and

WHEREAS, the Aquadettes are requesting an exception to GRF policy to place one poster at each clubhouse advertising its upcoming annual Aqua Follies show;

NOW THEREFORE BE IT RESOLVED, July 7, 2009, that the Board of Directors of this Corporation hereby makes an exception to its Policy and approves the request of the Aquadettes to place one poster at each clubhouse advertising its upcoming annual Aqua Follies show; and

WHEREAS, the posters would be displayed from July 23, 2009 until their show scheduled for August 27-30, 2009; and

RESOLVED FURTHER, that the officers and agents of this Corporation are hereby authorized on behalf of the Corporation to carry out the purpose of this Resolution.

RESOLUTION 90-09-48

RESOLVED, July 7, 2009, that the Board of Directors of this Corporation hereby approves the use of Clubhouse Five on Saturday June 26, 2010, by the Saddleback Kiwanis Club to hold its annual Casino Night Fundraiser; and

RESOLVED FURTHER, that the Saturday Night Dance shall be moved to Clubhouse Two for that night; and

RESOLVED FURTHER, that the officers and agents of this corporation are hereby authorized on behalf of the corporation to carry out the purpose of this resolution.

RESOLUTION 90-09-49

RESOLVED, July 7, 2009, that the Board of Directors of this Corporation hereby approves the use of the Redwood Room in the Laguna Woods Village Community Center, at no cost, by the AARP TCE TaxAide Group during the 2010 tax season every Wednesday from February 1, 2010 through April 15, 2010 for tax preparation services; and

RESOLVED FURTHER, that the officers and agents of this corporation are hereby authorized on behalf of the corporation to carry out the purpose of this resolution.

RESOLUTION 90-09-50

RESOLVED, July 7, 2009, that the Board of Directors of this Corporation hereby approves the request from South County Outreach to place food barrels in the Clubhouses, the library, and the Community Center in support of its Annual Food Drive from July 1, 2009 through August 14, 2009; and

RESOLVED FURTHER, that the officers and agents of this Corporation are hereby authorized on behalf of the Corporation to carry out the purpose of this resolution.

Approve Closing Clubhouse One back parking lot for a Fitness Event on August 11, 2009 from 7:00 A.M. until noon.

COMMITTEE REPORTS

Director Bob Miller gave the Treasurer's and Finance Committee reports.

Director Bob Miller made a motion to rescind Resolution 90-09-42 adopted June 2, 2009 approving to pay off the remaining Cable TV loan note balance. Director Ruth May seconded the motion and discussion ensued. By a vote of 9-0-0, the motion carried.

The Secretary of the Corporation, Director Bea McArthur, read a proposed resolution approving the transfer of \$1,200,000 from accumulated operating surplus to the Facilities Fund, and the transfer of \$500,000 from accumulated operating surplus to the Equipment Fund. Director McArthur moved to approve the resolution. Director Hammer seconded the motion.

Member Maxine McIntosh (68-C) addressed the Board on the motion.

By a vote of 9-0-0, the motion carried and the Board of Directors adopted the following resolution:

RESOLUTION 90-09-51

WHEREAS, according to the Davis-Stirling Act, a Common Interest Development shall not retain significant operating surplus (funds that are not needed to defray current operating costs); and

WHEREAS, the Golden Rain Foundation Balance Sheet reflects a total operating surplus from the prior year of over \$1.7 million;

NOW THEREFORE BE IT RESOLVED, July 7, 2009, that the Board of Directors of this Corporation hereby authorizes the transfer of \$1,200,000 from accumulated operating surplus to the Facilities Fund, and the transfer of \$500,000 from accumulated operating surplus to the Equipment Fund; and

RESOLVED FURTHER, that the officers and agents of this corporation are hereby authorized on behalf of the corporation to carry out the purpose of this resolution.

A motion was made and seconded to approve the Finance Committee's recommendation to appropriate an unbudgeted expenditure of \$8,800 to advertise Laguna Woods Village in the NARFE special annual publication.

Member Harry Rockey (263-A) commented on advertising and saving money for the Community.

Without objection the motion was withdrawn.

