



OPEN MEETING

REGULAR MEETING OF THE THIRD LAGUNA HILLS MUTUAL GARDEN VILLA RECREATION ROOM SUBCOMMITTEE

**Wednesday, November 1, 2023 – 1:30 PM
Laguna Woods Village Board Room
24351 El Toro Road
Laguna Woods, CA 92637**

Laguna Woods Village owners/residents are welcome to participate in all open committee meetings in person and virtually. To submit comments or questions virtually regarding the committee meeting, please use one of the following options:

1. Join the committee meeting via the Zoom link: <https://us06web.zoom.us/j/88005436837>
2. Email meeting@vmsinc.org any time before or during the meeting. Please use the committee's name in the email's subject line and include your name and unit number in the message.

NOTICE AND AGENDA

This Meeting May Be Recorded

1. Call to Order
2. Approval of the Agenda
3. Approval of Meeting Report for July 5, 2023
4. Chair's Remarks
5. Member Comments - (Items Not on the Agenda)

Items for Discussion:

6. Garden Villa Recreation Room Projected Fund Balance Review
7. Third Mutual Epoxy Flooring, Heat Pump, and Water Heater Component Update
8. 2023 Garden Villa Recreation Room Expenditures Program Update
9. Recreation Room Carpet Replacement Update (Discussion Only)
10. Recreation Room Component Replacement Lifespan Schedule
11. 2023 Recreation Room Component Replacement List and Budget Review
12. Garden Villa Recreation Room Inspection Schedule Review

Items for Future Agendas:

- TBD

Concluding Business:

- Subcommittee Member Comments
- Date of Next Meeting: TBD
- Adjournment

SK Park, Chair
Adam Feliz, Staff Officer
Telephone: 949-268-2074



OPEN MEETING

MINUTES OF THE REGULAR MEETING OF THE THIRD LAGUNA HILLS MUTUAL GARDEN VILLA RECREATION ROOM SUBCOMMITTEE

**Wednesday, July 5, 2023 – 1:30 PM
Laguna Woods Village Board Room
24351 El Toro Road
Laguna Woods, CA 92637**

DIRECTORS PRESENTS: Mark Laws – Chair, Donna Rane-Szostak, S.K. Park

DIRECTORS ABSENT: None

ADVISERS PRESENT: Stuart Hack, Lynn Jarrett, Lorna Seung

ADVISERS ABSENT: None

STAFF PRESENT: Adam Feliz – Staff Officer, Ian Barnette – Maintenance and Construction Assistant Director, Chontelle Crite – Maintenance Operations Coordinator, Czarina Livelo – Senior Operations Specialist

1. Call to Order

Chair Mark Laws called the meeting to order at 1:30 p.m. and established that a quorum was present.

2. Approval of Meeting Agenda

A motion was made by Chair Laws, and duly seconded, to approve the agenda.

A request was made to add Agenda Item #10 Carpet. Director Park asked to discuss ceiling re-painting. Chair Laws referred the matter to the Maintenance and Construction Committee

By consensus, the motion passed with the updated agenda.

3. Approval of Meeting Report for March 3, 2023

Chair Laws motioned to approve the March 3, 2023 meeting report. Adviser Stuart Hack seconded the motion.

By consensus, the motion carried.

4. Chair Remarks

None.

5. Member Comments (Items Not on the Agenda)

None.

Items for Discussion

6. Garden Villa Recreation Room Budget and Expenditures Summary

Staff Officer Adam Feliz presented the proposed renovations and expenditures summary. Members expressed a need to establish an inspection procedure for the building captains and staff to evaluate collaboratively whether a component replacement is necessary. Discussion ensued.

Maintenance and Construction Assistant Director Ian Barnette entered the meeting via Zoom at 1:45 p.m.

Assistant Director Barnette confirmed that building captains should communicate renovation needs with the subcommittee. Staff Officer Feliz reiterated that it is standard procedure to meet with building captains to verify the needed components.

7. Epoxy Flooring, Heat Pump, and Water Heater Expenditure Summary

Staff Officer Feliz presented the summary and noted that these components are from Third Mutual funds and are not Garden Villa Recreation Room expenditures. Questions from the subcommittee were addressed and noted by staff.

Director Park expressed concern about the noise and efficiency of the heat pumps. Staff Officer Feliz referred the matter to the Maintenance and Construction Committee. Chair Laws suggested, and Director Park agreed, to review a recently installed heat pump to verify if the noise of a newer model is still an issue.

8. 2023 Garden Villa Recreation Room Component Replacement Schedule

Staff Officer Feliz reviewed and explained the proposed component replacement schedule. Questions from the subcommittee were addressed and noted by staff.

Staff confirmed that restroom countertop resurfacing is pending as they await bids from potential vendors.

