

**THIRD WALNUT CREEK MUTUAL  
MEETING OF THE BOARD OF DIRECTORS  
MONDAY, MAY 13, 2019 AT 9:00AM  
GATEWAY BOARD ROOM  
1001 GOLDEN RAIN RD.  
WALNUT CREEK, CA 94595**

**AGENDA**

1. Call to Order..... Ms. Bank
  2. Roll Call ..... Ms. Mattison
- Judy Bank, President XV (2019)  
Gery Yearout, Vice President District XI (2021)    Matt Kaplan, Director District V (2019)  
Hillery Trippe, Treasurer District VII (2021)    James McFarland, Director District III (2021)  
Arlyss Rothman, Secretary District IX (2019)    Kay Barthold, Director District XIII (2020)  
Christine Monsen, Director District XIV (2019)    Toby Dicker, Director District VIII (2020)  
Chuck Decker, Director District X (2021)    Ron Mucovich, Director District IV (2020)
1. Members' Forum (3 minutes per speaker).....Ms. Mattison
  2. Approval of Minutes..... Ms. Bank
    - a. Executive Session Meeting ..... March 11, 2019
    - b. Regular Meeting ..... April 8, 2019
    - c. Executive Session Meeting ..... April 8, 2019
    - d. Special Meeting ..... April 24, 2019
  3. President's Report.....Ms. Bank
  4. Secretary's Report.....Ms. Rothman
  5. Treasurer's Report.....Ms. Trippe
    - a. Motion that the Mutual funds have been reviewed by the Treasurer and all Directors.
    - b. Motion that all Directors have reviewed their Project Specific Financials.
    - c. Resignation of Hillery Trippe as Treasurer
    - d. Appointment of Matt Kaplan as Treasurer
  6. Committee Reports.....Ms. Bank
    - a. Building Maintenance.....Ms. Monsen
    - b. Landscaping .....Ms. Yearout
    - c. Governing Documents .....Ms. Bank
    - d. Alteration Permit Application Review.....Ms. Barthold
    - e. Communication.....Ms. Rothman
    - f. Emergency Preparedness.....Ms. Rothman
  7. New Business
    - a. Update Architectural Standard 1022 – P32 Window Frame Color ...Ms. Bank
    - b. P49 Garage Variances.....Mr. McFarland
    - c. Initial Discussion on BBQ Policy .....Ms. Bank
  8. Adjournment to Executive Session: if necessary, for legal issues, contracts, disciplinary hearings, personnel issues, delinquencies, or foreclosures.

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**EXECUTIVE SESSION AGENDA**

1. Call to Order .....Ms. Bank
2. Variance Request Acct# 20539 \_P26 .....Mr. Mucovich
3. Variance Request Acct# 15069\_P49 .....Mr. McFarland
4. Member Hearing Acct# 12393\_P51-2.....Ms. Trippe
5. Status on Legal Issues: ADR Update .....Ms. Ward/Mr. Mangini
6. P51-1 & P51-2 Additional Contract – Ratify Approval for Separate Audit....Ms. Trippe
7. Adjournment.....Ms. Bank