

**MINUTES OF THE RESCHEDULED  
REGULAR MONTHLY MEETING  
OF THE BOARD OF DIRECTORS  
SEAL BEACH MUTUAL EIGHT  
December 19, 2017**

The Regular Meeting of the Board of Directors of Seal Beach Mutual Eight was called to order by President Thompson at 10:00 a.m. on Tuesday, December 19, 2017, in Building Five Conference Room B.

**ROLL CALL**

Present: President Thompson, Vice President/CFO Berg,  
Secretary Park, and Directors Kline and Winslow

GRF Representative: Mr. McGuigan was absent

Guests: Four Mutual Eight shareholders

Staff: Ms. Hopkins, Mutual Administration Director  
Mrs. Aquino, Recording Secretary  
Mrs. Poynter, Recording Secretary

**INTRODUCTION**

President Thompson welcomed the staff and guests to the meeting.

**MINUTES**

President Thompson asked if there were any corrections to the November 27, 2017, Regular Meeting minutes.

Following a discussion, and upon a MOTION duly made by Director Kline and seconded by Secretary Park, it was

RESOLVED, To approve the minutes of the  
Regular Meeting of November 27, 2017.

The MOTION passed with three "yes" votes (Thompson, Park, Kline) and two "no" votes (Berg, Winslow).

**UNFINISHED BUSINESS**

Following a discussion, and upon a MOTION duly made by Secretary Park and seconded by Director Kline, it was

RESOLVED, To ratify adopted/posted Policy  
7558.08 – Building Captain Policy.

The MOTION passed with three “yes” votes (Thompson, Park, Kline) and two “no” votes (Berg, Winslow).

Following a discussion, and upon a MOTION duly made by Secretary Park and seconded by President Thompson, it was

RESOLVED, To ratify adopted/posted Policy  
7502.08.1 – Adoption of GRF Policy 1927-37 –  
Parking Rules.

The MOTION passed.

Following a discussion, and upon a MOTION duly made by President Thompson and seconded by Secretary Park, it was

RESOLVED, To ratify adopted/posted Policy  
7025.08 – Common Interest Development.

The MOTION passed.

Following a discussion, and upon a MOTION duly made by Director Winslow and seconded by Vice President/CFO Berg, it was

RESOLVED, That Seal Beach Mutual 8 accept the TMACD Industries, d/b/a Stellar Solar contract of October 9, 2017, for \$81,750.00 plus the purchase of additional 10 year warranties for inverters, and authorize the negotiation for reduction in costs continuing to use our newer

**UNFINISHED BUSINESS (continued)**

inverters which are compatible with the new solar panels to be installed under the proposal; and that we use the refunded amount from the BP settlement of \$82,944 toward payment for the contract. The BP settlement of \$82,944 may be assigned to Stellar Solar for purposes of payment. Corrections of Seal Beach Mutual 8's address as described in the Contract may be amended so as to correspond to its actual, legal address.

The MOTION failed with three "no" votes (Thompson, Park, Kline) and two "yes" votes (Berg, Winslow).

**NEW BUSINESS**

The Board discussed adopting Policy 7471.08 – Pest Control. Upon a MOTION duly made by Director Kline and seconded by Vice President/CFO Berg, it was

RESOLVED, To adopt Policy 7471.08 – Pest Control on a preliminary basis until the 30-day posting period is completed.

Following further discussion, the MOTION was withdrawn for further research.

**MUTUAL ADMINISTRATION DIRECTOR**

Ms. Hopkins submitted her report (attached).

**CHIEF FINANCIAL OFFICER'S REPORT**

Vice President/CFO Berg submitted her report (attached).

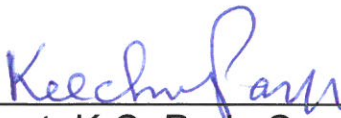
President Thompson called a break from 11:07 a.m. to 11:19 a.m.

## **DIRECTORS COMMENTS**

Several Directors made comments.