Adviser Hack suggested a default replacement schedule for the building captains to review and adjust in partnership with Maintenance Operations staff.

Chair Laws requested to combine Agenda Items Six and Eight in future agendas.

9. Component Replacement Lifespan Schedule

Staff Officer Feliz reviewed the component replacement lifespan schedule. Questions and requests from the subcommittee were addressed and noted by staff.

Per the subcommittee's requests, Staff committed to correcting the numerical errors in the original lifespan schedule. Staff will also create a projected cost 10-year lifespan schedule, with an assumed cost of living increase. Both items will be presented to the subcommittee within the next month and reviewed at the next scheduled meeting.

Adviser Hack suggested discussion should be had about the lifespan of each component relative to actual usage per building. Discussion ensued. The subcommittee concurred that building captain involvement is necessary to implement an effective replacement schedule.

10. Carpet

Staff Officer Feliz presented and explained the possible carpet square replacements available from an outside service. Questions from the subcommittee were addressed and noted by staff.

Discussion ensued among the subcommittee regarding the need to acquire carpet squares to stockpile for future replacements and the selection of potential carpet square colors. Staff agreed to consider historical use and determine the percentage of carpet needed to be purchased and stored going forward for each color: staff was requested to include this figure when presenting the contract to the full board for consideration.

Per Staff Officer Feliz's suggestion, the subcommittee approved selecting carpet colors today while proceeding with the original schedule to complete the work by the end of the year. Staff will determine costs with the vendor and present findings at the next meeting.

Maintenance Operations Coordinator Chontelle Crite presented six carpet samples. The subcommittee chose three designs in blue/gray (Awakening, Scoop, and Stimulus) for each building's selection.

Items for Future Agendas

- Review the corrected Component Replacement Lifespan Schedule
- Review the Recreation Room Component Replacement List and Budget
- Review Recreation Room Carpet Replacement costs and stockpiling plan
- Review procedure for Staff inspections in collaboration with building captains

Concluding Business

Subcommittee Member Comments

Adviser Lynn Jarrett noted that the ceilings of some Rec Rooms can use updated painting; it was suggested that this be raised to the Maintenance and Construction Committee.

Adviser Jarrett acknowledged and shared appreciation for new and current staff members. All subcommittee members seconded the sentiment.

Staff Member Comments

None.

Date of Next Meeting

Wednesday, November 1, 2023, at 1:30 p.m.

Adjournment

The meeting was adjourned at 2:38 p.m.

Mark W. Laws

Mark W. Laws (Jul 12, 2023 11:20 PDT)

Mark W. Laws, Chair

Mark Laws, Chair
Adam Feliz, Staff Officer
Telephone: 597-4614

**Garden Villa Rec Room
Projected Fund Balance**

Year	Monthly Assessment	Beginning Balance	Contributions	Interest Income	Expenditures	Ending Balance
2020	\$5.75	\$72,953	\$85,698	\$2,295	\$71,246	\$89,700
2021	\$5.75	\$89,700	\$85,698	\$59	\$71,226	\$104,231
2022	\$6.00	\$104,231	\$89,424	\$578	\$82,806	\$111,427
2023*	\$6.25	\$111,427	\$93,150	\$539	\$93,642	\$111,474
2024*	\$6.50	\$111,474	\$96,876	\$557	\$97,501	\$111,406

**Projected*

Third Laguna Hills Mutual Budget
Epoxy Floor, Heat Pump, and Water Heater Status Update
Garden Villa Recreation Room
910 Building Maintenance

EXPOXY FLOORING	
Rec Room	Status
R2403	Completed
R2405	Completed
R3421	Completed

HEAT PUMP	
Rec Room	Status
R969	Completed
R2384	Completed
R3244	Completed
R3420	Completed

WATER HEATER	
Rec Room	Status
R2398	Completed
R3244	Completed

Epoxy Flooring, Heat Pump, and Water Heater Pictures
Third Laguna Hills Mutual

Epoxy Flooring
Recreation Room 2403



Before



After

Heat Pump Replacement
Recreation Room 969



Before



After

Water Heater Replacement
Recreation Room 2398



Before



After

Garden Villa Recreation Room Expenditures Summary

Third Laguna Hills Mutual Garden Villa Recreation Room Subcommittee
910 Maintenance Operations

Kitchen Renovation		
Building	Comment	Cost
R2400	Completed	\$ 4,340.01
R2403	Completed	\$ 4,340.01
R2405	Completed	\$ 4,340.01
R3421	Completed	\$ 4,340.01
R4007	Completed	\$ 4,340.01
Total Expenditures		\$ 21,700.05

