

OPEN MEETING

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

Wednesday, October 10, 2018 – 2:00 p.m. Laguna Woods Village Community Center Sycamore Room 24351 El Toro Road

NOTICE AND AGENDA

This Meeting May Be Recorded

- 1. Call to Order
- 2. Acknowledgement of Media
- 3. Approval of the Agenda
- 4. Approval of Meeting Report for June 6, 2018
- 5. Chair's Remarks
- 6. Member Comments (Items Not on the Agenda)
- 7. Sub-Committee Member Comments

Items for Discussion:

- 8. 2018 GV Rec Room Renovation Update & Pictures
- 9. 2019 GV Rec Room Budget
- 10. Billiard Table Top Usage Rules (Stuart Hack)
- 11. Billiard Table Top Pilot Project Results (oral discussion Lynn Jarrett)
- 12. Reclassification of Rec Room Charges (oral discussion)
- 13. Painting of Rec Room Ceilings (oral discussion)
- 14. Rec Room Fire Alarm Systems (oral discussion)

Items for Future Agendas:

- Improvements for Design Updates
- Key Pad Door Lock Costs & Installation

<u>Concluding Business:</u> Date of Next Meeting: TBD Adjournment

> Rosemarie di Lorenzo, Chair Patrick Cleary, Staff Officer Telephone: 268-2281



OPEN MEETING

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

Wednesday, June 6 - 1:00 p.m. Laguna Woods Village Community Center Sycamore Room 24351 El Toro Road

MEMBERS PRESENT:	Rosemarie di Lorenzo – Chair, Cush Bhada
	Voting Advisors: Sharon Molineri, Lynn Jarrett, Stuart Hack
MEMBERS ABSENT:	None
STAFF PRESENT:	Patrick Cleary – Staff Officer, Velny Soren, Leslie Cameron, Betty Parker, Ernesto Munoz

1. Call to Order

Chair di Lorenzo called the meeting to order at 1:02 pm.

2. Acknowledgement of Media

Chair di Lorenzo 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 April 18, 2018

The Meeting Report of April 18, 2018, was approved as written.

5. Chair's Remarks

Chair di Lorenzo thanked staff for the Planned Replacement Expenditures Report and stated that she still has many questions.

6. Member Comments (Items Not on the Agenda)

There were no member comments.

7. Sub-Committee Member Comments

There were no Sub-Committee Member comments.

Reports:

8. Low Flow Toilet Replacement History

Chair di Lorenzo asked how much is owed to Sustainability Solutions and how much was paid. Velny Soren, Operations Supervisor, stated that there was no payment extended to them as no invoice was received. Sustainability Solutions left 18 toilets to install which have been completed with funds from Third Mutual. Chair di Lorenzo requested staff to identify, monetarily, how much work was completed by Sustainability Solutions and that they walked off of the job with no invoice. This information is to be sent to Third's legal counsel and Betty Parker, Financial Services Director.

9. Pool Table Covers & Food Service Tables

Chair di Lorenzo requested additional information on the proposed pool table cover inserts in regard to how much weight the cover holds for food placement (including chaffing dishes) and what can be done to water proof the covers. Velny Soren will contact the manufacturer for weight capacity and waterproofing. A marine vinyl would also be used to place over the table insert to help protect against water intrusion and mold. Velny Soren priced the marine covers at \$32.45 plus freight; but purchasing came back with \$78.00. Chair di Lorenzo asked Ms. Soren go back to purchasing for a better price.

Stuart Hack will create recreation room use rules and will state how food on tables will be handled. Discussion ensued and it was decided that three buildings will receive the pool table cover insert and marine cover as a pilot program.

A motion was made to purchase three billiard insert covers and marine covers as a test pilot in three buildings. The motion passed unanimously.

Chair di Lorenzo requested that the covers be ordered immediately and tested for a month in the rec rooms that hold the most events where food is provided.

Advisor Jarrett will contact Velny Soren to provide the locations for the pilot program and will monitor the test results with the help of the building captains. A special meeting will be called to review the results and decide next steps.

10. GV Game Room Accent Wall for 2403 (oral discussion)

By consensus, staff was directed to paint an accent wall over the mural in the game room of the rec room in building 2403.