The Secretary of the Corporation read a proposed resolution authorizing a supplemental appropriation in the amount of \$5,700 from the Equipment Fund to ratify the expenditure for the emergency replacement of the cooling fan motor at Clubhouse Seven. Director McArthur moved to approve the resolution. Director Hammer seconded the motion and discussion ensued.

By a vote of 9-0-0, the motion carried and the Board of Directors adopted the following resolution:

RESOLUTION 90-09-52

WHEREAS, the motor which powered the cooling fan at Clubhouse Seven failed and was replaced immediately by an outside contractor at a cost of \$5,700;

NOW THEREFORE BE IT RESOLVED, July 7, 2009, that the Board of Directors of this Corporation hereby authorizes a supplemental appropriation in the amount of \$5,700 from the Equipment Fund to ratify the expenditure for the emergency replacement of the cooling fan motor at Clubhouse Seven; and

RESOLVED FURTHER, that the officers and agents of this corporation are hereby authorized on behalf of the corporation to carry out the purpose of this resolution.

Director Miller commented on past and present frivolous lawsuits.

Director Ruth May reported from the Government and Public Relations Committee.

The Secretary of the Corporation read a proposed resolution to pursue proactive measures to maintain balance, productivity, and civilized discourse to the governance of Laguna Woods Village. Director McArthur moved to approve the resolution. Director May seconded the motion and discussion ensued.

By a vote of 9-0-0, the motion carried and the Board of Directors adopted the following resolution:

RESOLUTION 90-09-53

WHEREAS, the Boards of Directors and every resident of Laguna Woods Village has an ongoing vested interest in the well-being of the community and the public image it projects; and

WHEREAS, the Boards of Directors of the Golden Rain Foundation, United Mutual, Mutual 50 and Third Mutual wish to stand united as leaders of this community to defend the reputation of Laguna Woods Village and the property interests of each and every resident;

NOW THEREFORE BE IT RESOLVED, July 7, 2009, that this Board intends to pursue proactive measures to maintain balance, productivity and civilized discourse to the governance of Laguna Woods Village; and

RESOLVED FURTHER, that this Board hereby pledges to join the three other community boards to foster a positive and truthful representation of this community; and

RESOLVED FURTHER, that this Board will express support for all democratically elected board members in Laguna Woods Village regardless of their views as long as they fulfill their duties, obey the bylaws and conduct themselves with respect and decorum, and

RESOLVED FURTHER, that this Board will work to foster democratic practices that ensure that the opinions and desires of the larger community are acknowledged, respected and observed.

The Secretary of the Corporation read a proposed resolution authorizing an unbudgeted expenditure of \$8,800 to advertise Laguna Woods Village in the NARFE special annual publication. Director Hammer moved to approve the resolution. Director May seconded the motion and discussion ensued.

Members Jerry Sheinblum (3488-C) and Maxine McIntosh (68-C) commented on the motion.

By a vote of 9-0-0, the motion carried and the Board of Directors adopted the following resolution:

RESOLUTION 90-09-54

WHEREAS, the National Association of Retired Federal Employees (NARFE) is read by over 328,000 subscribers and publishes a monthly magazine for its membership, and each year it has a special publication featuring communities to retire to; and

WHEREAS, the Government and Public Relations Committee recommended purchasing an ad in the publication to help market Laguna Woods Village to potential residents;

NOW THEREFORE BE IT RESOLVED, July 7, 2009, that the Board of Directors of this Corporation hereby authorizes an unbudgeted expenditure of \$8,800 to advertise Laguna Woods Village in the NARFE special annual publication; and

RESOLVED FURTHER, that the officers and agents of this corporation are hereby authorized on behalf of the corporation to carry out the purpose of this resolution.

The Secretary of the Corporation read a proposed resolution authorizing an unbudgeted expenditure of \$3,745 to authorize staff and resident volunteers to participate in the California

Senior Expo. Director McArthur moved to approve the resolution. Director May seconded the motion and discussion ensued.

Members Maxine McIntosh (68-C), Charlene Sydow (646-A), and Jerry Sheinblum (3488-C) addressed the Board on the motion.

