



OPEN SESSION

Minutes of the Regular Meeting of the Golden Rain
Foundation Tuesday, May 1, 2018, 9:30 a.m.
24351 El Toro Road, Laguna Woods, California.

Directors Present: Thomas Sirkel, Beth Perak, Ray Gros, Joan Milliman,
Diane Phelps, Jim Matson, Richard Palmer, Annette Sabol
Soule, Judith Troutman, Bert Moldow and Jim Juhan

Directors Absent: None

Staff Present: Brad Hudson, Siobhan Foster, Chris Spahr, Bruce
Hartley, Cheryl Silva, and Whitney Thornton

Others Present: United Mutual: Juanita Skillman, Gary Morrison, and Carl
Randazzo
Third Mutual: Bill Walsh and John Frankel
VMS: Mary Stone and Dick Rader
Mutual Fifty:

1. Call to Order

President Sirkel called the meeting to order at 9:30 a.m., and acknowledged that a quorum was present.

2. Pledge of Allegiance to the Flag

Director Phelps led the meeting in the Pledge of Allegiance to the Flag.

3. Acknowledgment of Media

A representative of the Laguna Woods Globe and the Village Television Camera Crew, by way of remote cameras, were acknowledged as present.

4. Approval of Agenda

Director Moldow made a motion to approve the Agenda as amended. Director Matson seconded the motion and it passed by unanimous consent.

5. Approval of Minutes

Director Sabol Soule made a motion to approve the minutes of April 3, 2018. The motion was seconded by Director Perak and it passed by unanimous consent.

6. Report of the Chair

President Sirkel thanked all Residents, Staff and GRF Directors who have helped advance the Pickleball – Paddle Tennis project.

7. Update from VMS

Director Shimon gave an update of the VMS meetings in the month of April:

- VMS Meeting Schedule
- Breeze updated
- Weekly email blasts
- Kudos Cards
- Online suggestion box
- Tree Walk Guide
- Monday Memo
- Operation Rules
- Employee Newsletter
- What's Up In the Village
- Eileen Paulin doing an outstanding job
- List for Handyman pilot program

8. CEO Report

Brad Hudson, CEO, gave a report on upcoming community events and updates on current renovation and construction projects:

- Pickleball-Paddle Tennis
- Gatehouse remodels
- Pools 4 and 6 maintenance
- Golf course maintenance and improvements
- Technology Demonstrations
- Village Games 1st 5K run
- Landscaping upgrades
- Spin classes and Clubhouse 5
- Cinco de Mayo is sold out
- Kentucky Derby Event
- Memorial Golf Tournament
- Waitlist for Handyman Service

9. Open Forum (Three Minutes per Speaker)

Members spoke on the following topics: Laguna Woods Village Foundation services update, Clubhouse 3 renovations, meeting room availability for Clubs, traffic and parking issues associated with Senior Summit and Jewish Food Fair, the bus service, Gate 1 right turn only lane, automated gate for RV lot, appreciation for Arbor Day event, fire extinguisher training, Kiwanis' hearing aid and eye glasses donation box located at library, Outside events being held in The Village

10. Response to Open Forum Speakers

Several Directors and the CEO responded to member comments. Several Directors and the CEO expressed concern about hosting large events in The Village.

11. Consent Calendar –

Director Palmer made a motion to approve the Consent Calendar as amended. Director Sabol Soule seconded the motion and it passed by unanimous consent.

- (a) GRF Security and Community Access Committee Endorsement of Frank Tybor, Advisor

12. Unfinished Business

- (a) Entertain a Motion to Approve a Resolution for Amendments to the Golf Cart Policies and Procedures

The Secretary of the Board read the following resolution:

RESOLUTION 90-18-19
GOLF CART POLICIES AND PROCEDURES

WHEREAS, the Golden Rain Foundation of Laguna Woods Village (GRF) desires to set standardized golf cart policies and procedures related to Community safety and access control, including decals, RFIDs and fees; and

WHEREAS, electric golf carts plugged into common area electricity must pay the current annual golf cart charging fee as determined by Mutual policy; and

WHEREAS, the golf cart decals and RFID remain the property of GRF; and

WHEREAS, GRF has concerns about properly maintained golf carts, unattended extension cords and golf cart chargers that are not positioned at least six inches above the floor.