11.GV Recreation Room Component Renovation List

The Sub-Committee reviewed the GV Recreation Room Component Renovation List and the following requests for staff were made:

- Chair di Lorenzo asked staff to come back with an estimated cost of repair, maintenance, and sudden breakdowns that may occur in the rooms for a budgeted contingency fund. The Sub-Committee calculated an average of \$7,500 a year for the contingency fund with a .50 cent to \$1 increase in assessments.
- Chair di Lorenzo asked staff for an amount on a minimum standard of condition to be created for the recreation rooms. Velny Soren will provide cost information for each component needed to bring each rec room to an acceptable standard. Chair di Lorenzo and Advisor Stuart Hack asked to have the carpet in the rooms cleaned annually, for refrigerators to remain frost free, no broken shades, microwaves, etc.
- Window blinds are \$600 to replace like for like and \$1,047.74 to replace blinds with shades. Blinds were recommended by Ernesto Munoz, Maintenance and Construction Director, and Advisor Lynn Jarret as being more durable than shades and by consensus the Sub-Committee agreed.
- Due to previous practices of food service on the billiards tables, the service life of the felt was five years. With the prospect of new billiards table covers the Sub-Committee asked staff to review and revise the current serviceable life of the table felt.

12. Quote for Cork Boards

Staff presented information for the purchase and installation of one cork board in each laundry room of all the LH-21 buildings at a total cost of \$2,612.

By consensus, staff was directed to order and install the cork boards using the materials and supplies budget from the operating fund.

Third Laguna Hills Mutual Garden Villa Recreation Room Sub-Committee June 6, 2018 Page 4 of 4

13. Proposed GV Rec Room Renovations

Chair di Lorenzo stated if there are mirrors in poor condition, with de-silvering throughout, and those bathrooms are not scheduled to be re-painted within the next two years during the annual Paint Program, staff should schedule them for replacement.

By consensus, the Sub-Committee asked to have bathroom mirror replacements coincide with the annual Paint Program, for an average savings of \$250 per installation.

Chair di Lorenzo asked for budget clarification in regards to the counter top resurfacing between the kitchens (kitchen countertops are replaced under the kitchen renovation cost and not re-surfaced) and resurfacing in the women's bathrooms.

14. Rec Room Surcharge Review (oral discussion)

Betty Parker, Financial Services Director, entered the meeting at 1:12 p.m. and answered questions form the Sub-Committee for janitorial services (which is shared with everyone) and inquiries regarding the raising of assessments for adding a contingency fund to the budget (see Item 11, first bullet point).

Chair di Lorenzo asked that staff calculate the total cost of the renovations recommended for 2019 that would bring all rec rooms up to an acceptable standard and estimate a monthly surcharge that would provide adequate funding for this work.

Items for Future Agendas:

• GV Rec Room Improvement Update (TBD)

Concluding Business:

Date of Next Meeting: September 26, 2018, at 1:00 p.m.

Adjournment

The meeting was adjourned at 2:22 pm.

Rosemarie di Lorenzo, Chair

Agenda Item #4 Page 4 of 4

Garden Villa Recreation Room Expenditures (as of 10/1/18)

Cost \$4,000.00 \$4,000.00 \$4,000.00

\$12,000.00 \$12,000.00

	KITCHENS		
Building	Comment	Cost	
R2396		\$4,326.28	
R2397		\$4,227.71	
R2399		\$4,750.13	
R4009		\$3,602.37	
R4010		\$4,404.10	
R4011		\$4,298.19	
			_
Original Estim	ate	\$18,000.00	(
Final Cost		\$25,608.78	F

REFRIGERATOR

Comment

SCHEDULED: 10/9/18

SCHEDULED: 10/9/18

AWAITING MATERIAL

AWAITING MATERIAL

Building

R2370 R2381

R2384

R2389

R2399

R2404

R4008

Final Cost

Original Estimate

BULK SA	MPLING/ABATEMENT/	/CLEARANCE
Building	Comment	Cost
R2354		\$236.25
R2395		\$322.50
R2396		\$2,888.00
R2398		\$265.00
R3421		\$2,888.00
R4010		\$2,859.25
R5518		\$2,888.00
Original Estimation	ate	\$13,248.75
Final Cost		\$12,347.00

Card Table Chairs

Comment

Building

R5500

R5510

R5511

Original Estimate

Final Cost

	Epoxy Flooring	
Building	Comment	Cost
R2396		\$1,198.71
R3421		\$2,166.58
R4010		\$1,318.74
R5518		\$2,176.86
Original Estim	ate	\$7,000.00
Final Cost		\$6,860.89

	BLINDS			CARPET (Broadloo	m)
Building	Comment	Cost	Building	Comment	Τ
R5371	TO BE SCHEDULED		R2354		Т
			R2395		
			R2398		Τ
Original Estima	ate	\$600.00	Original Estimat	e	Τ
Final Cost			Final Cost		Τ