Full Painting: Kitchen		
Building	Comment	Cost
R2400	Completed	\$ 543.70
R2403	Completed	\$ 543.70
R2405	Completed	\$ 543.70
R3421	Completed	\$ 543.70
R4007	Completed	\$ 543.70
Total Expenditures		\$ 2,718.50

Microwave Replacement		
Building	Comment	Cost
R2388	Completed	\$ 484.91
R2390	Completed	\$ 484.91
R2393	Completed	\$ 484.91
R2405	Completed	\$ 484.91
R4007	Completed	\$ 484.91
Total Expenditures		\$ 2,424.55

Refrigerator Replacement		
Building	Comment	Cost
R2355	Completed	\$ 132.86
Total Expenditures		\$ 132.86

Restroom Mirror Replacement		
Building	Comment	Cost
R2353	Men's	\$ 219.18
R2381	Women's	\$ 318.90
R2385	Men's	\$ 211.03
R2392	Women's	\$ 318.90
R3421	Men's	\$ 219.18
R3421	Women's	\$ 315.40
Total Expenditures		\$ 1,602.59

Full Painting: Game Room		
Building	Comment	Cost
R2387	Completed	\$ 1,632.50
R2401	Completed	\$ 1,632.50
R2402	Completed	\$ 1,632.50
R2403	Completed	\$ 1,632.50
R2405	Completed	\$ 1,632.50
R4008	Completed	\$ 1,783.36
Total Expenditures		\$ 9,945.86

Restroom Countertop Resurfacing		
Building	Comment	Cost
R4008	2024	TBD
Total Expenditures		\$ -

Window Coverings		
Building	Comment	Cost
R2355	Completed	\$ 1,241.27
R2389	Completed	\$ 1,241.27
R2402	Completed	\$ 1,241.27
R2405	Completed	\$ 1,241.27
R3241	Completed	\$ 1,241.27
R4006	Completed	\$ 1,241.27
R4007	Completed	\$ 1,241.27
Total Expenditures		\$ 8,688.89

Carpet (Tiles)		
Building	Comment	Cost
R2392	Awakening	\$ 6,914.00
R2397	Awakening	\$ 7,169.00
R2400	Stimulus	\$ 6,420.00
R2405	Scoop	\$ 7,169.00
R4009	Awakening	\$ 7,742.00
Total Expenditures		\$ 35,414.00

Billiard Table Re-Felt		
Building	Comment	Cost
R2395	Completed	\$ 1,400.00
R2398	Completed	\$ 1,400.00
R5510	Completed	\$ 1,150.00
R2402	Completed	\$ 1,450.00
Total Expenditures		\$ 5,400.00

Misc. Billiard Accessories		
Building	Comment	Cost
In Stock	Ball Set	\$ 149.00
In Stock	Ball Set	\$ 149.00
R2401	Ball Set	\$ 149.00
R3241	Ball Set	\$ 149.00
R3242	Ball Set	\$ 149.00
R3420	4 Cues	\$ 140.00
In Stock	Ball Set	\$ 149.00
R4010	Ball Set	\$ 149.00
In Stock	Ball Set	\$ 149.00
In Stock	Ball Set	\$ 149.00
R5510	7 Cues	\$ 245.00
R5510	Triangle	\$ 39.99
Total Expenditures		\$ 1,765.99

BUDGET SUMMARY	
2023 Reserve Expenditures	\$ 93,642.00
Total Expenditures	\$ 89,793.29
Remaining Amount	\$ 3,848.71

2023 Garden Villa Recreation Room Component Replacement Schedule

Third Laguna Hills Mutual Garden Villa Recreation Room Subcommittee

910 Building Maintenance

Project Start: 6/1/2023

					<div> <div>Q2</div> <div>Q3</div> <div>Q4</div> </div>																														
					1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	23	24	25	26	27	28	29	30	31
REC ROOM	STATUS	PROGRESS	PLAN START	PLAN END	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	23	24	25	26	27	28	29	30	31
Kitchen Renovation	Completed	100%	8/7	10/12																															
R2400, R2403, R2405, R3421, R4007																																			
Full Painting: Kitchen	Completed	100%	8/17	10/13																															
R2400, R2403, R2405, R3421, R4007																																			
Refrigerator Replacement	Completed	100%	7/5	7/28																															
R2355																																			
Microwave Replacement	Completed	100%	6/1	6/12																															
R2388, R2390, R2393, R2405, R4007																																			
Restroom Mirror Replacement	Completed	100%	7/5	8/31																															
Women's Restrooms: R2381, R2392, R3421																																			
Men's Restrooms: R2353, R2385, R3421																																			
Carpet (Tiles)	Completed	100%	7/5	10/17																															
R2392, R2397, R2400, R2405, R4009																																			
Full Painting: Game Room	Completed	100%	7/5	10/19																															
Game Room: R2387, R2402, R2403, R4008																																			
Over Mural: R2401, R2405																																			
Window Coverings	Completed	100%	7/5	7/28																															
R2355, R2389, R2402, R2405, R4006, R4007, R3241																																			
Billiard Table Re-Felt	Completed	100%	7/5	10/27																															
R2388, R2399, 2402, R5510																																			
Misc. Billiard Accessories	Completed	100%	6/1	10/20																															
Ball Set: R2401,R3241, R3242, R4010,																																			
4 Cues: R3420																																			
7 Cues: R5510																																			
Triangle: R5510																																			