Director Gros amended the motion to add an additional \$3,000 to cover all the necessary costs. Director Hammer seconded the motion and discussion ensued.

Member Frankie Henry (679-C) commented on the motion.

By a vote of 8-1-0 (Director Hatch opposed), the amendment carried.

By a vote of 9-0-0, the motion carried as amended, and the Board of Directors adopted the following resolution:

RESOLUTION 90-09-55

WHEREAS, the California Senior Expo will be held at the LA Convention Center on August 16th, 2009 where seniors and caregivers can meet experts from government, non-profit and private organizations with products and services to make their lives better during their golden years; and

WHEREAS, the Government and Public Relations Committee recommended purchasing a booth to publicize Laguna Woods Village to potential residents;

NOW THEREFORE BE IT RESOLVED, July 7, 2009, that the Board of Directors of this Corporation hereby authorizes an unbudgeted expenditure of \$6,745 to authorize staff and resident volunteers to participate in the California Senior Expo with a premium booth at the California Senior Expo on August 16th, 2009; and

RESOLVED FURTHER, that the officers and agents of this corporation are hereby authorized on behalf of the corporation to carry out the purpose of this resolution.

Director Ken Hammer reported from the Bus Services Committee.

The Secretary of the Corporation read a proposed resolution authorizing a supplemental appropriation in the amount of \$93,500 from the Equipment Fund for the purchase of GPS equipment to be used in conjunction with demand-response software. Director McArthur moved to approve the resolution. Director Gros seconded the motion and discussion ensued.

Member Charlene Sydow (646-A) addressed the Board on the motion.

By a vote of 9-0-0, the motion carried and the Board of Directors adopted the following resolution:

RESOLUTION 90-09-56

WHEREAS, the Laguna Woods Village bus system operates a daytime demand-response bus service for residents with special medical and/or physical conditions and operates an evening demand-response bus service for all residents between 6:15 and 11:00 p.m. Monday through Saturday; and

WHEREAS, an analysis of the fixed route bus system revealed that the buses were empty or nearly empty during off-peak hours, especially from 8 a.m. to 9 a.m. and 5 p.m. to 6 p.m. Monday through Sunday; and

WHEREAS, the phased-in conversion of fixed routes operating between 8 a.m. and 9 a.m. and between 5 p.m. and 6 p.m. Monday through Sunday to demand-response routes will improve service levels in bus operations and reduce operating costs; and

WHEREAS, the introduction of a Global Positioning System (GPS) into the demand-response bus operations will allow for real-time tracking of bus locations and for the addition of last-minute trips as the schedule allows;

WHEREAS, the Golden Rain Foundation has already been awarded a federal government grant to cover 89% of the cost of a Global Positioning System (GPS); and

NOW THEREFORE BE IT RESOLVED, July 7, 2009, that the Board of Directors of this Corporation hereby authorizes the phased-in conversion of fixed routes operating between 8 a.m. and 9 a.m. and between 5 p.m. and 6 p.m. to demand-response routes and a supplemental appropriation in the amount of \$93,500 from the Equipment Fund for the purchase of GPS equipment to be used in conjunction with demand-response software; and

RESOLVED FURTHER, that the officers and agents of this corporation are hereby authorized on behalf of the corporation to carry out the purpose of this corporation.

Director Hatch reported from the Community Activities Committee.

The Secretary of the Corporation read a proposed resolution accepting a donation of a used baby grand piano. Director McArthur moved to approve the motion. Director Hammer seconded the motion.

By a vote of 9-0-0, the motion carried and the Board of Directors adopted the following resolution:

RESOLUTION 90-09-57

RESOLVED, July 7, 2009, that the Board of Directors of this Corporation hereby accepts the donation of a used baby grand piano from Saddleback Emeritus Instructor Douglas Custance, valued at a total of \$1,000;

RESOLVED FURTHER, that such equipment shall be used in the Clubhouse Three rehearsal room; and

RESOLVED FURTHER, that the President of this Corporation is hereby authorized to advise said donor in writing and to express the thanks of the corporation.

In Director Jim Matson's absence, Director McArthur reported from the Landscape Committee.