NOW THEREFORE BE IT RESOLVED, on May 1, 2018 that the following amendments are introduced to the Laguna Woods Village Vehicle, Traffic, and Parking Rules, Section X, Golf Carts and Golf Cars:

GOLF CART REGISTRATION

Residents are required to register all golf carts;

Registration includes the application of a permanent seven-digit serial number on a reflective tamper resistant white background with black numbers. This GRF decal will be placed by Staff on the front windshield, driver side, lower corner and shall be visible at all times.

GOLF CART PLUG IN VEHICLES IN COMMON AREA

Resident Golf Carts that are allowed to connect to Mutual common area

electricity will be issued a reflective tamper-resistant Mutual decal for registration purposes, yellow for United Laguna Woods Mutual (ULWM) and green for Third Laguna Hills Mutual (TLHM).

The ability to charge using common area electricity is included in the annual Electric Golf Cart fee for carts registered to any manor that does not have a private garage/carport. In order to have access to common area electricity, golf carts will be issued a ULWM or TLHM Decal that Staff will place on exterior rear fender on the lower corner furthest from the driver.

All Golf Cart charging equipment must be certified and maintained to UL standards. Golf Cart chargers may not be utilized within storage cabinets.

The Mutual decal may be revoked upon expiration, withdrawal, or termination from the program; or non-compliance with these rules.

Any golf cart connected to a common area outlet without authorization will be disconnected and receive a Notice of Violation (NOV), and will be charged the annual charging cost as determined by TLHM/ULWM Golf Cart Policy as a fee and be required to obtain a current Mutual decal; in addition to the other enforcement actions allowed in these rules. Non-residents and guests are prohibited from connecting to common area outlets.

UNATTENDED GOLF CART EXTENSION CORDS, BATTERY CHARGERS

Unattended extension cords may not be used in GRF, ULWM, or TLHM for any purpose. All golf cart battery chargers must be elevated a minimum of six inches from the floor. Residents found with unattended extension cords and/or golf cart chargers that are not a minimum of six inches above the floor will be subject to fines.

FEES AND FINES

Refer to the applicable Fee Schedules for GRF, United, and Third.

RESOLVED FURTHER, if a golf cart ownership change occurs, the current owner must notify and register the change with VMS Administration; and

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

MARCH Initial Notification

30-day notification to comply with Civil Code §4360 has been satisfied.

Director Milliman made a motion to approve amendments to the Golf Cart Policies and Procedures. Director Sabol Soule seconded the motion.

President Sirkel restated the motion and discussion ensued among the Directors.

Director Milliman made a motion to approve amendments to the Resolution for Golf Cart Policies and Procedures. Director Moldow seconded and the motion passed by unanimous consent.

(b) Entertain a Motion to Approve a Resolution Ratifying EV Charge Station Fees

The Secretary of the Board read the following resolution:

RESOLUTION 90-18-20
EV Charge Station Fees

WHEREAS, the Golden Rain Foundation of Laguna Woods Village (GRF) desires to adopt renewable energy initiatives in the Community; and

WHEREAS, a dual-port EV charging station was installed at the north-west corner of the Community Center parking lot, adjacent to the trash enclosure (ATT1), and is powered by a meter billed to the Golden Rain Foundation; and

WHEREAS, the charge station is operated under contract with ChargePoint and registration on the www.chargepoint.com website is required to use the charge station.

NOW THEREFORE BE IT RESOLVED, on May 1, 2018, that GRF adopts a fee schedule for the EV charging station located at the Community Center parking lot, designed to provide free charging to GRF fleet vehicles, to cover average cost of charging for Laguna Woods Village residents and VMS Inc. employees, and to set a rate comparable to fuel costs for all other users;

RESOLVED FURTHER, the Board ratifies the current fee schedule:

<u>User Type</u>	<u>Fee Amount</u>
GRF Fleet Vehicles	Free
Residents	\$0.17 per kWh
VMS Employees	\$0.17 per kWh
General Public	\$0.30 per kWh

RESOLVED FURTHER, the Board will periodically review electricity bills to determine appropriate adjustments in the charge rates and amounts will be published on the GRF Fee Schedule; and

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

MARCH Initial Notification

30-day notification to comply with Civil Code §4360 has been satisfied

Director Milliman made a motion to approve ratifying the fee schedule for the electric vehicle (EV) charging station located at the Community Center parking lot. Director Phelps seconded the motion.