Kitchen Renovation

Recreation Room 2400



Before



After

Microwave Replacement

Recreation Room 4007



Before



After

Refrigerator Replacement

Recreation Room 2355



Before



After

Restroom Mirror Replacement

Recreation Room 3421



Before



After

Carpet Square Replacement

Recreation Room 2397



Before



After

Game Room Painting

Recreation Room 2405



Before



After

Window Coverings

Recreation Room 2355



Before



After

Billiard Pool Table Re-Felt

Recreation Room 2398



Before



After

Billiard Accessories

Triangle Replacement
Recreation Room 5510



Billiard Ball Set
Recreation Room 4010



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GARDEN VILLA COMPONENT REPLACEMENT LIFESPAN SCHEDULE

Component	Kitchen Renovation		Full Painting: Kitchen		Microwave Replacement		Refrigerator Replacement		Women's Restroom Countertop Resurfacing		Women's Restroom Mirror Replacement		Men's Restroom Mirror Replacement		Full Painting: Game Room		Window Coverings		Carpet (Tiles)		Billiard Table Re-Felt		Misc. Billiard Table Accessories		Billiard Table Covers & Inserts		Billiard Cue Replacement		Card Table Chairs	
Lifespan	30 Years		10 Years		10 Years		20 Years		10 Years		10 Years		10 Years		10 Years		10 Years		10 Years		10 Years		25 Years		25 Years		15 Years		30 Years	
	Completed	Scheduled	Completed	Scheduled	Completed	Scheduled	Completed	Scheduled	Completed	Scheduled	Completed	Scheduled	Completed	Scheduled	Completed	Scheduled	Completed	Scheduled	Completed	Scheduled	Completed	Scheduled	Completed	Scheduled	Completed	Scheduled	Completed	Scheduled	Completed	Scheduled
B969	2009	2039	2019	2029	2009	2019	2009	2029	2019	2029	-	-	2017	2027	2016	2026	2022	2032	2014	2024	2019	2029	2019	2044	2019	2044	2019	2034	2021	2051
B2353	2022	2052	2022	2032	2022	2032	2020	2040	2018	2028	2019	2029	-	2023	2016	2026	2022	2032	-	-	2018	2028	2019	2044	2019	2044	2019	2034	2021	2051
B2354	2015	2045	2015	2025	2015	2025	2020	2040	2015	2025	2019	2029	-	-	2016	2026	2016	2026	-	-	2018	2028	-	-	2019	2044	2019	2034	2021	2051
B2355	2011	2041	2021	2031	2022	2032	2011	2023	2019	2029	2019	2029	2019	2029	2017	2027	-	2023	2022	2032	-	-	-	2023	2019	2044	2019	2034	2021	2051
B2369	2014	2044	2014	2024	2022	2032	2019	2039	2016	2026	2020	2030	2019	2029	2016	2026	2010	2020	2015	2025	2018	2028	2022	2023	2019	2044	2019	2034	2021	2051
B2370	2020	2050	2020	2030	2022	2032	2018	2038	2018	2028	2019	2029	2019	2029	2016	2026	2022	2032	2016	2026	2022	2032	2022	2047	2022	2047	2022	2037	2021	2051
B2381	2020	2050	2020	2030	2020	2030	2018	2038	2014	2024	-	2023	2017	2027	2016	2026	2022	2032	2019	2029	2009	2019	2014	2039	2022	2047	2019	2034	2021	2051