Cost \$137.99

\$137.99

\$137.99

\$1,666.00

\$413.97

	Billiard Table Conversion/Cover	
Building	Comment	Cost
R2393		\$269.25
R4010		\$269.24
R5372		\$269.24
Original Estimation	ate	\$666.00
Final Cost		\$807.73

		LADIES RESTROOM COUNTERTOP	
Cost	Building	Comment	Cost
\$765.44	R2353	SCHEDULED: 10/22/18	
\$753.60	R2381	SCHEDULED: 10/16/18	
\$753.60	R2386	SCHEDULED: 10/16/18	
	R2389	SCHEDULED: 10/22/18	
	R4010	SCHEDULED: 10/16/18	
\$2,000.00	Original Estima	ate	\$2,000.00
\$2,272.64	Final Cost		

	HEAT PUMPS			WATER HEATERS	5		PAINT	
Building	Comment	Cost	Building	Comment	Cost	Building	Comment	Cost
R2353		\$970.66	R2354	Jan-08	\$528.40	R969	Kitchen	\$489.47
R2354		\$938.44	R2386	Mar-08	\$515.30	R2354	Game Room w/ Accent Wall	\$1,928.90
R2386		\$939.85	R2387	Jan-08	\$528.92	R2384	Game Room except Accent Wall	\$634.54
R2387		\$816.07	R2397	Jun-06	\$521.21	R2391	Game Room w/ Accent Wall	\$1,612.40
R2388		\$1,013.82	R2400	Jul-08	\$556.29	R2392	Game Room w/ Accent Wall	\$1,361.92
R2391		\$816.07	R2403	Dec-07	\$513.68	R2401	Kitchen	\$623.11
R2393		\$816.07	R3242	Jan-08	\$551.69	R2402	Kitchen	\$732.97
R2403		\$996.85	R3243	Jan-08	\$529.91	R2403	Accent Wall	\$472.97
R5372		\$873.74	R3421	Jan-08	\$512.10			
			R4010	Jan-08	\$520.71			
			R5371	Jan-08	\$660.60			
			R5511	Jan-08	\$490.16			
			R5517	Feb-07	\$539.60			
Original Estimate	!	\$9,000.00	Original Estimat	e	\$8,450.00	Original Estima	ate	\$10,325.00
Final Cost		\$8,181.57	Final Cost		\$6,968.57	Final Cost		\$7,856.28

GARDEN VILLA RECREATION ROOM

BUDGET SUMMARY

Garden Villa Reserve Expenditures: \$69,139.00 Final Cost: \$68,167.29 \$971.71 **Remaining Amount:** Outstanding Expenditures: \$3,151.96 **Total Expenditures:** -\$2,180.25

2018 Epoxy Flooring Reimbursement: \$18,384.14 2017 Pending Flooring Reimbursement: \$23,371.42 REPLACEMENT FUND BUDGET SMMARY

Heat Pump/ Water Heater Budget: \$18,000.00 Final Cost: \$15,150.14 \$2,849.86 Remaining Amount:

> Agenda Item #8 Page 1 of 10

Billiard Table Conversion and Cover





AFTER:



Agenda item #8 Page 2 of 10



BEFORE:



Agenda Item #8 Page 3 of 10



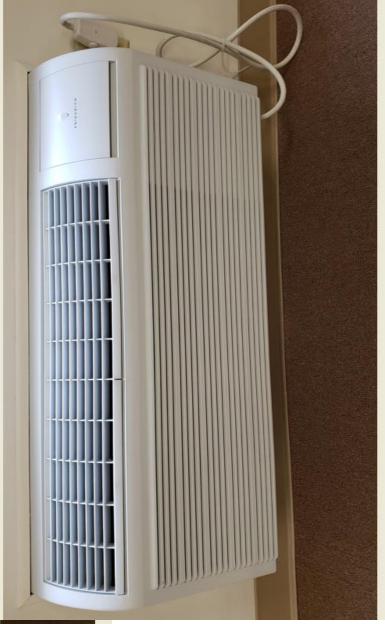
BEFORE:



Heat Pump Replacement





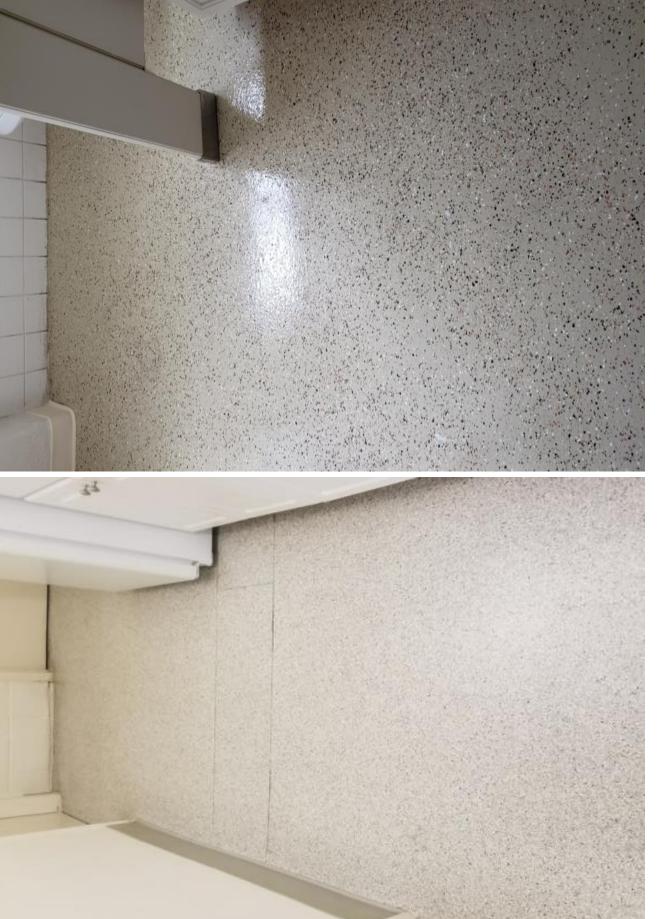


Agenda Item #8 Page 5 of 10



AFTER:

BEFORE:





Kitchen Renovation

Agenda Item #8 Page 7 of 10

Refrigerator Replacement

BEFORE:







Agenda Item #8 Page 8 of 10





Agenda Item #8 Page 9 of 10



BEFORE:







