



WALNUT CREEK MUTUAL FIFTY

BOARD OF DIRECTORS REGULAR MEETING

Tuesday, June 17, 2025 at 1:00 p.m.

Meeting is Conducted In Person and Virtually

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

Join Meeting Virtually

To view the meeting on your computer, iPad, or smart phone, residents should log-in to: <https://rossmoor.zoom.us/j/81188278345> or the meeting ID: 811 8827 8345. 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 (305) 224-1968 on any phone, and they will be prompted to enter the Meeting ID: 811 8827 8345.

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**

Jim Bolinger – President
Vacant – Vice President
Rich Johnstone – Treasurer
Steve Vartabedian – Secretary
Peter Jones – Director

Rossmoor Property Management

Jeroen Wright – Mutual Operations Director
Todd Arterburn – Chief Financial Officer
Rick West – Sr. Building Maintenance Manager
John Tawaststjerna – Landscape Manager
Lucy Limon – Board Services Coordinator

3. **Approval of Minutes** – Bolinger

- a. Annual Members Meeting – May 28, 2025
- b. Board of Directors Organizational Meeting – May 28, 2025
Recommendation: The Board of Directors approve the Minutes.

4. **Treasurer's Report** – Johnstone

Recommendation: Motion to certify compliance with Civil Code §5500

5. **Mutual Operations Director's Report** – Wright

6. **Chief Financial Officer's Report** – Arterburn

7. **Landscape Manager's Report** – Tawaststjerna

8. **Building Maintenance Manager's Report** – *West*
9. **President's Report** – *Bolinger*
10. **Secretary's Report** – *Vartabedian*
11. **Committee Reports**
 - a. Finance Committee – *Johnstone*
 - b. Building and Facilities Committee – *Johnstone*
 - c. Governing Documents Committee – *Vartabedian*
 - d. Landscaping – *Bolinger*
 - e. Social Committee – *Bolinger*
12. **Old Business** – *Bolinger*
13. **New Business** – *Bolinger*
 - a. 5502 Resolution – Authorizing 2025 Budgeted Transfers
14. **Residents' Forum** (*3 minutes per speaker*) – *Thomas*

All residents are invited to address the Board with questions, comments, and suggestions. The Board does not directly answer questions posed by speakers during the Residents' Forum but does hear the viewpoints and ideas presented and are considered as they act during the meeting. Comments will be limited to three minutes per resident.
15. **Announcements**: Next meeting scheduled is the Annual Members and Organizational Meetings on Wednesday, May 28, 2025 at 1:00 p.m. in the Fairway Room at the Creekside Clubhouse and virtually.
16. **Adjournment to Executive Session**: If necessary for legal issues, contracts, disciplinary hearings, personnel issues, delinquencies, or foreclosures.