B2384	2019	2049	2019	2029	2015	2025	2022	2042	2016	2026	2019	2029	2017	2027	2018	2028	2019	2029	2019	2029	2018	2028	-	-	2019	2044	2019	2034	2021	2051
B2385	2017	2047	2017	2027	2017	2027	2012	2032	2018	2028	-	-	-	2023	2022	2032	2020	2030	2022	2032	2019	2029	2017	2042	2019	2044	2017	2032	2021	2051
B2386	2021	2051	2021	2031	2021	2031	2012	2032	2019	2029	2019	2029	2020	2030	2019	2029	2014	2024	2022	2032	2015	2025	2022	2047	2019	2044	-	-	2021	2051
B2387	2021	2051	2021	2031	2021	2031	2019	2039	2017	2027	2019	2029	2016	2026	2013	2023	2020	2030	2022	2032	2018	2028	2022	2047	2019	2044	-	-	2021	2051
B2388	2015	2045	2015	2025	2015	2023	2010	2030	2018	2028	-	-	2022	2032	2022	2032	2019	2029	2017	2027	2022	2032	2019	2044	2019	2044	2019	2034	2021	2051
B2389	2022	2052	2022	2032	2022	2032	2018	2038	2014	2024	2019	2029	2017	2027	2019	2029	2008	2023	2017	2027	2017	2027	2022	2047	2019	2044	2019	2034	2021	2051
B2390	2012	2042	2022	2032	2012	2023	2008	2028	2021	2031	2019	2029	2020	2030	2022	2032	2022	2032	2021	2031	2018	2028	2015	2040	2019	2044	2019	2034	2021	2051
B2391	2021	2051	2021	2031	2021	2031	2012	2032	2021	2031	-	-	-	-	2018	2028	2022	2032	2017	2027	2022	2032	2021	2046	2019	2044	2019	2034	2021	2051
B2392	2012	2042	2022	2032	2012	2022	2011	2031	2020	2030	-	2023	-	-	2018	2028	2016	2026	2008	2023	2022	2032	2019	2044	2019	2044	2014	2029	2021	2051
B2393	2013	2043	2014	2024	2013	2023	2013	2033	2017	2027	-	-	2017	2027	2017	2027	2016	2026	2022	2032	2018	2028	2019	2044	2018	2043	2015	2030	2021	2051
B2394	2013	2043	2014	2024	2019	2029	2019	2039	2019	2029	2020	2030	2020	2030	2022	2032	2015	2025	2021	2031	-	-	-	2023	2019	2044	-	-	2021	2051
B2395	2012	2042	2012	2022	2022	2032	2011	2031	2016	2026	-	-	-	-	2022	2032	2015	2025	2018	2028	2011	2023	2022	2047	2019	2044	-	-	2021	2051
B2396	2018	2048	2018	2028	2018	2028	2018	2038	2014	2024	-	-	2017	2027	2020	2030	2016	2026	-	-	2019	2029	2019	2044	2019	2044	-	-	2021	2051
B2397	2018	2048	2018	2028	2022	2032	2018	2038	2014	2024	-	-	-	-	2019	2029	2020	2030	-	2023	2016	2026	2015	2040	2019	2044	2019	2034	2021	2051
B2398	2014	2044	2014	2024	2014	2024	2009	2029	2014	2024	2020	2030	-	-	2019	2029	2019	2029	2018	2028	-	2023	2014	2039	2019	2044	-	-	2021	2051
B2399	2018	2048	2018	2028	2018	2028	2018	2038	2014	2024	2020	2030	2017	2027	2022	2032	2021	2031	2015	2025	2022	2032	2021	2046	2019	2044	-	-	2021	2051
B2400	-	2023	-	2023	2022	2032	2018	2038	2010	2020	-	-	-	-	2019	2029	2015	2025	-	2023	2019	2029	2017	2042	2019	2044	-	-	2021	2051
B2401	2021	2051	2021	2031	2022	2032	2020	2040	2014	2024	-	-	2017	2027	2015	2023	2017	2027	2017	2027	-	-	2017	2042	2019	2044	-	-	2021	2051