## **ADJOURNMENT**

There being no further business to conduct, President Thompson adjourned the meeting at 11:25 a.m.



Attest, K.C. Park, Secretary  
SEAL BEACH MUTUAL EIGHT  
ka: 12/22/17  
Attachments

**NEXT MEETING: REGULAR BOARD MEETING**  
**MONDAY JANUARY 22, 2018, AT 1:30 p.m.**  
**ADMINISTRATION BUILDING CONFERENCE ROOM A**

**In order to view the Minutes, Agendas, etc., for Mutual 8, please follow these directions:**

1. Go to LWSB website at: <http://www.lwsb.com>
2. Go across the black bar at the top of the webpage to the category called "Mutuals"
3. Scroll down to Mutual 8, click on Mutual 8
4. You are now on the website for MU 8

**You will see Minutes at the top and in the bottom also. Click on Minutes or what you want to view.**

**RESOLUTIONS IN THE REGULAR  
MONTHLY MEETING OF DECEMBER 19, 2017**

- 12/19/17      RESOLVED, To approve the minutes of the Regular Meeting of November 27, 2017.
- RESOLVED, To ratify adopted/posted Policy 7558.08 – Building Captain Policy.
- RESOLVED, To ratify adopted/posted Policy 7502.08.1 – Adoption of GRF Policy 1927-37 – Parking Rules.
- RESOLVED, To ratify adopted/posted Policy 7025.08 – Common Interest Development.

## **Mutual 8 CFO Report – December 2017**

Welcome. Thank you for attending the December meeting of Mutual 8. Again, it's nice to see you and hear your input. I trust you are ready for Christmas – I wish I was.

The total Assets of Mutual 8 is \$4,753,039 with \$2,144,274 in Restricted Deposits and Investments. We have \$66,784 in cash and unrestricted Deposits. There is \$397,850 in excess income and we should perhaps consider using part of this as an investment, a Bond or a CD.

Significant Expenses over budget for November include the landscape fee (973), and maintenance replacement (3,823). Although electricity for October was within budget, unless our solar system is fixed, this will no longer be true. Our Total SCE energy charges for October was \$229.65 and the bill I signed this week for the latest SCE energy charges was \$942.72. These were just energy charges and didn't include distribution charges. Given the rates for buying electricity from SCE, the recommendation from the CFO is to bring out solar system into operational utilization.

Total operating expenses for the month of November was \$25,930 of a budgeted \$36,475 budgeted. Year-to-date, the Mutual has spent \$392,231 of a budgeted \$401,225. There is \$122,505 unused in the 2017 annual budget.

Income and contributions to capital, year-to-date is \$1,253,023 of a budgeted \$1,248,764. This puts us in reasonable fiscal State. We have, however, spent \$19,204 for off budget items.

Total market value plus accrued income from our investment Bank, BNYMellon equals \$1,252,070. The estimated yearly income is scheduled to be in the vicinity of \$54,181. Two bonds for \$91,087 were sold and two were purchased for \$112,431. I have discussed our investment strategy with our legal counsel to insure we were proceeding with due diligence.

That concluded the financial report. Please let me know if you have any questions.

Ruth G. Mullins Berg, PhD, RN, CPNP-R  
VP/CFO, Mutual 8  
562-936-1274. [rgmullinsberg@sprintmail.com](mailto:rgmullinsberg@sprintmail.com)

# The Mutual Administration Director's Comments

## DECEMBER 2017

### PET REGISTRATION AND RENEWAL IN THE NEW YEAR

#### Pet Registration in Stock Transfer

Per Pet Policy 7501, Article II, your pet must be registered with the Stock Transfer Office before it is brought onto the Mutual premises. Further, the pet registration and licensing must be updated on or before December 31 of each year. The Mutual Pet Registration Form can be picked up at the Stock Transfer Office. To complete the registration, you will need to include the following:

Requirements for Dogs: City of Seal Beach Pet License, proof of spay or neuter, proof of dog's inoculations, proof of liability insurance, and proof of dog's weight.