The Secretary of the Corporation read the following proposed resolution approving GRF's revised Bench Policy:

RESOLUTION 90-09-

WHEREAS, over the years, a few benches, in a variety of styles, have been **purchased by Grf or** donated to GRF by individuals or organizations, and these benches can affect both the aesthetics of the Community and the landscape maintenance operations; and

WHEREAS, currently GRF has no approved policy regarding standard styles, colors or anchoring used for benches;

NOW THEREFORE BE IT RESOLVED, September 1, 2009, that the Board of Directors hereby approves the thermoplastic coated metal mesh bench in dark green as its bench standard style and color for benches.

RESOLVED FURTHER, that the Board of Directors further approves, as an alternative, benches made of recycled plastic in dark green (similar to the ones used on the golf course of recent); and

RESOLVED FURTHER, that such benches shall be installed on either a concrete pad (if along sidewalk) or on concrete anchors in the grass (if the location is not along sidewalk); and

RESOLVED FURTHER, that the benches will have a seat height of 16 inches with a rolled front edge and equipped with a back and arm rest; and

RESOLVED FURTHER, in the case of donated benches, that the cost of manufacturing and installation of the bench shall be borne by the donor; and

RESOLVED FURTHER, that Resolution 90-08-76 adopted October 7, 2008 is hereby superseded and cancelled; and

RESOLVED FURTHER, that the officers and agents of this corporation are hereby authorized on behalf of the corporation to carry out the purpose of this resolution.

Director McArthur moved to approve the motion. Director Gros seconded the motion and discussion ensued.

Member Maxine McIntosh (68-C) recommended changes to the resolution by adding the words “purchased by GRF or” in the first paragraph, and adding a “RESOLVED FURTHER, that the benches will have a seat height of 16 inches with a rolled front edge and equipped with a back and arm rest.”

Director May made a motion to approve the amendments. Director Gros seconded the motion and the amendment carried unanimously.

Without objection, the resolution as amended was postponed to the Old Business portion of the August Meeting to satisfy the statutory thirty-day notice requirement.

Director Bea McArthur reported from the Gate Renovation Ad Hoc Committee.

In Director Matson’s absence, Director Don Tibbetts reported from the Golf Building Ad Hoc Committee.

Director Don Tibbetts reported from the Maintenance and Construction Committee.

The Secretary of the Corporation read a proposed resolution authorizing the use of Capital Plan P07023 for Golf Building Planning and Architectural Services, at an estimated cost of \$545,900. Director McArthur moved to approve the motion. Director Tibbetts seconded the motion.

By a vote of 9-0-0, the motion carried and the Board of Directors adopted the following resolution:

RESOLUTION 90-09-58

WHEREAS, as part of the 2007 Capital Plan, the Golden Rain Foundation approved funding for planning, architectural, and engineering services for the Gate 12 East area (Capital Plan P07023); and

WHEREAS, obtaining services for the Golf Building Planning and Architectural Services comports with the scope of Capital Plan P07023; and

NOW THEREFORE BE IT RESOLVED, July 7, 2009, that the Board of Directors of this Corporation hereby authorizes the use of Capital Plan P07023 for Golf Building Planning and Architectural Services, at an estimated cost of \$545,900; and

RESOLVED FURTHER, that the officers and agents of this corporation are hereby authorized on behalf of the corporation to carry out the purpose of this corporation.

Director Bea McArthur reported from the Broadband Committee.

Director Ray Gros reported from the Security and Community Access Committee.

The Secretary of the Corporation read a proposed resolution authorizing a supplemental appropriation in the amount of \$12,400 from the Unappropriated Expenditures Fund to install “rumble strips” at four (4) different intersections in the Community. Director McArthur moved to approve the motion. Director Gros seconded the motion and discussion ensued.

Members Charlene Sydow (646-A) and Kay Margason (510-C) addressed the Board on the motion.

