



ROSSMOOR
™ WALNUT CREEK

Walnut Creek Mutual Four

BOARD OF DIRECTORS REGULAR MEETING

Monday, July 21, at 1:30 p.m.

Meeting is Conducted In-Person and Virtually

**Club Room - Creekside
1010 Stanley Dollar Drive, Walnut Creek, CA 94595**

Join Meeting Virtually

For video/audio participation on your laptop, tablet, or smartphone, enter <https://rossmoor.zoom.us/j/88156851805> **Meeting ID: 881 5685 1805** in your browser and follow the on-screen instructions to enter the meeting. Be sure to have your computer speakers turned on.

For audio only, **dial 669-900-6833** on your phone and enter **Meeting ID: 881 5685 1805** at the prompt or go to the 4wcm.com website "Meetings."

For technical support to join a meeting, contact 925.988.7627 or support@rossmoor.com

AGENDA

1. Call to Order

2. Roll Call of Directors

Linda Brown - President
Robert Amans– Vice President
Rajasundaram Sivasubramanian – Treasurer
Beverly Mirsky - Secretary
Pam Ovalle – Director-at-Large

Mutual Operations Staff

Jeroen Wright – Director of Mutual Operations
Todd Arterburn – Chief Financial Officer
Luis Duenas – Building Maintenance Manager
John Tawaststjerna – Landscape Manager
Lisa Kam – Interim Board Services Coordinator

3. Members' Forum

All residents are invited to address the Board with questions, comments, and suggestions. The Board does not directly answer questions posted by speakers during the Residents' Forum but hears the viewpoint and ideas presented and considers them as they act during the meeting. Comments will be limited to three minutes per person.

4. Meeting Minutes

- a. Board of Directors Regular Meeting Minutes – June 16, 2025

Recommendation: The Board of Directors approves the meeting minutes

5. President's Report – Linda Brown

6. Treasurer's Report – Siva

7. Mutual Operation's Report – Jeroen Wright

8. Chief Financial Officer's Report – Todd Arterburn

9. Building Maintenance Report – Luis Duenas

10. Landscape Report – John Tawaststjerna

- a. Approve Eucalyptus removals in Pine Knoll Entry 7A

11. Committee Reports

- a. Governing Documents
- b. EV Charging
- c. Trash Committee
- d. Communications Committee
- e. Alterations Committee
- f. Fire Extinguisher Inspection Committee

12. New Business Cont.

Action Items

- a. Billing for Golf Cart Charging
- b. Guest Parking
- c. Carport Storage
- d. Flooring options for upstairs residents

13. Announcements

The next scheduled Board of Directors Annual Meeting is August 7, 2025, in the Fairway room at Creekside Clubhouse at 1:30 p.m.

14. Adjournment to Executive Session – If necessary, for legal issues, contracts, member discipline, personnel issues, delinquencies, or foreclosures