President Sirkel restated the motion. There being no discussion, President Sirkel asked for a vote and the motion passed by unanimous consent.

(c) Entertain a Motion to Approve a Resolution for Electronic Payment Policy

The Secretary of the Board read the following resolution:

RESOLUTION 90-18-21
ELECTRONIC PAYMENT POLICY

WHEREAS, Golden Rain Foundation of Laguna Woods Village (GRF) has adopted several electronic payment methods over the years; and

WHEREAS, credit card payments are accepted at several point-of-sale locations, such as those used at the Village Greens (Resolution 90-11-102), Broadband Services (Resolution 90-12-130), and the Performing Arts Center (Resolution 90-14-01), with the associated merchant processing fees absorbed into operations at these revenue-generating operations; and

WHEREAS, GRF offers an electronic payment method for monthly assessments called EZPay and 70 percent of Laguna Woods Village members take advantage of this free auto-debit service to automatically deduct assessments from their bank account; and

WHEREAS, GRF desires to increase electronic payment options for assessments and introduce options for chargeable services; and

WHEREAS, GRF has initiated a service agreement with RevoPay to process electronic payments via the Community's resident portal and in person at the Community Center, which will be activated once the technology infrastructure is in place;

NOW THEREFORE BE IT RESOLVED, on May 1, 2018, that GRF adopts the acceptance of electronic payments for assessments, fines, fees, and chargeable services with the payor being charged a convenience fee equal to an amount necessary to offset all processing fees contracted with the merchant provider; and

RESOLVED FURTHER, fees will start at 2.95 percent per credit card transaction and \$1.95 per eCheck/ACH transaction and will be updated, as needed, based on

contractual agreements and passed on to the payor without further resolution updates;
and

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

MARCH Initial Notification

30-day notification to comply with Civil Code §4360 has been satisfied

Director Milliman made a motion to approve a Resolution to establish Board policy for acceptance of electronic payments for assessments, fines, fees, and chargeable services with the payor being charged a convenience fee equal to an amount necessary to offset all processing fees contract with the merchant provider. Director Perak seconded the motion.

President Sirkel restated the motion and discussion ensued among the Directors.

President Sirkel asked for a vote and the motion passed by unanimous consent.

13. New Business

This item was moved from 13(d)

- (d) Discuss and Consider a Contract Award – Paddle Tennis & Pickleball Court Renovations

Director Perak made a motion to approve awarding a contract to Mutzco Construction in the amount of \$359,610 for the design and construction of seven Paddle Tennis & Pickleball courts including four lighted courts at Gate 12.

Director Matson seconded the motion and the motion passed by unanimous consent.

- (a) Tree Removal Request - Lawn Bowling Facility

The Secretary of the Board read the following resolution:

RESOLUTION 90-18-22
Tree Removal Approval

WHEREAS, on March 26, 2018, the Lawn Bowling Club requested the removal of four trees located at the Clubhouse 2 Lawn Bowling facility to prevent damage to the facility and to eliminate the heavy accumulation of tree-related debris on the new bowling surface; and

WHEREAS, on May 1, 2018, the Landscape Division, after evaluating the condition of the trees and the impact on the facility, recommended to approve the request to remove four trees located at the Clubhouse 2 Lawn Bowling facility;

NOW THEREFORE BE IT RESOLVED, May 1, 2018, the Board of Directors approved the request for the removal of one Aleppo pine and three Canary Island pine trees adjacent to the Lawn Bowling Facility; and

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

Director Milliman made a motion to approve the request for the removal of one Aleppo pine and three Canary Island pines located to the rear (west) of the office at the Clubhouse 2 Lawn Bowling Facility. Director Phelps seconded the motion.