Agenda Item #8 Page 10 of 10

THIRD LAGUNA HILLS MUTUAL 2019 RESERVES PLAN Reserve Expenditures by Program
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11 GRDEN VILLA REC ROOM HEAT PUMPWATER HEATER 18,000 19,505 914 A790127941 Rec Room Water Heater Replacement 9,000 19,505 914 A790127941 Rec Room Water Heater Replacement 9,000 19,505 914 A790127941 Rec Room Water Heater Replacement 9,000 19,505 910 A310900S91 Rec Room Water Heater Replacement 9,000 19,505 910 A310900S001 - GV Rec Room Miss. Services 9,000 19,706 911 A30090000 - GV Rec Room Miss. Services 5,607 3,637 912 A30090000 Carbenty Service Garden Villa Interior 5,677 3,657 913 A30090000 Electrical Service Garden Villa Rec Rooms 3,917 7,793 913 A30090000 Electrical Service Garden Villa Interior 5,677 3,657 913 A310090000 Electrical Service Garden Villa Interior 2,090 2,4,349 913 A31720000 Repair/Replacement 2,0,900 2,4,349 913 A317220000 Repair/Replace Garden Villa Interior 2,0,900 2,4,349 917 A317220000 Repair/Replacement 2,0,900 2,4,349 917 A317220000 Repair/Replace Rooms<		DESCRIPTION	2018 BUDGET	2019 BUDGET	Increase/(Decrease) \$	rease) %
11 GARDEN VILLA REC ROOM HEAT PUMPWATER HEATER 18,000 19,505 914 A790127941 Rec Room Water Heater Replacement 9,000 1,505 910 A10005091 Rec Room Water Heater Replacement 9,000 1,505 910 A10005091 Rec Room Water Heater Replacement 9,000 1,505 910 A10005000-Security- Smoke Detector Work 509,139 597,580 911 A30050000 - Security- Smoke Detector Work 57 0,000 1,300 912 A30050000 - Security- Smoke Detector Work 569,139 597,580 0,000 1,310 911 A300150000 - Security- Services 6,567 13,716 0,000 13,716 913 A3000000 Carpentry Service Garden Villa Rec Rooms 8,717 1,724 724 914 A370000000 Repair/Replace Garden Villa Rec Rooms 8,717 724 724 913 A370000000 Repair/Replace Garden Villa Rec Rooms 8,717 724 724 917 A917250000 Replacement 8,067 0,000 1,527 914 A377000000 Replacement 8,017 1,724 724 917 A917250000 Replacement						
914 A730127341 Rec Room Water Heater Replacement 910 4730127341 Rec Room Water Heater Replacement 910 9,000 1,505 910 A100050931 Rec Room Heat Pump Replacement 910 310005031 Rec Room Heat Pump Replacement 910 9,000 18,000 910 A10005000-Security- Smoke Detector Work 911 3310050000-Security- Smoke Detector Work 912 569,139 937,580 911 A350110000 Appliance RPIC. Garden Villa Rec Rooms 913 3350110000 Appliance RPIC. Garden Villa Rec Rooms 914 20,900 18,716 911 A350120000 Appliance RPIC. Garden Villa Rec Rooms 913 3,340030000 Electrical Service Garden Villa Rec Rooms 914 3,517 18,716 913 A370030000 Electrical Service Garden Villa Rec Rooms 914 3,70030000 Repair/Replace Garden Villa Rec Rooms 917 1,729 557 914 A370030000 Electrical Service Garden Villa Rec Rooms 914 3,70030000 Replacement 917 1,444 1,527 917 A917250000 Replacement 917 3,917 7,24 3,657 3,000 917 A917250000 Replacement 917 3,175 0,00 1,444 1,527 917 A917550000 Replacement 917 3,175 0,00 2,440 2,	1	GARDEN VILLA REC ROOM HEAT PUMP/WATER HEATER	18,000	19,505	1,505	8%
910 A310090CS91 Rec Room Heat Pump Replacement 9,000 18,000 910 A310090CS91 Rec Room Heat Pump Replacement 59,139 597,580 0 <t< th=""><th>914</th><td>A790127941 Rec Room Water Heater Replacement</td><td>9,000</td><td>1,505</td><td>(7,495)</td><td>(83%)</td></t<>	914	A790127941 Rec Room Water Heater Replacement	9,000	1,505	(7,495)	(83%)
ARDEN VILLA RECREATION ROOMS \$63,139 \$97,580 ABOB VILLA RECREATION ROOMS \$65,139 \$97,580 ABOD 50000-Security- Smoke Detector Work 57 0 0 A10050000-Security- Smoke Detector Work 5567 \$13,716 \$571 911 A350110000 Appliance PM Garden Villa Interior 5567 363 363 911 A350110000 Appliance PM Garden Villa Interior 5567 363 363 911 A350110000 Appliance PM Garden Villa Interior 5567 363 363 911 A350110000 Appliance Rooms 3,917 724 3657 913 A370090000 Repair/Replace Garden Villa Interior 638 3,917 724 913 A370090000 Repair/Replace Garden Villa Interior 8,067 3,677 3,677 913 A917250000 Repair/Replacement 8,067 3,600 2,4309 3,000 911 A917250000 Repair/Replacement 1,723 3,675 3,675 3,675 913 A917550000 Range Instal/Replacement 1,714 1,527 3,657 911 A917550000 Range Instal/Replacement 1,714 1,527	910	A31009OS91 Rec Room Heat Pump Replacement	9,000	18,000	9,000	100%
400 A400050000-Security- Smoke Detector Work 57 0 57 57 0 910 A400050000 - GV Rec Room Misc. Services 57 57 57 0 57 0 0 911 A350110000 Appliance PM Garden Villa Interior 56.667 18,716 56.567 18,716 56.567 18,716 56.567 18,716 56.567 18,716 56.567 18,716 56.567 18,716 56.567 18,716 56.567 18,716 56.567 18,716 56.567 18,716 56.567 18,716 56.567 18,716 56.567 18,776 56.567 18,776 75.59 36.57 75.59 36.57 75.59		GARDEN VILLA RECREATION ROOMS	\$69,139	\$97,580	\$28,441	41%