Requirements for Cats: Proof of spay or neuter, and proof of liability insurance.

If you are renewing a currently-registered pet in the Stock Transfer Office, you do not need to complete a new form, but you do need to provide current liability insurance documents and, for dogs only, a current City of Seal Beach Pet License.

If you have questions about registering your pet, call Stock Transfer at (562) 431-6586, ext. 346 or 347.

#### Pet Registration with City of Seal Beach

Note: The City of Seal Beach contracts with the City of Long Beach Animal Care Services for animal control and licensing purposes.

#### **To purchase a City of Seal Beach Pet License, you will need to provide the following:**

- History of prior licenses; a permanent license tag is issued when a license is first purchased.
- Your name, address, and phone number.
- A current rabies inoculation certificate, good for the entire licensing period.
- A Certificate of Sterility if your pet has been spayed or neutered (altered). This will reduce your dog license fee. The certificate must be shown at time of purchase to receive the reduced rate.
- Microchip information (if applicable).
- Pet license fee.

#### **There are several ways to purchase your City of Seal Beach pet license:**

- In person at the Long Beach Bureau of Animal Care Services located at 7700 E. Spring Street.
- Online at: <http://www.longbeach.gov/acs/pet-laws-and-licensing/licensing/>
- By mail: send copies (this paperwork will not be returned so do not send originals) of the above information along with the pet license application to the Animal Care Services Bureau at 7700 E. Spring Street, Long Beach, CA 90815, along with a check or money order for the proper amount. The license will be processed and a license tag will be mailed to you.

#### **City of Seal Beach Pet License Fees:**

- Dog Altered: \$20;
- Dog Altered – Senior Resident: \$10;
- Replacement Tag: \$10;
- Cat Altered – Senior Resident: N/A.

If you have questions about Pet Licenses, call City of Long Beach Animal Care Services at (562) 570-7387.





The Measure of Excellence®

www.sonin.com

## Water Alarm with Dual Sensors

*Protect your home or business from costly water damage by placing it anywhere there is a potential for a leak.*

### Product Features:

- ✓ Detects water and sounds loud 85 dB alarm
- ✓ Sensors can be placed up to 6 feet away from the alarm
- ✓ Space saving design
- ✓ Install battery easily with slide and snap cover
- ✓ Sensors have both suction cup and adhesive to secure in place
- ✓ Includes alarm mounting hardware
- ✓ Packaging designed to display on peg hook
- ✓ Circuit test button ensures system is working
- ✓ Low battery signal tells user when it's time to replace the battery
- ✓ Warns of leaks and overflows in bath, kitchen, laundry, attic, basement, or anywhere there is a potential for leaks to occur.
- ✓ Alerts user within hearing range that water has reached desired level when used to monitor the filling of pools, tubs, sinks, aquariums and more
- ✓ An ideal backup system for sump and bilge pumps in residential, commercial and marine applications



### For leak detection:

Just place the sensor(s) at the lowest point of the floor or other horizontal surface where water collects. Adhesive tape makes it easy to apply sensor(s) to any smooth vertical surface. The alarm will sound if water bridges between the two contacts. Alarm can be table, shelf, or wall mounted away from the sensor(s).

### For unattended filling of bathtubs, pools, spas, etc:

Sensors have suction cup **and adhesive**; use either to attach the sensor(s) to any vertical surface. The buzzer will sound when the water reaches both metal contacts on the sensor

### Additional Information:

Model Number: 00802

Warranty: One year limited warranty

Dimensions: 1.4" × 2.4" × 3.8"; Weight: 3.5 oz. (100g) without battery

Battery Type: 9 Volt Alkaline (not included)

