



WALNUT CREEK MUTUAL NO. FORTY
BOARD OF DIRECTORS MEETING
THURSDAY, NOVEMBER 14th, 2024, AT 1:00 P.M.
CLUBROOM AT CREEKSIDE
1010 STANLEY DOLLAR DR – WALNUT CREEK, CA 94595

AGENDA

Call to Order

Roll Call of Directors

Susie White – President
Greg Gould – Vice President
Pam Jester – Treasurer
Nancy Herney – Secretary
Kathy Parish – Director at Large

MOD Staff:

Jeroen Wright, Director of Mutual Operations
Todd Arterburn, Chief Financial Officer
Clayton Clark, Building Maintenance Manager
John Tawaststjerna, Landscape Manager
Lucy Limon, Board Services Coordinator

Approval of Minutes

1. Board Meeting Minutes of October 24th, 2024
2. Executive Meeting Minutes of October 24th, 2024

President's Report

Treasurer's Report

1. Review of Most Current Financial Statements
 - a. Motion to certify compliance with §5500 by review of the monthly financial reports by all Board Members
2. Finance/Audit Committee Report – Pam Jester

Committee Reports

1. Landscape Committee – Kathy Parish and Shari Carroll
2. Governing Documents Committee – Nancy Herney
3. Building Maintenance Committee – Fred Kern
4. Alterations/Architectural Review Committee – Greg Gould
5. Emergency Preparedness Committee – Nancy Herney
6. Recycling and Green Committee – John Moe

Old Business

New Business

1. Motion to approve amending the appendix to our CC&R's to include the carport and garage assignments in old Project 41
2. 4041 Form Update

Member's Forum

Announcements

Your board of directors does not plan to have its regularly scheduled board meeting on December 26, 2024, because of the holidays. You will be notified if we need to schedule a December board meeting. Therefore, the next regularly scheduled meeting will be on January 16, 2025, in the Clubroom at Creekside.

Adjournment

Executive Session, If necessary, for legal issues, contracts, disciplinary hearings, personnel issues, delinquencies, or foreclosures.