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910 A310050000 - GV Rec Room Misc. Services 20,900 24,349 911 A350110000 Appliance PM Garden Villa Interior 6567 6,567 912 A350110000 Appliance PM Garden Villa Interior 638 363 913 A350120000 Appliance PM Garden Villa Interior 638 363 914 A350120000 Appliance PM Garden Villa Interior 877 7.29 914 A370090000 Electrical Service Garden Villa Interior 8.77 3.917 7.55 914 A370090000 Flumbing Service Garden Villa Interior 8.77 3.67 3.67 914 A792000000 Plumbing Service Garden Villa Interior 8.067 3.67 3.65 917 A917259925 Repalce Vinyl Floors in GV Rec Rooms 8.067 3.67 3.65 917 A917250000 Recreation Room Returbishment 1.444 1.527 3.657 917 A917510000 Retrigreator Install/Replacement 3.060 2.4400 2.000 917 A917550000 Sink Install/Replacement 2.400 2.600 2.668 917 A917550000 Sink Install/Replacement 1.912 3.060 2.4400 2.058 917 A9175500	400	A400050000-Security- Smoke Detector Work	57	0	(57)	(100%)
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911 A350110000 Appliance PM Garden Villa Rec Rooms 638 363 911 A350120000 Appliance Repic. Garden Villa Rec Rooms 1,729 363 913 A350120000 Appliance Repic. Garden Villa Interior 3,917 759 914 A370090000 Electrical Service Garden Villa Interior 877 759 914 A370090000 Repair/Replace Garden Villa Interior 877 759 914 A370090000 Repair/Replace Garden Villa Interior 877 759 917 A9172900000 Plumbing Service Garden Villa Interior 877 3,557 917 A917200000 Recreation Room Rectinishment 1,444 1,527 917 A917200000 Recreation Room Rectinishment 1,444 1,527 917 A917500000 Refrigerator Install/Replacement 2,400 2,000 917 A91750000 Refrigerator Install/Replacement 2,400 2,000 917 A917550000 Sink Install/Replacement	912	A320090000 Carpentry Service Garden Villa Interior	6,567	18,716	12,149	185%
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913 3340090000 Electrical Service Garden Villa Interior 3,917 759 914 370090000 Repair/Replace Garden Villa Rec Rooms 877 724 914 A792000000 Plumbing Service Garden Villa Rec Rooms 8/067 3,917 725 917 A917259925 Repalce Vinyl Floors in GV Rec Rooms 8,067 0 0 917 A917250000 Repair/Replace Garden Villa Replacement 12,365 8,779 0 917 A917270000 Recreation Room Refurbishment 1,444 1,526 0 0 917 A917210000 Refigerator Install/Replacement 3,069 2,400 2,000 2,400 2,600 917 A91750000 Range Install/Replacement 3,069 2,400 2,600 2,600 0	911	A350120000 Appliance Replc. Garden Villa Rec Rooms	1,729	363	(1,366)	(%62)
914 A37009000 Repair/Replace Garden Villa Rec Rooms 877 724 914 A792000000 Plumbing Service Garden Villa Interior 8,067 3,557 917 A792200000 Plumbing Service Garden Villa Interior 8,067 3,557 917 A917259925 Repalce Vinyl Floors in GV Rec Rooms 8,067 3,557 917 A917270000 Recreation Room Refurbishment 12,365 8,779 917 A917290000 Garden Villa Replacements 1,444 1,527 917 A917510000 Refrigerator Install/Replacement 2,400 2,800 917 A917520000 Range Install/Replacement 2,400 2,805 917 A917520000 Range Install/Replacement 2,400 2,800 917 A917550000 Sink Install/Replacement 2,400 2,800 917 A917550000 Sink Install/Replacement 2,801 3,000 917 A917550000 Sink Install/Replacement 2,800 2,800 917 A917550000 Sink Install/Replacement 2,801 2,910 917 A917550000 Sink Install/Replacement 1,912 2,000 917 A917550000 Sink Install/Replacement 2,801 2,713	913	A340090000 Electrical Service Garden Villa Interior	3,917	759	(3,158)	(81%)
914 A792000000 Plumbing Service Garden Villa Interior 8,067 3,557 917 A917259925 Repalce Vinyl Floors in GV Rec Rooms 0 0 917 A917270000 Recreation Room Refurbishment 0 0 0 917 A917270000 Recreation Room Refurbishment 12,365 8,779 3,779 917 A917270000 Refrigerator Install/Replacements 12,365 8,779 3,779 917 A917510000 Refrigerator Install/Replacement 2,400 2,400 2,000 917 A917520000 Range Install/Replacement 2,400 2,400 2,865 917 A917520000 Range Install/Replacement 2,400 2,865 3,000 917 A917550000 Sink Install/Replacement 2,400 2,865 3,000 917 A917550000 Sink Install/Replacement 2,910 2,815 3,000 917 A917550000 Sink Install/Replacement 2,910 2,910 2,058 917 A917550000 Sink Install/Replacement 2,817 2,000 2,058 917 A917550000 Sink Install/Replacement 2,910 2,910 2,058 917 A917550000 Sink Install/R	914	A370090000 Repair/Replace Garden Villa Rec Rooms	877	724	(152)	(17%)
917 A917259925 Repalce Vinyl Floors in GV Rec Rooms 0 0 917 A917270000 Recreation Room Refurbishment 1,3365 8,779 917 A917270000 Recreation Room Refurbishment 1,3444 1,527 917 A917510000 Refrigerator Install/Replacements 1,444 2,000 917 A917510000 Refrigerator Install/Replacements 1,444 2,000 917 A917520000 Range Install/Replacement 3,069 3,069 3,000 917 A917520000 Range Install/Replacement 3,069 3,000 2,865 3,000 917 A917550000 Sink Install/Replacement 3,069 2,865 3,000 2,865 3,000 917 A917550000 Sink Install/Replacement 2,410 5,480 2,000 2,865 3,000 917 A917550000 Sink Install/Replacement 3,069 2,865 3,000 2,865 3,000 2,865 3,000 2,865 3,000 2,865 3,000 2,058 3,000 3,000 3,000 3,000 3,000 3,000 3,000 3,000 3,000 3,000 3,000 3,000 3,000 3,000	914	A792000000 Plumbing Service Garden Villa Interior	8,067	3,557	(4,510)	(26%)
917 A917270000 Recreation Room Refurbishment 12,365 8,779 917 A917290000 Garden Villa Replacements 1,444 1,527 917 A917510000 Refrigerator Install/Replacement 1,444 2,000 917 A917520000 Range Install/Replacement 2,400 2,000 917 A917520000 Range Install/Replacement 3,069 2,865 917 A917520000 Range Install/Replacement 3,069 2,865 917 A917550000 Sink Install/Replacement 3,069 2,865 917 A917550000 Sink Install/Replacement 940 3,000 917 A917550000 Sink Install/Replacement 548 0,00 917 A917550000 Sink Install/Replacement 548 2,075 917 A917550000 Sink Install/Replacement 548 2,076 917 A917550000 Sink Install/Replacement 548 2,076 917 A917550000 Revect Install/Replacement 548 2,076 917 A917550000 Revect Install/Replacement 1,912 2,076 917 A917550000 Revect Install/Replacement 2,000 2,000 917 A917550000 Revect In	917	A917259925 Repalce Vinyl Floors in GV Rec Rooms	0	0	0	%0
