

A G E N D A
REGULAR MONTHLY MEETING OF THE BOARD OF DIRECTORS
SEAL BEACH MUTUAL FOUR
WEDNESDAY January 11, 2017
Open Forum at 9:00 a.m. - Meeting begins at 9:30 a.m.
Administration Building Conference Room A

SHAREHOLDER COMMENTS – Open Forum

1. CALL TO ORDER/*PLEDGE OF ALLEGIANCE*
2. ROLL CALL
3. INTRODUCTION OF GRF REPRESENTATIVE, GUEST(S), STAFF:
Joy Reed, GRF Representative
Jodi Hopkins, Mutual Administration Director
Kevin Black, Building Inspector
4. APPROVAL OF MINUTES– **Regular Monthly Meeting of December 14, 2016**
5. CORRESPONDENCE Jan Kuhl
6. GRF REPRESENTATIVE Joy Reed
7. BUILDING INSPECTOR'S REPORT (**Pages 2-3**) Kevin Black
8. OLD BUSINESS –
a. Roofing Contract Bob Slater
9. NEW BUSINESS –
a. Concrete for Knollwood Bob Slater
b. Service Request Order (SRO) Suzi Smith
c. Physical Properties Janet Wade
d. Emergency Preparedness Program Jan Kuhl
e. President's Council – Update Bob Slater
f. Rescind Policy 7760 – Tax Postponement Program (**Page 4**)
g. Motion to continue to receive copy of other Mutual minutes

STAFF SECRETARY BREAK (TIME TO BE DETERMINED BY PRESIDENT)

10. DIRECTORS REPORTS
11. DIRECTORS COMMENTS
12. MUTUAL ADMINISTRATION DIRECTOR Jodi Hopkins
13. SHAREHOLDER COMMENTS (subject to time available)
14. ADJOURNMENT
15. EXECUTIVE SESSION (start at 11:30 a.m.) (legal and member issues)

STAFF SECRETARY WILL LEAVE THE MEETING BY 12:10 p.m.

NEXT MEETING: Wednesday, February 8, 2017
Open Forum at 9:00 a.m. - Meeting begins at 9:30 a.m.

INSPECTOR MONTHLY MUTUAL REPORT

MUTUAL: (04) FOUR

INSPECTOR: **Kevin Black**

MUTUAL BOARD MEETING DATE: December 14th 2016

[illegible]

NMI = New Member Inspection PLI = Pre-Listing Inspection NBO = New Buyer Orientation

FI = Final Inspection FCOEI = Final COE Inspection ROF = Release of Funds

INSPECTOR MONTHLY MUTUAL REPORT

MUTUAL: (04) FOUR

INSPECTOR: Kevin Black

MUTUAL BOARD MEETING DATE: December 14th 2016

CONTRACTS and PROJECTS	
CONTRACTOR	PROJECT
Total Landscape Maintenance- on going	landscape maintenance of grounds - dethatching in progress going back and doing sprinklers and
Fenn Pest Control - on going	see handout, contract for pest/termites and bait stations, termite report
Roofing Standards-	waiting for BOD special meeting
John Nelson Plumbing	complete with building 77, starting building 87 on the 16th of January will take the whole week
ERC	abatement for re-pipes - will abate building 87 on the 12th and 13th of January
Kress Const	touch up painting for re-pipes, almost complete with 77
Concrete? 2017	
Shareholder Visits and Mutual Requests	
4-39A	check on floor around toilet
4-38A	water damage from hose bib line, all dried out and put back together
4-42B	check on bath ceiling

ADMINISTRATIVE SERVICES**Property Tax Postponement**

WHEREAS, the State of California has authorized the property tax postponement privilege under Revenue and Taxation Code Section 20630 to be extended to FHA-insured cooperatives, and

WHEREAS, the form of the Recognition Agreement and Addendum to the Recognition Agreement proposed by the Controller of the State of California has been approved by the Department of Housing & Urban Development,

THEREFORE, BE IT RESOLVED, That this Corporation

1. Approves the form of the Recognition Agreement and Addendum to the Recognition Agreement as submitted by the Controller of the State of California, and
2. Authorizes the President or Vice President to execute the Recognition Agreement and Addendum to the Recognition Agreement for any stockholder of this Corporation who requests property tax postponement.

<u>MUTUAL</u>	<u>ADOPTION DATE</u>
One	
Two	28 Jun 79
Three	19 Sept 85
Four	
Five	05 Sept 79
Six	20 Jun 79
Seven	27 Jul 79
Eight	15 Jun 79
Nine	25 Jun 79
Ten	
Eleven	28 Jun 79
Twelve	26 Jun 79
Fourteen	
Fifteen	
Sixteen	28 Jun 79

(Sept 85)