

MINUTES OF THE REGULAR MEETING OF THE
BOARD OF DIRECTORS OF THIRD LAGUNA HILLS MUTUAL
A CALIFORNIA NON-PROFIT MUTUAL BENEFIT CORPORATION

January 17, 2006

The Regular Meeting of the Third Laguna Hills Mutual Board of Directors, a California non-profit mutual benefit corporation, was held on Tuesday, January 17, 2006 at 9:00 A.M. at 24351 El Toro Road, Laguna Woods, California.

Directors Present: Richard Moos, Mark Schneider, Gunter Vogt, Jim Keysor, James Matson, Phyllis Fish, George Arnold, Robert Hatch, Dominic Burrasca, Raymond Gros, Larry Souza

Directors Absent: None

Others Present: Milt Johns, Patty Fox, Janet Price (9:17 A.M. – 9:27 A.M.)
Executive Session: Cris Trapp

CALL TO ORDER

Director Richard Moos, President of the Corporation, chaired 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 9:00 A.M.

A moment of silence was held to honor the US Troops serving our country and those in harm's way.

PLEDGE OF ALLEGIANCE

Director Bob Hatch led the Membership in the Pledge of Allegiance to the Flag.

ACKNOWLEDGEMENT OF PRESS

Cheryl Walker from the News, and the LWV Channel 6 Camera Crew were acknowledged as present.

APPROVAL OF AGENDA

The Agenda was approved as submitted.

APPROVAL OF THE MINUTES

The Minutes of the Regular Meeting of December 20, 2005 were approved as submitted.

CHAIRMAN'S REPORT – Richard Moos

President Moos commented on the disposition of the Broadband System; dispelled rumors on GRF plans to sell the Stables; reminded the Membership to sign up for EZ PAY to pay for assessments; and announced the upcoming Merrill Lynch Presentations.

GENERAL MANAGER'S REPORT – Milt Johns

Mr. Milt Johns reported on legislation that is currently under consideration by lawmakers that would lessen the percentage vote required of the membership to allow for a given Member to utilize or transfer common area to become part of their separate interest by way of changing the Condominium Plan. Director Bob Hatch made a motion to support the legislation. Director Gunter Vogt seconded the motion. Discussion ensued. By a unanimous vote of 10-0-0, the motion carried.

Ms. Janet Price entered the meeting at 9:17 A.M.

Mr. Johns also provided a status report on the Home Depot slope repair and the construction of an emergency access roadway to Gate 14.

TREASURER'S REPORT

Director Robert Hatch reported on the Treasurer's Report and from the Third Finance Committee.

Ms. Janet Price left the meeting at 9:27A.M.

OLD BUSINESS

No action was taken.

NEW BUSINESS

By way of consensus, the Board agreed to waive the reading of the Committee Appointment Resolution. The Secretary of the Corporation, Director Gunter Vogt read the proposed changes to the Committee Appointments. Director Vogt made a motion to approve the resolution. Director Phyllis Fish seconded the motion. By a unanimous vote of 10-0-0, the motion carried and the Board of Directors adopted the following resolution:

RESOLUTION 03-06-01

RESOLVED, January 17, 2006 that the following persons are hereby appointed to serve on the committees and services of this corporation:

Maintenance and Construction

Jim Matson, Chair
Larry Souza, Vice Chair
Ray Gros
Phyllis Fish
Jim Keysor
Mark Schneider
Gunter Vogt
George Arnold
Robert Hatch
Dominic Burrasca
Richard Moos
Advisors: John Heiney

Landscape

Phyllis Fish, Chair
Dominic Burrasca
George Arnold
Robert Hatch
Mark Schneider
Advisors: John Dudley, Ann Souza

Non-voting advisor: Charlene Sydow

Finance

Bob Hatch, Chair
Gunter Vogt, Vice Chair
Jim Matson
Larry Souza
Ray Gros
Phyllis Fish
Jim Keysor
Mark Schneider
George Arnold
Dominic Burrasca
Richard Moos
Advisor: Jim Hart

Long Range Planning

Mark Schneider, Chair
Ray Gros, Vice Chair
Jim Keysor
Bob Hatch

Traffic

Ray Gros, Chair
George Arnold, Vice Chair
Dominic Burrasca

Select Audit

Bob Hatch
Richard Moos

Resident Information Services

Phyllis L. Fish
Dominic Burrasca

New Resident Orientation

Per Rotation List

Representative to Laguna Canyon Foundation

Gunter Vogt

RESOLVED FURTHER, Resolution 03-05-31, adopted October 18, 2005 is hereby superseded and canceled.

The Secretary of the Corporation, Director Vogt read a proposed resolution on the Nominating Committee Appointments. Director Vogt made a motion to approve the resolution. Director

Schneider seconded the motion. By a unanimous vote of 10-0-0, the motion carried and the Board of Directors adopted the following resolution:

RESOLUTION 03-06-02

RESOLVED, January 17, 2006 that the following persons are hereby appointed to serve on the Nominating Committee of this Corporation:

Virginia Templeton, Chair
Grete Rothschild
Dorothy Bilecki
Justine Ratner
Dave Schlenker
Kay Matusko
Charlie Little

RESOLVED FURTHER, that Resolution 03-05-05, adopted February 15, 2005 is hereby superseded and cancelled.