B2402	2010	2040	2010	2020	2011	2021	*-	-	2012	2022	-	-	-	-	2010	2023	-	2023	-	-	2016	2026	-	-	2019	2044	-	-	2021	2051
B2403	-	2023	-	2023	2019	2029	2019	2039	2010	2020	-	-	-	-	2018	2023	2016	2026	-	-	-	-	-	-	2019	2044	2014	2029	2021	2051
B2404	2020	2050	2020	2030	2020	2030	*-	-	2012	2022	-	-	2017	2027	2020	2030	2014	2024	2011	2021	-	-	-	-	2019	2044	-	-	2021	2051
B2405	-	2023	-	2023	-	2023	2019	2039	2014	2024	-	-	-	-	-	2023	-	2023	-	2023	2018	2028	2021	2046	2019	2044	-	-	2021	2051
B3241	2013	2043	2014	2024	2013	2023	2017	2037	2014	2024	-	-	2017	2027	2019	2029	-	2023	2017	2027	2018	2028	-	2023	2019	2044	-	-	2021	2051
B3242	2015	2045	2015	2025	2013	2023	*-	-	2014	2024	-	-	2017	2027	-	-	2016	2026	2017	2027	-	-	-	2023	2019	2044	2014	2029	2021	2051
B3243	2015	2045	2015	2025	2022	2032	2022	2042	2014	2024	-	-	2017	2027	2015	2025	2022	2032	-	-	2019	2029	2019	2044	2019	2044	2014	2029	2021	2051
B3244	2017	2047	2017	2027	2017	2027	2017	2037	2017	2027	-	-	2019	2029	-	-	2021	2031	2012	2022	2022	2032	2019	2044	2019	2044	-	-	2021	2051
B3420	2009	2039	2009	2019	-	-	2020	2040	2022	2032	-	-	-	-	-	-	2022	2032	-	-	2022	2032	2021	2023	2019	2044	2014	2023	2021	2051
B3421	-	2023	-	2023	2021	2031	*-	-	2020	2030	-	2023	-	2023	2019	2029	2011	2021	-	-	2017	2027	2021	2046	2019	2044	2014	2029	2021	2051
B3499	2022	2052	2022	2032	2019	2029	2017	2037	2022	2032	2019	2029	2017	2027	-	-	2008	2018	2021	2031	2022	2032	-	-	2019	2044	-	-	2021	2051
B4006	2017	2047	2017	2027	2017	2027	2017	2037	2019	2029	2019	2029	2014	2024	2017	2027	-	2023	2020	2030	2016	2026	-	-	2019	2044	2014	2029	2021	2051
B4007	-	2023	-	2023	-	2023	2014	2034	2019	2029	2019	2029	2017	2027	-	-	2008	2023	-	-	2022	2032	2022	2023	2019	2044	-	-	2021	2051
B4008	2024	2054	2024	2034	2019	2029	2018	2038	-	2023	2008	2018	2020	2030	2019	2023	2020	2030	2020	2030	2017	2027	-	-	2019	2044	2019	2034	2021	2051
B4009	2018	2048	2018	2028	2018	2028	2009	2029	2019	2029	2020	2030	2020	2030	2017	2027	2016	2026	-	2023	2017	2027	-	-	2019	2044	-	-	2021	2051
B4010	2018	2048	2018	2028	2018	2028	2017	2037	2018	2028	-	-	-	-	2017	2027	2019	2029	2011	2021	-	-	-	2023	2018	2043	2014	2029	2021	2051
B4011	2018	2048	2018	2028	2018	2028	2015	2035	2019	2029	2019	2029	2016	2026	2017	2027	2021	2031	2020	2030	2018	2028	2019	2044	2019	2044	-	-	2021	2051
B5370	2014	2044	2014	2024	2019	2029	2014	2034	2014	2024	-	-	-	-	2016	2026	-	-	-	-	-	-	-	2023	2019	2044	2014	2029	2021	2051
B5371	2011	2041	2011	2021	2011	2021	2019	2039	2014	2024	-	-	2019	2029	2020	2030	2018	2028	2015	2025	-	-	2022	2023	2019	2044	-	-	2021	2051
B5372	2022	2052	2022	2032	2019	2029	2019	2039	2014	2024	-	-	2017	2027	2020	2030	2011	2021	-	-	-	-	2015	2040	2018	2043	2015	2030	2021	