President Sirkel restated the motion and discussion ensued among the Directors.

Bruce Hartley presented a slideshow and answered questions from the Board.

President Sirkel called for a vote and the motion passed by unanimous consent.

- (b) Entertain a Motion to Approve a Resolution for Records Inventory and Management Consultant

The Secretary of the Board read the following resolution:

RESOLUTION 90-18-23
Records Inventory and Management

WHEREAS, the Golden Rain Foundation has over five decades of retaining corporate records; and

WHEREAS, professional services with expertise in records management have been identified as an effective strategy to ensure compliance with State law, fulfillment of Goal No. 7 of the Laguna Woods Village 2020 Vision, and address decentralized and ineffective record keeping that predates Village Management Services (VMS);

NOW THEREFORE BE IT RESOLVED, on May 1, 2018, that the Board of Directors of this Corporation hereby authorizes a supplemental appropriation of \$50,000 to be funded from the Contingency Fund to retain a records management consultant; and

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

Director Milliman made a motion to approve the request for the authorization of supplemental appropriation in the amount of \$50,000 from the Contingency Fund for the Records Inventory and Management Project. Director Phelps seconded the motion.

President Sirkel restated the motion and discussion ensued.

President Sirkel called for a vote and the motion passed by unanimous consent.

- (c) Discuss and Consider a Contract Award – Renovations for Gatehouses 4, 10, 11, & 12

The Secretary of the Board read the following resolution:

RESOLUTION 90-18-24
Supplemental Appropriation for the
Renovations at Gatehouses 4, 10, 11 & 12

WHEREAS, the GRF Board appropriated funding in the 2018 Capital Plan, in the amount of \$60,000, from the Facilities Fund to design the renovation of Gate houses 10, 11, and 12; which considered code upgrades, ADA upgrades, ergonomic improvements, improved traffic flow, gate access and aesthetics; and

WHEREAS, this capital project was intended to prepare the construction documents for the future renovation of three gatehouses located at Gates 10, 11, and 12. Staff was subsequently directed to advertise for contractor bids to provide an all-inclusive (turnkey) renovation for each of the selected gatehouses, as well as one additional gatehouse located at Gate 4;

NOW THEREFORE IT BE RESOLVED, on May 1, 2018, the GRF Board of Directors authorize B. Foster Construction, Inc. be awarded a contract in the amount of \$102,500 including a 10% contingency for the renovation of four gatehouses at Gates 4, 10, 11 and 12 and reconstruction of the steps at Gate 10; and

RESOLVED FURTHER, on May 1, 2018, the GRF Board of Directors authorize a supplemental appropriation in the amount of \$42,500 from the Facilities Fund, which is required to fully fund the expanded scope of work and additional deficiencies encountered; and

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

Director Milliman made a motion to award a contract to Brian Foster Construction in the amount of \$102,500 for the renovation of four Gatehouses at gates 4, 10, 11, and 12; reconstruction of the steps at gate 10, and approve a supplemental appropriation in the amount of \$24,500 from the Facilities Fund.

Director Sabol Soule seconded the motion.

President Sirkel restated the motion and discussion ensued among the Directors.

Discussion ensued among the Directors. Director Troutman stated that she would be

voting against the Resolution due to the selected contractor. President Sirkel called for a vote and it passed by a vote of 9-1-0 (Director Troutman opposed)

(e) Funding for Energy Consultant Services

. The Secretary of the Board read the following resolution:

RESOLUTION 90-18-25

Supplemental Funding for Energy Consultant Services

WHEREAS, considerable interest in pursuing a community-wide energy strategy has been expressed by Golden Rain Foundation, Third Laguna Hills Mutual and United Laguna Woods Mutual; and

WHEREAS, a consultant will be retained to recommend projects for the entire community or the individual corporations;

NOW THEREFORE BE IT RESOLVED, on May 1, 2018, that the Board of Directors of this Corporation hereby authorizes a supplemental appropriation not to exceed \$50,000 to be funded from the Contingency Fund to advance future energy initiatives; and

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

Director Milliman made a motion to approve the request for the authorization of supplemental funding for Energy Consultant Services. Director Perak seconded the motion.