917 A91729000 Garden Villa Replacements 1,444 1,527 917 A917510000 Refrigerator Install/Replacement 2,400 2,000 917 A917520000 Range Install/Replacement 3,069 2,865 917 A917530000 Microwave Install/Replacement 3,069 3,060 3,000 917 A917530000 Microwave Install/Replacement 3,069 3,000 3,000 3,000 917 A917530000 Microwave Install/Replacement 940 3,069 3,000 3,000 3,000 3,000 0	917	A917270000 Recreation Room Refurbishment	12,365	8,779	(3,586)	(29%)
917 A917510000 Refrigerator Install/Replacement 2,400 2,000 917 A917520000 Range Install/Replacement 3,069 3,000 917 A917520000 Range Install/Replacement 3,069 3,000 917 A917520000 Microwave Install/Replacement 940 2,865 917 A917550000 Microwave Install/Replacement 940 3,000 917 A917550000 Sink Install/Replacement 940 548 0 917 A917550000 Sink Install/Replacement 940 548 0 0 917 A917550000 Sink Install/Replacement 548 0 <t< th=""><th>917</th><td>A917290000 Garden Villa Replacements</td><td>1,444</td><td>1,527</td><td>83</td><td>6%</td></t<>	917	A917290000 Garden Villa Replacements	1,444	1,527	83	6%
917 A91752000 Range Install/Replacement 3,069 2,865 917 A91753000 Microwave Install/Replacement 940 5,865 917 A91753000 Microwave Install/Replacement 940 5,865 917 A917550000 Disposal Install/Replacement 548 0 917 A917550000 Sink Install/Replacement 548 0 917 A917550000 Sink Install/Replacement 1,912 2,058 917 A917560000 Faucet Install/Replacement 1,912 2,058 917 A917560000 Faucet Install/Replacement 1,912 2,058 917 A917560000 Faucet Install/Replacement 1,912 2,058 918 A917560000 Rept / KPR GV REC RMS 0 0 917 A917000 Investment Expense 0 0 0 918 A963076501 Garden VIIL A RECREATION ROOM FUND \$69,139 \$37,580	917	A917510000 Refrigerator Install/Replacement	2,400	2,000	(400)	(17%)
917 A91753000 Microwave Install/Replacement 940 3,000 917 A917540000 Disposal Install/Replacement 548 0 917 A917550000 Sink Install/Replacement 548 0 917 A917550000 Sink Install/Replacement 548 0 917 A917550000 Sink Install/Replacement 548 0 917 A917560000 Faucet Install/Replacement 1,912 2,058 917 A917560000 Faucet Install/Replacement 908 800 917 A917560000 Faucet Install/Replacement 908 800 917 A917560000 Faucet Install/Replacement 908 800 917 A963076501 Garden Villa Interior Touch-up 2,801 2,719 917 A370090000 REPL / RPR GV REC RMS 0 0 0 000 54201000 Investment Expense 0 0 0 0 70TAL GARDEN VILLA RECREATION ROOM FLIND 569.139 507.580 507.580	917	A917520000 Range Install/Replacement	3,069	2,865	(204)	(%2)
917 A917540000 Disposal Install/Replacement 548 0 917 A917550000 Sink Install/Replacement 1,912 2,058 917 A917550000 Sink Install/Replacement 908 800 917 A917550000 Faucet Install/Replacement 908 800 917 A917560000 Faucet Install/Replacement 908 800 917 A917560000 Faucet Install/Replacement 908 800 917 A917560000 Faucet Install/Replacement 908 800 917 A963076501 Garden Villa Interior Touch-up 2,801 27,719 917 A370090000 REPL / RPR GV REC RMS 0 0 0 000 54201000 Investment Expense 0 0 0 0 70TAL GARDEN VILLA RECREATION ROOM FUND \$69.139 \$37.580 37.580	917	A917530000 Microwave Install/Replacement	940	3,000	2,060	219%
917 A917550000 Sink Install/Replacement 1,912 2,058 917 A917560000 Faucet Install/Replacement 908 800 917 A917560000 REPL / RPR GV REC RMS 2,801 27,719 917 A370090000 REPL / RPR GV REC RMS 0 0 0 917 A370090000 REPL / RPR GV REC RMS 0 0 0 0 701AL GARDEN VILLA RECREATION ROOM FUND \$69,139 \$67,580 \$67,580	917	A917540000 Disposal Install/Replacement	548	0	(548)	(100%)
917 A917560000 Faucet Install/Replacement 908 800 932 A963076501 Garden Villa Interior Touch-up 2,801 27,719 917 A370090000 REPL / RPR GV REC RMS 2,801 27,719 917 A370090000 REPL / RPR GV REC RMS 0 0 0 917 A370090000 REPL / RPR GV REC RMS 0 0 0 917 A370090000 REPL / RPR GV REC RMS 0 0 0 917 A370090000 REPL / RPR GV REC RMS 0 0 0 917 A370090000 REPL / RPR GV REC RMS 0 0 0 0 917 A37009000 REPL / RPR GV REC RMS 0	917	A917550000 Sink Install/Replacement	1,912	2,058	146	8%
Wey 332 A963076501 Garden Villa Interior Touch-up 2,801 27,719 917 A370090000 REPL / RPR GV REC RMS 0 2,801 27,719 000 54201000 Investment Expense 0 0 69,139 59,139 597,580	917	A917560000 Faucet Install/Replacement	908	800	(108)	(12%)
a 917 A370090000 REPL / RPR GV REC RMS 0 0 b 000 54201000 Investment Expense 0 0 c TOTAL GARDEN VILLA RECREATION ROOM FUND \$69,139 \$67,580		A963076501 Garden Villa Interior Touch-up	2,801	27,719	24,918	890%
D00 54201000 Investment Expense 0 0 0 P TOTAL GARDEN VILLA RECREATION ROOM FUND \$69,139 \$97,580		A370090000 REPL / RPR GV REC RMS				
¹⁰ TOTAL GARDEN VILLA RECREATION ROOM FUND	nd	54201000 Investment Expense	0	0	0	0%0
	a l	TOTAL GARDEN VILLA RECREATION ROOM FUND	\$69,139	\$97,580	\$28,441	41%