*member owned/installations

2023 Recreation Room Component Replacement List

	Component	Kitchen Renovation	Full Painting: Kitchen	Microwave Replacement	Refrigerator Replacement	Countertop Resurfacing: Women's Restroom	Mirror Replacement: Women's Restroom	Mirror Replacement: Men's Restroom	Full Painting: Game Room	Window Coverings	Carpet (Tiles)	Billiard Table Re-felt	Billiard Table Misc. Accessories	Billiard Table Covers & Inserts	Billiard Table Cue Replacement	Card Table Chairs	Contingency	Total Renovation Cost	Projected Reserves	Projected Fund Balance
	Work Center Lifespan (Years)	917 / 93230	912 / 93210	91710	91720	91010	910/912/93210	910/912/93210	912 / 93210	91010	91010	91010	91025	910 / 91225	91015	91030	As Needed			
	Quantity (Bldgs)	53	53	53	53	53	53	53	53	53	53	53	53	53	53	53	53			
	Unit of Measure	set	each	each	each	each	each	each	each	set	each	each	each	each	set	set	each			
	Cost per Unit	\$4,340	\$544	\$485	\$133	\$430	\$318	\$216	\$1,633	\$1,241	\$7,083	\$1,400	\$149	\$150	\$420	\$600	\$5,000			
	Total Cost	\$230,021	\$28,816	\$25,700	\$7,042	\$22,790	\$16,840	\$11,472	\$86,523	\$65,787	\$375,388	\$74,200	\$7,897	\$7,950	\$22,260	\$31,800	\$265,000			
	Replace Factor	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%				
Quantity Completed	2019	1	11	9	7	9	14	6	10	6	2	5	12	50	50	6				
	2020	3	3	3	5	5	5	5	5	6	5	5	17	0	12	2				
	2021	4	0	0	0	4	0	0	0	0	3	0	0	0	0	44				
	2022	4	0	3	2	3	0	3	7	7	6	9	11	0	0	0				
	2023	5	5	5	1	0	3	3	6	7	5	4	10	0	11	0				
Projected Costs	2024	\$0	\$2,872	\$2,436	\$659	\$443	\$4,506	\$0	\$14,543	\$6,664	\$37,968	\$1,586	\$1,852	\$0	\$0	\$0	\$5,522	\$79,050	\$14,100	\$125,574
	2025	\$0	\$2,958	\$2,509	\$679	\$456	\$4,641	\$0	\$14,979	\$6,864	\$39,107	\$1,634	\$1,907	\$0	\$0	\$0	\$5,687	\$81,422	\$11,728	\$123,202
	2026	\$0	\$3,047	\$2,584	\$699	\$470	\$4,781	\$0	\$15,428	\$7,070	\$40,280	\$1,683	\$1,965	\$0	\$0	\$0	\$5,858	\$83,865	\$9,285	\$120,759
	2027	\$0	\$3,138	\$2,662	\$720	\$484	\$4,924	\$0	\$15,891	\$7,282	\$41,489	\$1,733	\$0	\$0	\$0	\$0	\$6,034	\$84,357	\$8,793	\$120,267
	2028	\$0	\$3,232	\$2,742	\$742	\$498	\$5,072	\$0	\$16,368	\$7,501	\$42,733	\$1,785	\$0	\$0	\$0	\$0	\$6,215	\$86,888	\$6,262	\$117,736
	2029	\$0	\$3,329	\$2,824	\$764	\$513	\$5,224	\$0	\$16,859	\$7,726	\$44,015	\$1,839	\$0	\$0	\$0	\$0	\$6,401	\$89,494	\$3,656	\$115,130
	TOTAL	\$0	\$18,575	\$15,757	\$4,264	\$2,865	\$29,148	\$0	\$94,067	\$43,106	\$245,592	\$10,260	\$5,724	\$0	\$0	\$0	\$35,717	\$505,076		

Contribution		Projected Fund Balance (2023)	
Monthly Assessment	\$6.25	Beginning Balance	\$111,427
Months	12	Interest Income	\$539
Number of Manors	1242	Contributions	\$93,150
Annual Contribution per Manor	\$75	Projected Expenditures	(\$93,642)
Total Annual Contribution		Ending Balance	\$111,474

**THIRD LAGUNA HILLS MUTUAL
2023 PLAN
PROGRAMS REPORT**

DESCRIPTION	2019	2020	2021	2022	2022	2023	Assessment	
	ACTUALS	ACTUALS	ACTUALS	PROJECTED	BUDGET	BUDGET	Increase/(Decrease)	
							\$	%
GARDEN VILLA REC ROOM FUND - MAINTENANCE & CONSTRUCTION								
GARDEN VILLA RECREATION ROOMS	\$71,036	\$71,247	\$70,118	\$73,736	\$73,460	\$93,642	\$20,182	27%
A400050000-Security- Smoke Detector Work	0	0	0	0	0	0	0	0%
A310050000 - GV Rec Room Misc. Services	27,864	38,852	55,386	32,095	32,095	55,000	22,905	71%
A320090000 Carpentry Service Garden Villa Interior	11,580	965	8	9,558	9,558	5,259	(4,299)	(45%)
A350110000 Appliance PM Garden Villa Rec Rooms	1,347	81	0	620	620	612	(8)	(1%)
A350120000 Appliance Replc. Garden Villa Rec Rooms	0	0	0	397	397	389	(8)	(2%)
A340090000 Electrical Service Garden Villa Interior	810	726	0	801	801	809	8	1%
A370090000 Repair/Replace Garden Villa Rec Rooms	0	0	0	827	827	819	(8)	(1%)
A792000000 Plumbing Service Garden Villa Interior	2,410	1,378	0	4,015	4,015	3,721	(294)	(7%)
A917259925 Replace Vinyl Floors in GV Rec Rooms	0	0	0	0	0	0	0	0%
A917270000 Recreation Room Refurbishment	1,333	4,128	4,157	9,449	9,449	10,760	1,311	14%
A917290000 Garden Villa Replacements	548	1,102	0	870	870	955	85	10%
A917510000 Refrigerator Install/Replacement	1,650	1,693	0	800	800	800	0	0%
A917520000 Range Install/Replacement	657	2,030	2,759	1,788	1,788	1,788	0	0%
A917530000 Microwave Install/Replacement	3,372	2,248	1,122	1,300	1,023	1,023	0	0%
A917540000 Disposal Install/Replacement	0	0	0	0	0	0	0	0%
A917550000 Sink Install/Replacement	1,715	3,404	5,378	903	903	926	23	3%
A917560000 Faucet Install/Replacement	148	445	0	0	0	0	0	0%
A963076501 Garden Villa Interior Touch-up	17,601	14,194	1,308	10,313	10,313	10,781	468	5%
A370090000 REPL / RPR GV REC RMS	0	0	0					
54201000 Investment Expense	0	0	0		0	0	0	0%
TOTAL	\$71,036	\$71,247	\$70,118	\$73,736	\$73,460	\$93,642	\$20,182	27%

