

Third Walnut Creek Mutual

Board of Directors Regular Meeting
Monday, March 10, 2025, at 9:30 a.m.
In Person and Virtually
Boardroom – Gateway Complex
1001 Golden Rain Road, Walnut Creek, CA 94595

Zoom instructions: To view the meeting on your computer, iPad, or smart phone, residents should log-in to <https://rossmoor.zoom.us/j/81799125342> or use the meeting ID: 817 9912 5342.

You will see a few prompts to click on such as allowing “the page to open zoom.us, “join with video,” and “join with computer audio.” Be sure to have your computer speakers turned on.

If residents just want to hear the deliberations, they can dial 669-900-6833 on any phone, and they will be prompted to enter the meeting ID: 817 9912 5342.

For technical support to join a meeting, contact (925)988-7627 or Support@rossmoor.com.

AGENDA

1. Call to Order – Mr. Lauck
2. Roll Call - Ms. Limon

Tom Lauck, President Dist. 4, (2026)

Mike Abell, Treasurer Dist.9, (2025)	Florence McConnell, VP Dist. 13, (2026)
Lyman Shaffer, Director Dist. 10, (2027)	Bill Leary, Secretary Dist. 5, (2026)
Lauralee Barbaria, Director Dist. 15, (2025)	Harvey Baumel, Director Dist. 3, (2027)
Adrian Byram, Director Dist. 7, (2027)	Nan Warren, Director Dist. 14, (2025)

3. Members’ Forum (3 minutes per speaker) - Ms. Limon
4. Approval of Minutes - Mr. Lauck
 - a. Regular Board Meeting Minutes February 10, 2025
 - b. Executive Board Meeting Minutes February 10, 2025
5. President’s Report – Mr. Lauck
6. Secretary’s Report - Mr. Leary
7. Treasurer's Report - Mr. Abell
8. GRF Senior Staff Reports
 - a. Director of Mutual Operation’s Report – Jeroen Wright
 - b. Chief Financial Officer’s Report – Todd Arterburn
9. Committee Reports
 - a. Governing Documents Committee - Ms. McConnell

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- b. Building Maintenance - Mr. Byram
 - GRF Building Maintenance Report - Clayton Clark
 - c. Dispute Resolution Committee - Mr. Shaffer
 - d. Communications Committee – Mr. Shaffer
 - e. Landscape Committee – Ms. McNair
 - f. EV Charging Committee – Ms. Barbara
 - g. Building Alterations Committee - Ms. Warren
10. Old Business
- a. Update on CC&R balloting on Rental Provisions
 - b. Solicitation of Director Candidates through Rossmoor News
 - c. Fire-Resistant Improvements for 2025
 - d. Adoption of Policy Revisions
11. New Business:
- a. Investment Actions
 - b. Project 23 Concerns with Adopting TWCM CC&R's
 - c. Rossmoor Buy-In Fee
12. Announcements: The next scheduled Regular Meeting of the Board of Directors will be on **Monday, April 14, 2025, at 9:30 am**, via zoom and in-person, in the Gateway Boardroom.
13. Adjournment to Executive Session: if necessary, for items not completed in the 9:00 a.m. executive session.