**Sonin Inc.**, 15105-D John J. Delaney Drive, Suite 333, Charlotte, NC 28277

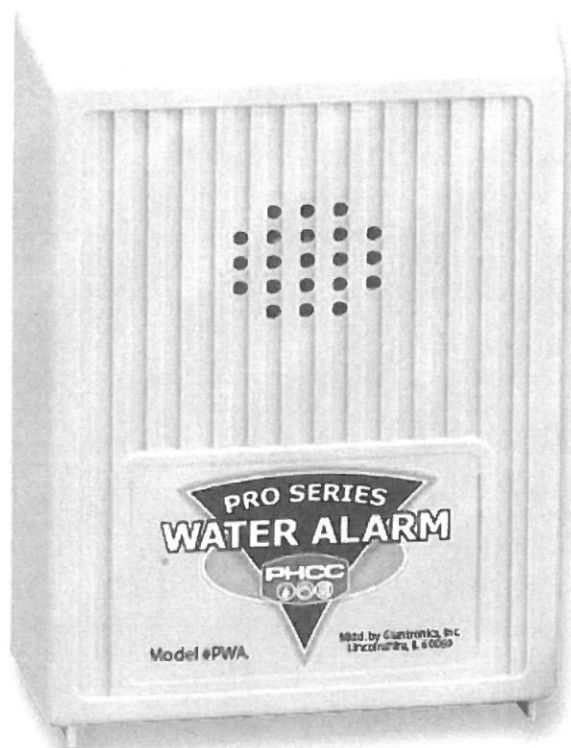
Tel: 800-223-7511 • Fax: 800-690-7511 • email: [sales@sonin.com](mailto:sales@sonin.com)



**PRO SERIES  
PUMPS**



# PHCC Pro Series Water Alarm



## *Minimize the risk of water damage with a Pro Series Water Alarm*

Accidents happen...

- Water heaters leak
- Washing machines overflow
- Laundry tubs clog and spill over
- Water pipes break

You can detect leaks before they become bigger problems by placing a Pro Series Water Alarm wherever there is a risk of water damage...

In the:

- Utility room
- Kitchen
- Bathroom
- Basement

The 110 db alarm will sound when as little as 1/32" of water reaches the sensor

Helps keep MOLD away by alerting to its major cause – water

### **Dependable protection**

Solid state circuitry is extremely sensitive and dependable

### **Extended life**

Alarm will sound up to 3 days

Battery will last 24-48 months

### **Small profile**

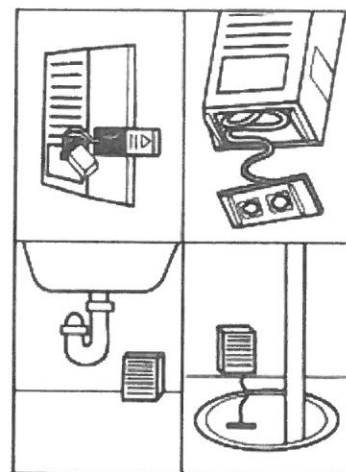
Compact 4-1/4" x 1-1/4" x 3-1/4"  
case fits in almost any space

### **Versatile**

Includes 6' of wire for remote monitoring (the sensor wire can be extended over 300 feet by simply splicing in 24 gauge wire)

### **Easy to use**

Install a 9V battery (not included) and place the alarm on the floor, or hang the alarm and extend the 6' sensor to the floor, into the sump pit, or anywhere you need to keep dry





## MUTUAL EIGHT

### SUMMARY REPORT Tuesday, December 19, 2017

Action/Request	Person Responsible
<b>1. Approval of Minutes</b> RESOLVED, To approve the minutes of the regular meeting of November 27, 2017.	Mutual Board
<b>2. Unfinished Business – a</b> RESOLVED, To ratify adopted/posted Policy 7558.08 – <u>Building Captain Policy</u> .	Recording Secretary Mutual Board
<b>3. Unfinished Business – b</b> RESOLVED, To ratify adopted/posted Policy 7502.08.1 – <u>Adoption of GRF Policy 1927-37 – Parking Rules</u> .	Recording Secretary Security Department
<b>4. Unfinished Business – c</b> RESOLVED, To ratify adopted/posted Policy 7025.08 – <u>Common Interest Development</u> .	Recording Secretary Mutual Board Mutual Administration Manager