



OPEN MEETING

**REPORT OF REGULAR MEETING OF THE THIRD LAGUNA HILLS MUTUAL
GARDEN VILLA RECREATION ROOM SUB-COMMITTEE**

**Monday, October 14, 2019 – 2:00 p.m.
Laguna Woods Village Community Center Board Room
24351 El Toro Road**

MEMBERS PRESENT: Lynn Jarrett – Chair, Jon Pearlstone, Cush Bhada
Voting Advisors: Randy Scott, Sharon Molineri

MEMBERS ABSENT: Advisor Stuart Hack

STAFF PRESENT: Velny Soren – Staff Officer, Moe Boctor, Laurie Chavarria, Maria Basares

1. Call to Order

Chair Jarrett called the meeting to order at 1:31 pm.

2. Acknowledgement of Media

Chair Jarrett noted no members of the media were present.

3. Approval of the Agenda

The agenda was approved as written.

4. Approval of Meeting Report for June 3, 2019

The Meeting Report of June 3, 2019, was approved as written.

5. Chair's Remarks

Chair Jarrett commented on the great job that staff has been doing while providing needed maintenance to the Garden Villa buildings.

6. Member Comments (Items Not on the Agenda)

There were no member comments.

Reports:

7. Window Blind Replacements

The Sub-Committee reviewed a picture of the window blind replacements that were completed in six different rec rooms.

Discussion ensued regarding the look of the new blinds; and that the blind replacement frequency is based on need.

8. 2019 Planned Expenditures Completed to Date

The Sub-Committee reviewed the update provided.

Discussion ensued regarding carpet warranty; cleaning of carpet squares; yearly inspections of each rec room; placement of the wall mounted heat pumps; posting of the newly approved laundry room and rec room rules; ways to advertise the Board approved rules so that all Mutual members are aware of them and can understand them; and the miscellaneous rules that vary per recreation room.

A motion was made and unanimously approved to only allow changes to the approved laundry room and recreation room rules if they are submitted for review and approval to the Board.

9. Rec Room Component Replacement List

The Sub-Committee reviewed the replacement schedule for a list of component items in the recreation rooms.

Discussion ensued regarding mirror installation; a 30-year reserve plan for renovations; contributions per manor per month; the rec room annual reserve funding; the frequency of appliance replacement; planned replacements that are based on staff inspections; and chair and table replacements.

By consensus staff was directed to revise the component replacement list using a 3% inflation factor and add two rows to the spreadsheet which indicate the replacements that took place in 2019 and that will take place with the approved 2020 budget.

A motion was made and unanimously approved to require staff to use the Rec Room Component Replacement List as a benchmark each year during budget planning and

throughout the year so that the planned replacements stay on track so that personnel changes will not affect the future renovations.

10. Rec Room Inspections & Resident Requests (Oral Discussion)

Discussion ensued regarding the difference between annual rec room inspections and general maintenance inspections; carpet cleaning and spot cleaning of carpet squares versus rolled carpet.

Items for Future Agendas:

- TBD

Concluding Business:

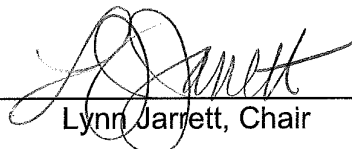
Sub-Committee Member Comments

- Advisor Scott commented on pool table replacements.
- Director Pearlstone commented on future pool table replacements and the impressive work done by staff on the rec rooms.
- Chair Jarrett commented that the rec rooms and Garden Villa buildings are better maintained than ever before.
- Director Bhada commented on the installation of the laundry room and rec room rules.

Date of Next Meeting: February 10, 2020

Adjournment

The meeting was adjourned at 2:57 pm.



Lynn Jarrett, Chair