President Sirkel restated the motion and discussion ensued among Directors.

President Sirkel called for a vote and the motion passed by unanimous consent.

This item was moved from 11a

(a) Update GRF Committee Appointments

The Secretary of the Board read the following resolution:

RESOLUTION 90-18-26
GRF Committee Appointments

RESOLVED May 1, 2018, that the following persons are hereby appointed and ratified to serve on the Committees of this Corporation:

Business Planning

Diane Phelps, (GRF)
Tom Sirkel, (GRF)
Rosemarie diLorenzo, (Third)
Steve Parsons, (Third)
Gary Morrison, (United)
Juanita Skillman, (United)
vacant, (Mutual 50)

Community Activities

Beth Perak, Chair (GRF)
Joan Milliman, Vice Chair (GRF)
Diane Phelps, (GRF)
Jules Zalon, (Third)
Steve Parsons (Third)
Bill Walsh, Alternate (Third)
Janey Dorrell, (United)
Juanita Skillman, (United)
Ryna Rothberg, (Mutual 50)
Non-Voting Advisers: Leon St. Hilaire, Gail Gomez, Jeff Shetler

Finance

Diane Phelps, Chair (GRF)
Annette Sabol Soule, Vice Chair (GRF)
Thomas Sirkel, (GRF)
Rosemarie diLorenzo, (Third)
Steve Parsons, (Third)
Bill Walsh, Alternate (Third)
Gary Morrison, (United)
Juanita Skillman, (United)
Al Amado, (Mutual 50)
Non-Voting Advisers: Alan Dickinson, Greg Corigliano, Diane Casey

Maintenance & Construction

Jim Matson, Chair (GRF)
Richard Palmer, Vice Chair (GRF)
Beth Perak, (GRF)
John Frankel, (Third)
Bunny Carpenter, (Third)
Bill Walsh, Alternate (Third)
Gary Morrison, (United)
Don Tibbetts, (United)
Ryna Rothberg, (Mutual 50)
Carl Randazzo, Alternate (United)
Non-Voting Advisers: John Luebbe, Ruth Matson

Energy and Technology Committee

Jim Juhan (GRF)
Bert Moldow (GRF)
Juanita Skillman (United)
Carl Randazzo (United)
Bill Wash, Chair (Third)
Burt Baum (Third)
John Frankel (Third)
Advisor: Steve Leonard

Media and Communications

Joan Milliman, Chair (GRF)
Beth Perak, Vice Chair (GRF)
Diane Phelps, (GRF)
Burt Baum, (Third)
Roy Bruninghaus, (Third)
Maggie Blackwell, (United)
Non-Voting Advisers: Steve Carman, John Perak, Lucy Parker

Mobility & Vehicles

Judith Troutman, Chair (GRF)
Ray Gros (GRF)
Bert Moldow, (GRF)
Roy Bruninghaus, (Third)
John Frankel, (Third)
Cash Achrekar, (United)
Reza Bastani, (United)
John Dalis, (Mutual 50)
Non-Voting Advisers: Shelva Linzki, vacant (1)

PAC Renovation Ad Hoc Committee

Beth Perak, Chair (GRF)
Joan Milliman, Vice Chair (GRF)
Richard Palmer, (GRF)
John Frankel, (Third)
Bill Walsh, (Third)
Don Tibbetts, (United)
Juanita Skillman, (United)
Irving Waaland, (Mutual 50)
Non-Voting Advisers: Sheila Bilaka, John Perak

Security and Community Access

Annette Sabol Soule, Chair (GRF)
Ray Gros, Vice Chair (GRF)
Jim Juhan, (GRF)
John Frankel, (Third)

James Tung (Third)
Roy Bruninghaus, Alternate(Third)
Pat English, (United)
Don Tibbetts, (United)
Non-Voting Advisers: Larry Cunningham, Frank Tybor

Disaster Preparedness Task Force

Cash Achrekar (United)
Gary Morrison (United)
Judith Troutman (GRF)
Jim Juhan (GRF)
Roy Bruninghaus (Third)
John Frankel (Third)
Anessa Nordless (Mutual 50)

Laguna Woods Village Traffic Hearings

Ray Gros, (GRF)
Jules Zalon, (Third)
John Frankel, Alternate (Third)
Cash Achrekar, (United)
Board Members by Rotation (Mutual 50)

RESOLVED FURTHER, that Resolution 90-17-42 adopted December 5, 2017, 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 this resolution.