By a vote of 9-0-0, the motion carried and the Board of Directors adopted the following resolution:

RESOLUTION 90-09-59

WHEREAS, during a 3 month period there have been a high number of Security Staff issued vehicle stop sign violations, specifically to individuals who do not come to a complete stop or ignore the stop sign posting entirely, in the Community; and

WHEREAS, some intersections have a higher number of violations than others and there is a safety need to enhance stop sign compliance;

NOW THEREFORE BE IT RESOLVED, July 7, 2009, that the Board of Directors of this Corporation hereby authorizes a supplemental appropriation in the amount of \$12,400 from the Unappropriated Expenditures Fund to install rumble strips (Bott’s Dots) across the traffic lanes in front of the stop signs at four (4) different intersections in the Community, and monitor compliance for a 90-day period; and

RESOLVED FURTHER, that the officers and agents of this corporation are hereby authorized on behalf of the corporation to carry out the purpose of this corporation.

MEMBER COMMENTS ON COMMITTEE REPORTS

- Lucie Falk (3377-A) addressed Director Hatch on his CAC report regarding Pool 2 and addressed Director Miller on his comments on frivolous lawsuits
- Maxine McIntosh (68-C) commented on the CAC report regarding the pools and commented on the Gate Renovation Ad Hoc Committee
- Frankie Henry (679-C) commented on the Treasurer's report and the Unity Resolution
- Herb Harris (454) commented on the Security report regarding the Towers' fire and thanked staff for their assistance

DIRECTORS' COMMENTS

- Director Hammer commented on keeping dogs on leashes
- Director Tibbetts commented on speeders in the Community
- Director McArthur commented on the Community's leash rules
- Director Gros addressed an email he received from United Director Mike Curtis on his plan for the United recall election
- Director Nugent commented on adding HD channels and moving to digital TV
- Director McNulty commented on the termination of the Emeritus Program

MEMBER COMMENTS

- Charlene Sydow (646-A) commented on communication between residents and board members and commented on the United Recall
- Lucie Falk (3377-A) commented on freedom of expression and speech
- Maxine McIntosh (68-C) commented on approving the Consent Calendar
- Kay Margason (510-C) commented on service levels and lack of communication with the residents
- Richard Palmer (3031-O) commented on water conservation
- Ray Gros (5128) commented on the circulating misinformation and encouraged residents to come together as a community
- Marv Rosenhaft (823-A) commented on setting the facts straight and encouraged residents to attend a meeting at Clubhouse 3 to learn about the true facts
- Jerry Sheinblum (3488-C) commented on the misprint in the paper regarding the Third Mutual Nominating Committee and encouraged residents to run for the Board
- Frankie Henry (679-C) commented on the United recall and encouraged the residents to attend a meeting at Clubhouse One
- Karel Brouwer (3189-C) commented on increasing assessments

RESPONSES TO MEMBER COMMENTS

- Director Hatch addressed Ms. Margason's comment on resident communication

MEETING RECESS

The meeting recessed at 12:00 P.M. and went into Executive Session at 12:51 P.M.

Summary of Previous Closed Session Meetings per Civil Code Section §1363.05

During its Regular Executive Session Meeting of June 2, 2009, the Board reviewed and approved the Minutes of the Regular Executive Session Meeting of May 5, 2009; held a Disciplinary Hearing; and discussed contractual and member disciplinary matters.

ADJOURNMENT

There being no further business to come before the Board of Directors, the meeting adjourned at 3:57 P.M.

Elizabeth C. McArthur, Secretary

RECREATIONAL VEHICLE (RV) PARKING AREAS
Rules and Regulations

Resolution 90-09-39

- A. The Security Division has the primary responsibility for administration, governance and coordination of maintenance issues for the Recreational Parking Lots A and B. For information or maintenance issues in regard to the Recreational Parking Lots A or B, call Security at 949-268-2284.

Except where otherwise defined and/or approved by GRF directive, Recreational Vehicles will be defined in accordance with California Health and Safety Code 18010, as follows:

"Recreational Vehicle" means both of the following:

1. A motor home, travel trailer, truck camper, or camping trailer, with or without motive power, designed for human habitation for recreational, emergency, or other occupancy that meets all of the following criteria:
 - It contains less than 320 square feet of internal living room area, excluding built-in equipment, including, but not limited to, wardrobe, closets, cabinets, kitchen units or fixtures, and bath or toilet rooms
 - It contains 400 square feet or less of gross area measured at maximum horizontal projections
 - It is built on a single chassis
 - It is either self-propelled, truck-mounted, or permanently towable on the highways without a permit
2. A park trailer, as defined in Section 18009.3

- B. The following described resident solely-owned, operated and DMV registered recreational vehicles are eligible to be placed in a leased RV space. All vehicles must be in operating condition.