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Garden Villa Recreation Room Inspections

Garden Villa Rec Room Reserve Components List

November 2, 2023 - December 6, 2023

Done	Recreation Room	Date	Time
	B5370	Thursday, November 2, 2023	9:00 a.m.
	B5371	Thursday, November 2, 2023	10:00 a.m.
	B5372	Thursday, November 2, 2023	1:00 p.m.
	B5499	Thursday, November 2, 2023	2:30 p.m.
	B5500	Monday, November 6, 2023	9:00 a.m.
	B5510	Monday, November 6, 2023	10:00 a.m.
	B5511	Monday, November 6, 2023	1:00 p.m.
	B5515	Monday, November 6, 2023	2:30 p.m.
	B5517	Tuesday, November 7, 2023	9:00 a.m.
	B5518	Tuesday, November 7, 2023	10:00 a.m.
	B5519	Tuesday, November 7, 2023	1:00 p.m.
	B4006	Tuesday, November 7, 2023	2:30 p.m.
	B4007	Wednesday, November 8, 2023	9:00 a.m.
	B4008	Wednesday, November 8, 2023	10:00 a.m.
	B4009	Wednesday, November 8, 2023	2:30 p.m.
	B4010	Thursday, November 9, 2023	1:00 p.m.
	B4011	Thursday, November 9, 2023	2:30 p.m.
	B3241	Monday, November 20, 2023	9:00 a.m.
	B3242	Monday, November 20, 2023	10:00 a.m.
	B3243	Monday, November 20, 2023	1:00 p.m.
	B3244	Monday, November 20, 2023	2:30 p.m.
	B3420	Tuesday, November 21, 2023	9:00 a.m.



Garden Villa Recreation Room Inspections

Garden Villa Rec Room Reserve Components List

November 2, 2023 - December 6, 2023

Done	Recreation Room	Date	Time
	B3421	Tuesday, November 21, 2023	10:00 a.m.
	B3499	Tuesday, November 21, 2023	1:00 p.m.
	B2400	Tuesday, November 21, 2023	2:30 p.m.
	B2401	Wednesday, November 22, 2023	9:00 a.m.
	B2402	Wednesday, November 22, 2023	10:00 a.m.
	B2403	Wednesday, November 22, 2023	1:30 p.m.
	B2404	Wednesday, November 22, 2023	3:00 p.m.
	B2405	Monday, November 27, 2023	9:00 a.m.
	B2390	Monday, November 27, 2023	10:00 a.m.
	B2391	Monday, November 27, 2023	1:00 p.m.
	B2392	Monday, November 27, 2023	2:30 p.m.
	B2393	Tuesday, November 28, 2023	9:00 a.m.
	B2394	Tuesday, November 28, 2023	10:00 a.m.
	B2395	Tuesday, November 28, 2023	1:00 p.m.
	B2396	Tuesday, November 28, 2023	2:30 p.m.
	B2397	Wednesday, November 29, 2023	9:00 a.m.
	B2398	Wednesday, November 29, 2023	10:00 a.m.
	B2399	Wednesday, November 29, 2023	1:00 p.m.
	B2381	Wednesday, November 29, 2023	2:30 p.m.
	B2384	Thursday, November 30, 2023	2:30 p.m.
	B2385	Monday, December 4, 2023	9:00 a.m.
	B2386	Monday, December 4, 2023	10:00 a.m.



Garden Villa Recreation Room Inspections

Garden Villa Rec Room Reserve Components List

November 2, 2023 - December 6, 2023

Done	Recreation Room	Date	Time
	B2387	Monday, December 4, 2023	1:00 p.m.
	B2388	Monday, December 4, 2023	3:00 p.m.
	B2389	Tuesday, December 5, 2023	9:00 a.m.
	B2353	Tuesday, December 5, 2023	10:00 a.m.
	B2354	Tuesday, December 5, 2023	1:00 p.m.
	B2355	Tuesday, December 5, 2023	2:30 p.m.
	B2369	Wednesday, December 6, 2023	9:00 a.m.
	B2370	Wednesday, December 6, 2023	10:00 a.m.
	B969	Wednesday, December 6, 2023	2:30 p.m.