



UNITED LAGUNA WOODS
M U T U A L

OPEN MEETING

**REGULAR MEETING OF THE UNITED LAGUNA WOODS MUTUAL
GOVERNING DOCUMENTS REVIEW COMMITTEE**

Tuesday, May 28, 2019 – 10:00 A.M.
Laguna Woods Village Community Center, Sycamore Room
24351 El Toro Road, Laguna Woods, CA 92637

MEMBERS PRESENT: Maggie Blackwell - Chair, Juanita Skillman, Andre Torng, Anthony Liberatore, Advisor Bevan Strom
Advisor Mary Stone

MEMBERS ABSENT:

OTHERS PRESENT: Gary Morrison, Carl Randazzo, Elsie Addington,
Dick Rader, Sherri Davis

STAFF PRESENT: Siobhan Foster, Pamela Bashline, Eve Morton,
Christine Spahr

REPORT

1. Call to Order

Chair Blackwell called the meeting to order at 10:03 am.

2. Acknowledgement of Press

No press was present.

3. Approval of the Agenda

President Skillman moved to approve the agenda. The committee was in unanimous support.

4. Approval of Report from the April 22, 2019 Meeting

President Skillman made a motion to approve the Report. Director Torng seconded. The Report was approved by consensus.

5. Chair's Remarks

Chair Blackwell stated that the committee may not finalize discussion of all the agenda items at this meeting.

6. Member Comments (Items not on the agenda)

Dick Rader (270-D) suggested a future agenda item of a guide to United Governance for residents and include items such as what is the Trust, what are the Bylaws, etc. Advisor Stone has something along those lines as a PowerPoint. The committee requested this topic be a future agenda item and perhaps a guide like this could be included in the Move-In packet at some point.

The committee requested that United Attorney Jeff Beaumont leave off the confidential verbiage on his memos that are written for this committee since they are discussed in Open meetings.

Consent Calendar:

All matters listed under the Consent Calendar are considered routine and will be enacted by the Committee by one motion. In the event that an item is removed from the Consent Calendar by members of the Committee, such item(s) shall be the subject of further discussion and action by the Committee.

None.

Reports:

None.

Items for Discussion and Consideration:

7. Review and Discuss Committee Advisor Policies

Chair Blackwell reviewed the current rules regarding advisors for the different Boards. In United, Advisors are appointed by the Chair and have no voting power. The GRF Advisor policy disagrees with the United Advisor policy. Third advisors are allowed to vote in committees.

Discussion ensued on whether advisors may chair a committee.

Discussion ensued on how task forces are set up versus committees.

Director Liberatore disagrees with term "charter" for a committee. He reviewed the definition. The correct word is a mandate.

Director Randazzo reviewed a first draft of a joint agreement regarding advisors.

Advisor Stone suggested an ethics policy for advisors.

Director Liberatore made a motion to end this discussion. Three members were in favor. Director Torng didn't vote. The motion passed.

President Skillman made a motion to accept the proposed Advisor Policy as written. No second so motion failed.

8. Review and Discuss Possibility of a Lender Application

President Skillman made a motion to accept the resolution as written by the United attorney and move it on to the Board. No second. Motion failed.

President Skillman made a motion to have Ms. Bashline make updates to this resolution, to submit those updates to Attorney Beaumont for his review and recommendations, and to bring them back to the next committee. The committee was in unanimous support.

9. Review and Discuss Move In and Move Out Rules and Regulations

Discussion ensued on what could be done to enforce these rules.

Suggestions included:

- Send the rules out with the Fee Schedule in November.
- Ask realtors to hand out these rules.
- At gate entry, give the rules to moving trucks.
- Put this information in to the Breeze periodically.
- Reoccurring taped Spot on TV 6

The committee requested the current Move In/Move out flyer be separated into separate flyers since both are not needed at same time.

The committee requested that the word "sorry" and "please" be removed from the current flyer and to just state the rules simply and factually.

Director Torng made a motion to move this topic to the Security Access committee to discuss. No second so motion failed.

The Committee requested that Attorney Beaumont review the current Seller Buyer agreement and his updates be brought to the next meeting.

Change word "manor" to "unit" throughout these documents.

The Committee requested that Security Director, Tim Moy, attend the next meeting to comment on enforcement of the move in and move out rules.

Concluding Business:

10. Committee Member Comments

President Skillman stated that the committee has added good input to today's agenda items and outside counsel will also help with finalizing of some items.

Director Liberatore asked that a future agenda item should be to discuss Executive committees and how the word "charter" is misused.

Director Torng is looking forward to discussing guarantors at a future meeting.

Advisor Stone suggested asking Staff what rules and policies could be eliminated.

11. Future Agenda Items

- a. Discuss Guarantors
- b. Discuss Executive Meetings and how the word "charter" is used
- c. Discuss Creating a Guide to United Governance for Residents

12. Date of next meeting is June 24, 2019

13. Adjournment at 12 p.m.


Maggie Blackwell, Chair