- Travel trailers 13 to 40 feet in length
- Fifth wheel trailers 15 to 40 feet in length
- Folding camp trailers
- Class A recreational motor home, built on a truck chassis with gasoline or diesel engine
- Class C recreational motor home, built on a modified van chassis and usually overhangs the cab
- Class B conversion van camper (may have a raised roof)
- Truck camper or cab over camper, but detaching the cab over camper from the truck for the purpose of stowing the camper shell is not permitted in the RV lots
- Boats on trailers (personal water craft i.e. Jet Skis, Sea Doos or similar vessel are also allowed as space permits)

- C. The following described vehicles are not permitted to be placed in a leased RV space and may be towed away at the vehicle owner's expense:
- Any and all flat bed trailers of any length
 - Any trailer used to transport motorcycles, go-carts or ATVs
 - U-Haul open or closed type trailers
 - Any eligible (as described in section B) DMV registered recreational vehicle converted into a storage unit
 - Any boat, or personal water craft (i.e. Jet Skis, Sea Doos or similar craft) trailer without a boat or water craft
 - Any trailer used to transport cargo that was not intended by the manufacturer for human habitation
 - No horse trailers. Contact the Recreation Division at (949) 597-4272 for information on storage
- D. All recreational vehicles must be in operating condition at all times and must be currently registered in the State of California (or any other state) with current tags placed on the vehicle license plate.
1. A one-time exception of one year to allow residents with special circumstances to provide a certificate of non-operation issued by the DMV in lieu of a current vehicle registration may be allowed. Special circumstances might include temporary physical impairment or other reasons deemed valid by the Security Director, but will not include the vehicle being inoperable.
 2. Out-of-State registered vehicles must be in the process of receiving California registration. Official paperwork from the California DMV must be submitted supporting this at time of application, unless proof is provided that supports exemption from California registration.
- E. Only recreational vehicles registered solely to a resident or residents of Laguna Woods Village will be given permits. A resident owner or resident owners of a currently registered Recreation Vehicle will provide the following information at the time of application to rent a RV space and annually thereafter: a Valid Driver's License, proof of appropriate theft and liability insurance, and vehicle registration papers. In addition, the Security Division must verify the vehicle before it is placed in the assigned space.
- F. Any changes in the vehicle ownership, address, insurance or phone number of the owner, or the license plate number of the vehicle, must be reported to the Security Division within seven (7) days of the change.
- G. Spaces in the RV lots will be assigned by the Security Division on a first come, first served basis, one vehicle per space. A maximum of two spaces per manor may be assigned, in accordance with Item H. Owners of multiple manors are allowed a maximum of two spaces in accordance with Item H. Spaces will be assigned by the length of the vehicle in order to make the best use of the available spaces. Space assignments are subject to change upon notification. Vehicle may only be parked within the footprint of the assigned space. A car caddy may be parked with a motor home. Vehicles not parked in their assigned space will be subject to tow at owners' expense.

- H. Residents are permitted to lease two RV Lot spaces per manor. Residents will be permitted to use the second space for vehicles as defined in the Rules and Regulations. Vehicles used for towing, or vehicles that are towed in conjunction with the primary RV may also be permitted, but **only** in the second space leased. These vehicles may include automobiles; passenger vans designed to accommodate ten (10) or fewer people; sport utility vehicles; trucks; or boats or personal water craft on open trailers. A reserve pool of five (5) empty parking spaces (an assortment of sizes) will be maintained for new first-space lessees. A second space will be leased to a resident **only** if a large enough space is available: there are no new residents on the RV lot waiting list for a parking space of equal or lesser size; and the reserve pool of five (5) empty parking spaces is maintained.