No action was taken to change the time of the regularly scheduled Board Meetings.

CONSENT CALENDAR

The Consent Calendar was approved and the following actions were taken:

Maintenance & Construction Committee Recommendations:

- | | |
|---------|--|
| 2280-B | Approval that the Mutual bears the cost of outstanding charge for service |
| 3108-Q | Denial of request to retain light brown vinyl frame (trim) on retrofitted windows/doors in living room, master bedroom, guest bedroom, and around picture window in living room |
| 3181-C | Denial of request for lodging reimbursement |
| 3391-A | Approval of request to replace sliding glass doors in master bedroom, guest bedroom and in patio area with new windows of differing dimensions than existing sliding glass doors, with contingencies |
| 3420-1H | Denial of request to retrofit windows, without retrofitting sliding glass door |
| 5077 | Approval of request to retain satellite dish installed on fascia board of manor, with contingencies |
| 5275 | Approval of request to install brick border along landscaped front area of manor, with contingencies |
| 5311 | Approval of request to extend the kitchen and dining room, with contingencies |
| 5311 | Approval of request to extend the Master Bedroom and Garden Extension, with contingencies |

- 5311 Approval of request to revise entry and front door, with contingencies
- 5311 Approval of request to install new entrance patio trellis, with contingencies

(b) Landscape Committee Recommendations

No action was taken

COMMITTEE REPORTS

Director Jim Matson reported from the Maintenance and Construction Committee.

The Secretary of the Corporation, Director Vogt read a proposed resolution authorizing a supplemental appropriation to repair the beam at Building 5500. Director Vogt made a motion to approve the resolution. Director Gros seconded the motion. By a unanimous vote of 10-0-0, the motion carried and the Board of Directors adopted the following resolution:

RESOLUTION 03-06-03

WHEREAS, Building 5500 is a three-story El Mirador-style building with second and third floor exterior walkways supported by rough sawn wood glued-laminated beams; and

WHEREAS, during routine maintenance, it was discovered that one of the beams supporting a section of the third floor walkway to be delaminating;

NOW THEREFORE BE IT RESOLVED, January 17, 2006 that the Board of Directors of this Corporation hereby authorizes a supplemental appropriation of \$30,800 to be funded from the Unappropriated Expenditures Fund to repair the beam at Building 5500; 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, Director Vogt read the following proposed resolution on amending Third Mutual Alteration Standard Section 4 – *Air Conditioning/Heat Pump Units*:

RESOLUTION 03-06

WHEREAS, the Board of Directors of this corporation adopted Resolution M3-96-28 on May 21, 1996, which approved the Third Laguna Hills Mutual Standards; and

WHEREAS, the Maintenance & Construction Committee of this Corporation recognizes the need to further amend a portion of the standards with regard to Section 4 – *Air Conditioning/Heat Pump Units*;

NOW THEREFORE BE IT RESOLVED, February 21, 2006, that Section 4 – *Air Conditioning/Heat Pump Units* is hereby amended as attached to the official minutes of this meeting; and

RESOLVED FURTHER, that Resolution M3-96-28, adopted May 21, 1996 is hereby amended and Resolution 03-05-20 adopted September 20, 2005 is hereby superceded 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 Vogt made a motion to approve the resolution. Director Arnold seconded the motion.

Director Hatch made a motion to table to satisfy the 30-day notification process. Director Matson seconded the motion. By a unanimous vote of 10-0-0, the motion carried.

Director Phyllis Fish reported from the Landscape Committee.

Director Mark Schneider reported from the Third Long Range Planning Committee.

Mutual Member Jerry Sheinblum (3488-C) addressed the Board on a contingency plan.

Director Dominic Burrasca reported from Resident Information Services.

Director Robert Hatch reported on the Mutual resale and lease activity.

Director Ray Gros reported from the Traffic Committee.

GRF COMMITTEE REPORTS

Director Robert Hatch reported from the GRF Finance Committee.

Director Jim Matson reported from the Maintenance & Construction Committee.

Director Mark Schneider reported from the Community Activities Committee.

Director Mark Schneider reported from the Government and Public Relations Committee.

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

Director Jim Keysor reported from the Broadband Services Committee.

Director Dominic Burrasca reported from the Bus Services Committee.

GOOD OF THE ORDER
AUDIENCE

- Jerry Sheinblum (3488-C) addressed the Board on surge protectors; and announced the next CCA Townhall meeting on Thursday January 26 at Clubhouse 5 at 1:30 P.M.
- George Portlock (2379-B) commented on the reserve requirements

DIRECTORS

- Director Gros commented on the Plumbing sub-committee
- Director Souza commented on the importance of the 100% Reserve Requirements
- Director Schneider commented on the Reserve Requirements

The meeting recessed at 10:37 A.M. and reconvened into Executive Session at 10:58 A.M.

During its December Regular Executive Session Meeting, the Board approved the minutes of the Regular Executive Session of November 15, 2005, discussed member disciplinary and contractual issues; and reviewed the Litigation Status Report.

The Traffic Committee of the Board met in Executive Session in December to discuss member disciplinary issues.

With no further business before the Board of Directors, the meeting was adjourned at 12:10 P.M.

Gunter Vogt, Secretary