

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

Thursday April 15, 2021

The Board of Directors of Laguna Woods Mutual No. Fifty, a California non-profit mutual benefit corporation, met at 10:00 a.m. on Thursday, April 15, 2021 at 24055 Paseo Del Lago West, Laguna Woods, California.

Directors Present: Ryna Rothberg-Chair, John Carter, Inesa Nord-Leth, Margaret Bennett (left at 12:10pm) and Al Amado

Directors Absent: None.

Staff Present: Ariana Rodriguez, Lisa Armstrong, Renee Pedroza, Ed Presley, Michael Miller

Others Present: Scott Scheer (ChargePoint), Rob Esterley (Interior Designer)

CALL TO ORDER

Director Rothberg called the meeting to order at 10:05 a.m. and established that a quorum was present.

APPROVAL OF AGENDA

By unanimous consent, the Board approved the Agenda.

SECRETARY REPORT

Without objection, the Board approved the minutes of:

- March 18, 2021 General Session Meeting Minutes
- March 25, 2021 General Session Meeting Minutes

CHAIR REMARKS

Director Rothberg informed the membership about Asian Hate Crime around the world, and how it is the moral obligation of the residents to speak up on these issues.

UNFINISHED BUSINESS

Electric Vehicle Charging Station – Presentation

Scott Scheer presented the membership with information for installing ChargePoint vehicle charging stations at The Towers and SoCal Edison rebates available. The rebates include rebates covering full cost of updating the infrastructure and rebates on the actual equipment. The Board would have to apply for the rebate with SoCal Edison. The cost would be about \$12,000 per unit and about \$3,000 rebate from Edison. There is a software involved at a cost of \$300 annually. The cost for running stations would be paid by the users based on our current electric rate. The initial investment would range from \$50,000-\$100,000 without considering the return rebates.

Director Carter moved to take the initial steps to get information from Edison and get on their waitlist for rebates. Director Bennet seconded the motion. By a vote of 5-0-0, the motion passed.

First Floor Interior Designer – Presentation

Rob Esterley, Interior Designer provided a proposal and design boards for the membership to all see. Mr. Esterley's proposal ranges from \$30,000-\$50,000. The Board tabled this item.

MANAGEMENT REPORT

Ms. Armstrong gave the management reports for March 2021, including: The Resale Report, the Leasing Report, and the Dining Services Reports (including budget figures/variances).

TREASURER'S REPORT

Director Amado reported on the February 2021 Financials. He is showing a positive figure for the 2 months and reported there are 17 vacant mutual owned units. He reported we are receiving less income due to this. He reported we spent about \$190,000 out of Reserves to date and have budgeted about \$200,000.

Director Carter moved to approve the Financials for February 2021. Director Nord-Leth seconded the motion. By a vote of 5-0-0, the motion passed.

HOMEOWNER FORUM

Resident Katie Holgate, unit 1259, questioned why the door stoppers were taken off in the Game Room and wants the ability to leave the door open and the water station back.

Resident Maureen Mamula, unit 654, commented on the proposed area for a dog park.

Resident Chace Kendro, unit 102, complimented the website, questioned the mission and purpose for the orientation committee, and zoom. She requested the Board create a new charter with the purpose and duties of the committee.

Resident Kay McNamara, unit 254, questioned the ping pong hours, lifting the seating restrictions for different events, suggests better presentation/detail is needed from the prospective designer, and commented on dog urine in the Tower 2 Tunnel.

The Board and Ms. Armstrong addressed the following comments:

- Director Amado commented that the Activities Committee will review the ping pong hours.
- Ms. Armstrong mentioned that staff is currently looking for a location to set the ping-pong table up making available at all hours.
- Ms. Armstrong informed the residents that the dog park discussion is on the agenda.
- Mr. Presley informed the residents that the Game Room doors are fire doors and stoppers are not allowed per the Fire Department.
- Director Bennet requested that the water stations not be made available because of COVID and health concerns.
- Director Rothberg directed Mr. Presley to get a quote on installing additional cameras in the tunnels.

COMMITTEE REPORTS

Committee Chairs and/or Board liaisons read their respective reports and addressed questions.

UNFINISHED BUSINESS

First Floor Interior Designer – Presentation

Dining Services Reopening Plan

Mr. Miller provided the Board with Guidelines for Sit-down service in the Crystal Patio beginning April 20th. This is Phase II-B of the dining reopening plan.

NEW BUSINESS

Landscape Enhancement – Lounge 2 Plant Proposals

Ms. Pedroza provided 3 different proposals for plants in Lounge 2. The Board tabled this item.

Approval of Reserve Study Proposal

Director Amado moved to approve RSI for the preparation of the reserve study in the amount of \$3,360. Director Carter seconded the motion. By a vote of 5-0-0, the motion passed.

Guest Discussion

Director Carter moved to not allow outside guest for private parties, any Towers activities, or in the dining rooms during COVID. Director Amado seconded the motion. By a vote of 3-0-1, the motion passed.

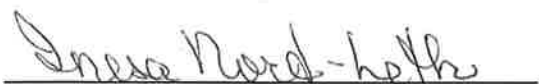
The Board informed residents that the guest suite is not available for rent now.

Dog Park Proposal

Ms. Armstrong presented to the Board a resident request to install a gate for a dog park. By unanimous consent the motion passed.

ADJOURNMENT

The Meeting was adjourned at 12:56 p.m.



Inesa Nord-Leth
Inesa Nord-Leth, Secretary