Second space leases will be assigned on a first come, first served basis. Residents occupying space in Lots A and B who would like a second space will be required to submit their name, contact information, and the type and size of RV or other permitted vehicle they will store. The resident will be required to provide two preferred methods of contact, such as a home phone, a cell phone, a relative's phone, or an e-mail address. Each resident can only submit one vehicle for consideration. Of the available spaces for lease, the closest fit greater than or equal to the size of the vehicle will be assigned.

If a resident has a vehicle that no space can accommodate, they will be placed on the Second Space waiting list. Because spaces will be assigned to the best fit available, there is no guarantee that the second space will be adjacent to, or even in the same lot as, the primary space.

If a new resident makes a request for a parking space for an RV and there are no spaces available or no appropriate size space available in the reserve pool of five (5) empty parking spaces, a resident may be required to vacate if they are leasing a second space having a size that could accommodate the new resident's RV. The space to be vacated would be chosen at random from a pool of second spaces of equal or greater size required for the new resident's RV. If there is no second space that is large enough to accommodate the new resident's RV, they will be added to the normal waiting list.

Residents will be given a 30-day notice by GRF if required to vacate their second space in order to accommodate a new resident's RV. Staff will attempt to contact the vacating resident, and will send a letter to their manor informing them they are required to vacate.

If the space is not vacated within 30 days of the postmarked date of the notice, a Notice of Violation will be issued, and could result in disciplinary procedure and/or fines. The resident may be at risk of having the RV towed and would be responsible for the towing and impound fees. If the resident is on vacation or otherwise indisposed, or cannot be reached by the contact person they have given, it will not be Staff's responsibility to go above and beyond the procedures required in the Recreational Vehicle (RV) Parking Areas – Rules and Regulations regarding notification. The resident would be advised when requesting a second space that they should always have a back-up plan for RV storage.

- I. No structures of any kind may be erected on the leased space (i.e. tents, canvas covers, portable garage, etc.).
- J. Security may request that a RV be moved as required for maintenance of the RV lot. When a 10-day notice has been issued, and if the vehicle has not been moved, Staff may

move the vehicle or have the vehicle moved. All costs incurred will then be charged to the resident leasing the space.

- K. The RV Lot lease fee is \$160.00 per space per year. Annual billing is sent out each January for all RVs stored in the RV lots as of January 1 of each year. A prorated refund will be given if the RV space is cancelled during the year.
- L. RV lot keys or access shall only be granted to those residents having a RV lot permit. A maximum of two keys or cards per space will be issued. The resident will be the only one issued a key or card for access to the lots. The resident may not give or loan their keys or cards to anyone. In order for a non-resident to tend to a permitted vehicle without the permitted resident being present, a Letter of Authorization must be on file in the Security Division. The authorized person then will contact Security to gain access to the lot.
- M. The Security Division will charge \$10.00 as a deposit for each key or card. This fee is refundable upon return to the Security Division. Keys must be returned to Security and cards deactivated upon cancellation of the space. The fee for replacement of lost keys or cards is \$25.00 and it is not refundable.
- N. A current copy of the RV Parking Areas Rules and Regulations will be issued to the responsible party of the leased space at time of application. Security will notify residents when the Rules and Regulations are revised by GRF.
- O. The GRF Board of Directors has authorized the Security and Community Access Committee and the Security Division to strictly enforce all Rules and Regulations noted herein. The Security and Community Access Committee has authorized the Security Division to tow or remove vehicles or property in violation of these Rules and Regulations, from the RV Storage Lots at the owner's expense, Violators will be cited, and continued violations could result in GRF imposing a fine of up to \$500.00 and/or restricting privileges. Any exceptions to these operating procedures require approval of the Director of Security or designee and/or the Golden Rain Foundation. Notice of Violation (NOV) records shall be kept for three years. The Board of Directors of the Corporation shall establish penalties for violations of these regulations. Penalties may be greater for repeated violations within a three-year period.
- P. It is prohibited to allow RVs to be plugged into the electrical outlets on the light poles for more than three days in a 30-day period. When Security observes an infraction of this rule, the RV will be issued a Notice of Violation and will be unplugged without notice to the resident.
- Q. It is prohibited to operate a generator in an unattended RV. When Security observes an infraction of this rule, the RV will be issued a Notice of Violation and the generator will be shut off without notice to the resident.

