

Open Meeting

**MINUTES OF THE REGULAR MEETING OF THE
BOARD OF DIRECTORS OF
LAGUNA WOODS MUTUAL NO. FIFTY
A CALIFORNIA NON-PROFIT MUTUAL BENEFIT CORPORATION**

July 19, 2007

The Board of Directors of Laguna Woods Mutual Fifty, a California non-profit mutual benefit corporation, met at 10:00 a.m. on Thursday, July 19, 2007 at 24055 Paseo del Lago West, Laguna Woods, California.

Directors Present: Richard Wurzel, Chair; Ruth Mervis; Janet Schwartz; and Robert Lutz; Tom Jackson

Directors Absent: None

Advisors Present: Keith Wallace

Others Present: Judie Zoerhof, Milt Johns, Patty Fox

1. Call to Order:

Richard Wurzel, Chair, stated that it was a regular meeting of the Corporation and that a quorum was present. The meeting was called to order at 10:00 A.M.

2. Pledge of Allegiance to the Flag:

President Wurzel led the membership in the Pledge of Allegiance to the Flag.

3. Approval of the Minutes:

The minutes of the Regular Meeting of June 21, 2007 were approved.

4. Member Comments:

- Larry Johnston (50-B) addressed the Board on traffic enforcement
- Leonore Gitter (610) commented on Mr. Johnston's comments
- Dorothy Rochelle (101) inquired on changes to future 4th of July parties
- Molly Hayes (105) commented on showing movies in Lortscher Hall
- Ramona Petersen (652) commented on the sewing room

5. Financial and Budget Report:

a. GRF Finance Committee

Director Jackson presented the Treasurer's report.

6. City of Laguna Woods:

No report was made on behalf of the City of Laguna Woods.

7. Standing Committee Report:

- a. Activities Committee:** No report was made on behalf of the Activities Committee.

b. Business Planning Committee: Director Jackson announced the upcoming Business Plan Meeting to review version 2 of the budget.

c. Information and Orientation Committee: Freda Sullivan reported on behalf of the Information and Orientation Committee.

8. GRF Committees:

a. Community Activities Committee: Robert Lutz reported on behalf of the Community Activities Committee.

b. Broadband Services Committee: No report was given.

c. Government and Public Relations Committee: No report was given.

d. Bus Service Committee: Janet Schwartz reported on behalf of the Bus Service Committee.

e. Select Audit Committee: No report was given.

9. Guckenheimer Food Service Report:

Christopher Ramirez was present and reported on behalf of Guckenheimer.

- Molly Hayes (105), Mary Van Ness (255), John Miller (256), and Dorothy Rochelle (101) commented on the Guckenheimer Food report.

10. Golden Rain Foundation:

Milt Johns, General Manager, reported on the July 3, 2007 Golden Rain Foundation Board Meeting.

11. Administrators Report:

Judie Zoerhof reported that a jackhammer is currently being used to remove bubbled asphalt, and indicated that the jackhammer will be used for other projects in the future.

12. Old Business

No old business came before the Board.

13. New Business

Director Lutz made a motion to add under New Business 13(b) *Approval of Recording Notice of Delinquent Assessment Lien for Member 932-960-64*, and 13 (c) *Approval of Recording Notice of Delinquent Assessment Lien for Member 932-962-09*. Director Jackson seconded the motion and the motion carried unanimously.

a. Approve Inspectors of Election

Director Mervis made a motion to approve the resolution approving the Inspectors of Election. Director Schwartz seconded the motion.

By a vote of 4-0-0, the motion carried and the Board of Directors adopted the following resolution:

RESOLUTION M50-07-30

WHEREAS, the Duties of the Inspectors of Election of Homeowner Associations have been significantly expanded by law; and

WHEREAS, the Laguna Woods Mutual No. Fifty Board of Directors has as its criteria conducting an efficient and accurate election;

NOW THEREFORE BE IT RESOLVED July 19, 2007 that the Board of Directors of this Corporation hereby appoints the following Accounting Firm as Inspectors of Election for the counting of ballots for the 2007 Election of Directors of this Corporation to be held on Thursday, December 6, 2007 at 10:00 A.M.

Schonwit & Associates

b. Approve Recording Notice of Delinquent Assessment Lien

Director Mervis made a motion to approve the resolution authorizing recording a Notice of Delinquent Assessment Lien. Director Jackson seconded the motion.

By a vote of 3-1-0 (Director Schwartz opposed), the motion carried and the Board of Directors adopted the following resolution:

RESOLUTION M50-07-31

WHEREAS, Member 932-960-64 is currently delinquent to Laguna Woods Mutual Number Fifty with regard to the monthly assessment; and

WHEREAS, a Notice of Delinquent Assessment (Lien) will be filed upon adoption of this resolution following at least a majority vote of the Board (with no delegation of such action by the Board), acting in an open meeting, and for which the Board's vote is recorded in the minutes;

NOW THEREFORE BE IT RESOLVED, July 19, 2007 the Board of Directors of this Corporation on behalf of the Corporation hereby approves the recording of a Lien for Member 932-960-64; 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.

c. Approve Recording Notice of Delinquent Assessment Lien

Director Mervis made a motion to approve the resolution authorizing recording a Notice of Delinquent Assessment Lien. Director Jackson seconded the motion.

By a vote of 4-0-0, the motion carried and the Board of Directors adopted the following resolution:

RESOLUTION M50-07-32

WHEREAS, Member 932-962-09 is currently delinquent to Laguna Woods Mutual Number Fifty with regard to the monthly assessment; and

WHEREAS, a Notice of Delinquent Assessment (Lien) will be filed upon adoption of this resolution following at least a majority vote of the Board (with no delegation of such action by the Board), acting in an open meeting, and for which the Board's vote is recorded in the minutes;

NOW THEREFORE BE IT RESOLVED, July 19, 2007 the Board of Directors of this Corporation on behalf of the Corporation hereby approves the recording of a Lien for Member 932-962-09; 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.

14. Discussion Items

No discussions came before the Board

15. President's Comments:

President Wurzel commented on making improvements to the Towers.

16. Resale & Leasing Report:

Milt Johns reported on the year-to-date resale and leasing activity.

17. Directors Forum:

There were no comments at this time.

Recess:

The meeting recessed at 11:02 A.M. and reconvened into Executive Session at 11:10 A.M.

During its June 21, 2007 Regular Executive Session Board Meeting, the Board reviewed and approved the Minutes from the April 19, 2007 Regular Executive Session; and discussed personnel, contractual, and litigation issues.

There being no further business to come before the Board, the meeting was adjourned at 11:39 A.M.

Ruth Mervis, Secretary