Version Final

Agenda Item #9 Page 1 of 1

GVA BILLIARD TABLE TOPS

USAGE RULES

Three story buildings have a unique amenity in their rec rooms - billiard tables

One would think there would be no need for a set of rules for billiard tables, other than be careful to not damage the felt while playing billiards.

However, the primary use for many billiard tables is not playing billiards; it is for food service. In fact, this turns out to be not that unusual. A company actually produces a special light weight billiard table top so the table can be used for food service. It is this table top and a cover that the Third Mutual is now testing to find out if it will protect the felt top from damage when the billiard table is used for food service.

To give it half a chance of working, we all need to observe a few **rules**:

- 1. Please always place the table top on the billiard table before using the table for food service.
- 2. Please do not place hot dishes directly on the table top. The heat will radiate down to the table felt and will damage it. Instead, use a trivet under hot dishes. Don't have a trivet? Really? Then please purchase a few of them to protect the billiard table. (Trivet metal or wooden stand often with short feet for use under a hot dish)
- 3. **Please do not spill liquid on the table top.** To avoid spilling liquids on the billiard table, please serve liquids from another place.

The table tops and covers are being purchased from the monthly fee we all pay for maintenance of the Rec Room. It would not be fair for buildings that follow these rules to experience an increase in monthly fees because others fail to follow the rules causing expenses to repair the billiard tables. For that reason, once the new covers are in place, each building will be responsible for any repairs required because the above rules are not being followed.