

April 6, 2011
By Sharon Fees
Communications Committee

Third Mutual Is Going Digital

At the board meeting held March 14, Building Maintenance Manager Clayton Clark explained to the Board of Directors that many of the Mutual's historical documents, including architectural and technical renderings, are deteriorating. A motion was passed to have Clark digitize all of these documents in order to preserve them. The total cost of this project is not known at this time.

Treasurer and Budget and Finance Chairman Don Barnett reviewed the January 31, 2011 financials for all 24 projects and said that everything looks to be in order. Kelly Attebery and David Wissinger of Mechanic's Bank were invited guests to the meeting. Attebery presented that through restructuring, Third Mutual's bank fees dropped from approximately \$3,600 to \$1,100 per month.

Landscape Chairwoman Rosemary Furlong announced that all directors now have a landscape re-hab schedule for 2011. She encouraged directors to meet with Landscape Supervisor Steve Ormond to plan projects.

Communications Committee Chairman Lynn Martin said the Mutual received 154 unique visitors to the website in February. The website received 4,904 hits and 223 total visits. This activity is lower than that in January. The next New Residents' Orientation will be held Wednesday, April 27, at 7 p.m. in the Las Trampas room at Hillside Clubhouse.

Governing Documents Committee and Audit Committee Chairman Murray Teitel said that the proposed insurance language continues to be reviewed. He reported that Clayton Clark is researching compliance specifications with the local fire department in regards to new legislation requiring that residences have carbon monoxide detectors installed. Teitel said that the audit committee met with the Mutual's auditors on March 16 for a complete review of the 2010 financial audit.

Building Maintenance Chairman Chuck Sanderson reported that all maintenance work is on schedule. Sanderson said that the committee is continuing to review that resale inspection checklist, and fine tune the HVAC standards that were adopted last year.

Alteration Permit Review Committee Chairman Richard Bishop said that heat pump specifications are being formulated, including height limitations. He noted that these specifications will be a useful tool for MOD and district directors when evaluating alteration applications.

The next regular board meeting is Monday, April 11, at 9:00 a.m. The Communications Committee meeting is Tuesday, April 5, at 9:00 a.m. The Budget and Finance Committee meeting is Wednesday, April 6, at 9:30 a.m. The Governing Documents Committee meeting is Thursday, April 14, at 9:30 a.m. The Building Maintenance Committee meeting is Friday, April 22, at 10 a.m. The Executive Committee will meet Thursday, April 21, at 9 a.m. All meetings are in the Board Room at Gateway.

All meeting agendas are posted in the reception area of Gateway. For building and landscape maintenance, call 988-7640 or e-mail the Service Desk at workorder@rossmoor.com. To leave a message for any Third Walnut Creek Mutual director, call 988-7718 or send an e-mail to TWCM@rossmoor.com. The Board Office is located at Gateway.