

BUILDING NO: _____

BUILDING CAPTAIN'S APT: _____

PLEASE DO NOT DROP INTO MAIL SLOTS

**MINUTES OF THE REGULAR MONTHLY MEETING OF
THE BOARD OF DIRECTORS
SEAL BEACH MUTUAL SIX
January 25, 2019**

**UNOFFICIAL MINUTES
INFORMATION ONLY
DUE TO LACK OF QUORUM**

The Regular Monthly Meeting of the Board of Directors of Seal Beach Mutual Six was called to order at 9:30 a.m. by President Granger on Friday, January 25, 2019, in Building Five Conference Room B.

SHAREHOLDER COMMENTS

Several shareholders made comments.

ROLL CALL

Present: President Granger, Vice President May and Director Burge.

Absent: GRF Representative Ms. Hopewell, CFO Turetskiy, Secretary Simpson, and Director Homan

Guests: Mr. Rocha, Security Services Director
Mr. Weaver, Facilities Director
Ms. Baidack, Emergency Information Coordinator
Eight Shareholders of Mutual Six

Staff: Ms. Hopkins, Mutual Administration Director
Ms. Villalobos, Recording Secretary

MINUTES

The Regular Minutes of December 28, 2018 will be addressed at the next regular board meeting.

GUEST SPEAKER – 2019 Mutual Projects

Mr. Weaver addressed the Board members, the following projects will be addressed in 2019. Re-piping, side-walks, and Re-roofing in 2020. Following questions, Mr. Weaver left the meeting at 9:49 a.m.

GUEST SPEAKER

Mr. Rocha addressed the Board and guests on the issues and opportunities within Leisure World. Following questions, Mr. Rocha left the meeting at 10:00 a.m.

BUILDING INSPECTOR'S REPORT

Building Inspector Van Horn presented his report (attached).
Following discussions, Building Inspector Van Horn left at 10:05 a.m.

GRF REPRESENTATIVE

Ms. Hopewell was absent; President Granger presented a brief report.

UNFINISHED BUSINESS

Building Inspector Van Horn provided information on the fees for having Bate Stations in Mutual Six. Board to take action on approving a service contract at the next regular board meeting.

NEW BUSINESS

None

SECRETARY / CORRESPONDENCE

Secretary Simpson was absent.

CHIEF FINANCIAL OFFICER'S REPORT

CFO Turetskiy was absent, his financial report was submitted (attached).

MUTUAL ADMINISTRATION DIRECTOR'S REPORT

Ms. Hopkins presented her report.

Committee Reports

Landscape Committee
Director Burge presented her report.

DIRECTORS COMMENTS

Several Directors made comments.

ANNOUNCEMENTS

NEXT MEETING: Friday, February 22, 2019 at 9:30 a.m. in Building Five, Conference Room B

ADJOURNMENT

There being no business to conduct, President Granger adjourned the meeting at 11: 15 a.m.

Attest

Vida Simpson, Secretary
SEAL BEACH MUTUAL SIX
cv:1-25-19
Attachments

(These are tentative minutes, subject to approval by the Board of Directors at the next Regular Board of Directors Meeting.)

As a reminder, please be aware that guest(s) passes must be properly displayed on the guest(s) vehicle dash board.

**RESOLUTIONS IN THE REGULAR
MONTHLY MEETING January 25, 2019**

NONE DUE TO LACK OF QUORUM

DRAFT

INSPECTOR MONTHLY MUTUAL REPORT

MUTUAL: **(06) SIX**

INSPECTOR: **Dave Van Horn**

MUTUAL BOARD MEETING DATE: **JANUARY 25, 2019**

PERMIT ACTIVITY

PERMIT ACTIVITY							
UNIT #	DESCRIPTION OF WORK	GRF/CITY PERMIT	PERMIT ISSUE	COMP. DATE	CHANGE ORDER	RECENT INSPECTION	CONTRACTOR / COMMENTS
61 D	UNIT REMODEL	BOTH	01/08/18	02/08/18	NO	SIGNED OFF	ROBERTS CON. 1/22/2019
61 D	BDRM/LVRM ADDITION	BOTH	05/21/18	10/31/18	YES	SIGNED OFF	ROBERTS CON. 1/22/19
57 F	HEAT PUMP	BOTH			NO	SIGNED OFF	GREENWOOD 1/22/2019
55 G	REMODEL	BOTH			NO	SIGNED OFF	OGAN 1/10/2019
133 G	HEAT PUMP	BOTH	08/20/18	11/20/18	NO	SIGNED OFF	GREENWOOD 12/31/2018
56 C	WINDOWS	BOTH			NO	RED TAG	SEAPORT 1/4/2019
57 C	ADDITION	BOTH	07/02/18	10/31/18	NO	SIGNED OFF	BJ CONST 12/31/18
59 D	WASHER/DRYER	BOTH			NO	GROUND PLUMB	SEAPORT 1/3/2019
56 C	ADA CUT DOWN	BOTH			NO	SIGNED OFF	NUKOTE 1/2/2019

INSPECTOR MONTHLY MUTUAL REPORT

MUTUAL: **(06) SIX**

INSPECTOR: **Dave Van Horn**

MUTUAL BOARD MEETING DATE: **JANUARY 25, 2019**

CONTRACTS

CONTRACTOR	PROJECT
JOHNS LANDSCAPE	5/1/18-4/30/19
OC RESERVE STUDY	12/31/17 - 12/31/19

SITE VISITS

UNIT NUMBER	REASONS
59 H/L CHECKED ROOF LEAKS. W.O. TO KAREN 1/22/19	134 K CHECKED BATH FAN & BASIN. NO W.O.
139 D CHECKED DISPOSAL W.O. TO S.M. 1/9/19	134 E WITH HER RE: ESCROW ITEMS 1/4/19
137 I CLOSED SKYLIGHT 1/2/19	
BAIT STATION PRICE PER BUILDING. 17.00 PER 1 SET	MONTHLY MAINTNEANCE 2.00 PER

FINANCIAL REPORT (Overview) for December 2018

To: Mutual Six Board of Directors
 From: Naum Turetskiy,
 Chief Financial Officer

January 2019.

This Month

Year-to-date

Total Current Income & Contributions to Capital (Including Regular Assessment, Reserve Funding, Service Income, Interest)

Actual	Budget	Actual	Budget
131,902	132,529	1,579,828	1,590,513
Variance : (627)		Variance : (10,685)	

Expenses

(Including Trust Maintenance, Utilities, Professional Fees,
 Outside Services, Taxes Insurance Contribution to Reserves, Depreciation)

Actual	Budget	Actual	Budget
131,038	132,518	1,552,102	1,590,513
Variance : 1,480		Variance : 38,411	

EXCESS INCOME : \$27,726

The Income from Laundry Machine

Actual	Budget	Actual	Budget
1,055	1,506	17,174	18,017
Variance : (451)		Variance : (843)	

FINANCIAL INCOME

Year-to-date :	\$29,419	Annual Budget	\$25,998
			Variance : 3,421