Director Milliman made a motion to approve a Resolution of the Committee Appointments for GRF Board Committees. Director Phelps seconded the motion.

President Sirkel restated the motion and discussion ensued among the Directors.

President Sirkel asked for a vote on the amended resolution and the motion passed by a 9-1-0 vote (Director Palmer opposing).

(g) Clubhouse 4 Records

Director Sabol Soule reported that documents were being housed in Clubhouse 4 and should be relocated immediately to avoid any loss or damage. President Sirkel directed Staff to have the documents moved.

14. Committee Reports

(a) Report of the Finance Committee/Financial Reports

- Director Phelps reported on the Finance Committee and presented the Treasurer's Report. The next meeting will be held on June 18, 2018, at 9:30 a.m. in the Board Room.

(b) Report of the Community Activities Committee

- Director Perak reported that the next Community Activities Committee meeting will be held on May 10, 2018, at 2:00 p.m. in the Board Room.

(c) Report of the Maintenance & Construction Committee

- Director Matson reported on the Maintenance & Construction Committee. The next meeting will be held on June 13, 2018, at 9:30 a.m. in the Board Room.
- Director Perak reported on the Performing Arts Center (PAC) Renovation Ad Hoc Committee. The next meeting TBA.

(d) Report of the Media and Communications Committee

- Director Milliman reported on the Media and Communications Committee and the Thrive Task Force. The next Media and Communications meeting will be held on May 21, 2018, at 1:30 p.m. in the Board Room. The next Thrive Task Force will meet on May 16, 2018, at 9:30 a.m. in the Cypress Room. Director Milliman reported that Docent Tours will be coordinated by the Marketing Department

(e) Report of the Mobility & Vehicles Committee

- Director Troutman reported from the Mobility & Vehicles Committee. The next Mobility & Vehicles Committee will meet on Wednesday, June 6, 2018, at 1:30 p.m. in the Board Room.

(f) Report of the Security & Community Access Committee

- Director Sabol Soule reported from the Security & Community Access Committee. The next Security & Community Access Committee meeting will be held on June 28, 2018, at 1:30 p.m. in the Board Room.
- Director Gros reported on the Traffic Hearings. Next meeting will be held May 16, 2018, at 9:00 a.m. in the Board Room and 1:00 p.m. in the Cypress Room.
- Report of the Disaster Preparedness Task Force was made by Director Troutman. Next meeting will be held May 29, 2018, at 9:30 a.m. in the Cypress Room.

15. Future Agenda Items

- (a) Entertain a Motion to Approve the Design and Creation of a Decorative Art Wall at Clubhouse 4

16. Director's Comments

- Director Troutman welcomed Director Moldow and wished a Happy Cinco de Mayo to all
- Director Phelps wished a Happy Birthday to Director Troutman
- Director Juhan expressed appreciation for letters he received while recovering in the hospital
- Director Gros encouraged participation in the Laguna Canyon Foundation
- Director Perak welcomed Director Juhan and Director Moldow
- President Sirkel encouraged participation in the Foundation Golf Tournament

17. Recess - *At this time the Meeting recessed for lunch to reconvene to Executive Session to discuss the following matters per California Civil Code §4935.*

The Board recessed to Closed Session at 12:25 p.m.

Closed Executive Session Agenda

Approval of Agenda

Approval of Minutes

(a) April 3, 2018 – Closed Executive Session

Discuss and Consider Member Disciplinary Matters

Discuss and Consider Personnel Matters

Discuss and Consider Contractual Matters

Discuss and Consider Litigation Matters

Discuss Litigation Report Summary

Adjournment

Adjourn

The meeting was adjourned at 3:40 p.m.


Joan Milliman, Secretary of the Board
Golden Rain Foundation