



Third Walnut Creek Mutual

Board of Directors Regular Meeting  
Monday, November 10, 2025, at 9:00 a.m.  
In Person and Virtually  
Board Room – Gateway  
1001 Golden Rain Rd, Walnut Creek, CA 94595

**NOTE TO MEMBERS: This meeting is closed to the membership per Civil Code §4935.**

**EXECUTIVE SESSION AGENDA**

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

Tom Lauck, President Dist. 4, (2026)  
Kim Starr, Treasurer Dist. 7, (2027) Florence McConnell, VP Dist. 13, (2026)  
Lyman Shaffer, Secretary Dist. 10, (2027) Bill Leary, Director Dist. 5, (2026)  
*Vacant*, Director Dist. 15, (2028) Harvey Baumel, Director Dist. 3, (2027)  
Al Rothman, Director Dist.9, (2028) Nan Warren, Director Dist. 14, (2028)

3. Unauthorized Landscape Work in Project 38 Common Area – Ms. McConnell
4. Update on IDR – Mr. Baumel & Mr. Lyman
5. Dispute Resolution for Neighbors in Project 26 – Mr. Lyman
6. Board Approval of Management Agreement – Mr. Lauck
7. Noice Nuisance Neighbor Complaint – Ms. Limon
8. Adjournment – Mr. Lauck