- R. If a vehicle is occupied (lived in) while it is parked in the RV lot or within Laguna Woods Village, the responsible resident will be subject to disciplinary action by the GRF Board of Directors.
- S. The speed limit within the RV lot shall not exceed 10 miles per hour. Violators will be issued a Notice of Violation.
- T. Residents are required to keep the area around their RVs clean and free of clutter/litter at all times. All trash is to be placed in trash containers. No debris shall be tossed onto the slopes. No hazardous materials are to be disposed of in the RV lot (i.e. batteries, tires, anti-freeze and other vehicle fluids). Residents should be conscious of standing water and make every effort to avoid this (i.e. drain plug pulled, covers taut, etc.). Tarps and covers must be maintained; frayed, torn or worn tarps or covers that create an unsightly appearance or clutter will result in a Notice of Violation.
- U. No materials of any kind may be stored in the space outside of the vehicle or trailer. Security has the right to issue a Notice of Violation, or remove and discard any equipment or property of any kind that is left in the space or any other area of the RV Storage Lot. All costs associated with the removal and disposal of non-authorized materials will be at the owner's expense.
- V. Blocks or planks shall be used under jacks or iron wheels, etc. to prevent excessive loads on the asphalt. Violations observed within a resident's space will result in a Notice of Violation.
- W. Wheel blocks, planks, bricks, wheel covers, etc. are not to be abandoned in an unoccupied resident's space. Abandoned materials will be discarded by Security.
- X. Wheels of the RVs shall be blocked to prevent accidental coasting or movement due to strong winds or other conditions. Violations observed within a resident's space will result in a Notice of Violation.
- Y. The rules regarding use of the wash area and/ or sanitary connections are posted and must be followed. Violations observed will result in a Notice of Violation.
- Z. Damage to other vehicles shall be reported to the owner of the vehicle and to the Security Division in accordance with the California DMV Code Section 20002.
- AA. No repairs, restoration or any mechanical maintenance shall be permitted on the premises. The vehicle must be removed from the RV lot for any repairs or maintenance. No work or maintenance shall be done to a RV while in the lot that would tend to litter the area around the space, such as removing wheels and tires, overhauling, reconstruction, changing engine oil, etc. The Security Division Watch

Commander (597-4257) may allow a variance to the above based upon exigent circumstances.

- BB. Vehicles or trailers must be parked legally, and must not block the right-of-way of any other vehicle.
- CC. A resident's car may be parked in the RV lot space assigned to that resident's registered recreational vehicle when the registered recreational vehicle is not present.
- DD. RVs may be parked at the resident's manor for up to six hours while the vehicle is being loaded or un-loaded. If more time is required due to extenuating circumstances, the Security Division Watch Commander (597-4257) may approve additional time to load or un-load.
- EE. Any prior rules or agreements in existence at the time these operating procedures are adopted are superseded and canceled.
- FF. Non-payment of fees in addition to any late fees incurred may result in the disciplinary procedure being implemented by GRF and imposition of fines up to \$500 and/or restriction of privileges.
- GG. If an issued Notice of Violation has not been addressed/corrected by the lessee within 30 days of notification, an additional NOV will be issued. If continued disregard by the lessee is observed, additional disciplinary measures will be entertained by the Board that will include an imposition of fines up to \$500 and/or restriction of privileges.

Schedule of Monetary Fines: Recreational Vehicle Parking Areas*			
Violation	1st Offense	2nd Offense	3rd Offense (or more)
Hazardous Material Violation	\$50	\$100	\$150
Wheel Block Violation	\$40	\$60	\$80
Jack Support Violation	\$40	\$60	\$80
Maintenance or Repair Violation	\$50	\$100	\$150
Expired Registration Violation	\$50	\$100	\$150
Clutter Violation	\$40	\$60	\$80
Flat Tire Violation	\$40	\$60	\$80
Miscellaneous (Minor)	\$25	\$50	\$75
Miscellaneous (Major)	\$50	\$100	\$150
*Consult the Recreational Vehicle Parking Areas Rules & Regulations manual for further detail on RV Lot traffic violations			