

**Walnut Creek Mutual No. Eight
Special Meeting of Board of Directors
Thursday, September 10, 2015
1268 Skycrest Dr., Manor #7, Walnut Creek, CA**

Present: Cindy Ware, Craig Miller (by speaker phone), Bob Eisner, and Bob Viator. Julie Narvaez, who pre-approved measure by email, was out of town and unavailable.

Purpose of Meeting: Consider and vote on emergency measure to spend \$9,372 for concrete sidewalk repair and replacements.

President Ware called this unadvertised emergency meeting to order at 10:43 am, held at the home of Robert & Terry Eisner.

Reason for Meeting: Resident William Trulock recently tripped and fell in front of his manor where a section of concrete sidewalk had shifted, creating a tripping hazard. When President Ware got a quote to fix that particular hazard, she found that the cost of doing a "square" of sidewalk had risen from the previous \$600 per square to \$750 per square, due to an increase in the cost of materials and labor. (A square is a section of walkway approximately 5 ft by 5 ft and about 5 inches deep, reinforced by rebar.) When she questioned what had happened to her request for a quotation on repairing the long section of walkway from Entry 4's first section of parking spaces all the way to Bldg 1232, many squares of which have been heaved by tree roots and previously ground down multiple times, she found that the Request for Proposal (RFP) had been misplaced. When she asked for a quote on the old RFP, she was assured that the vendor would cut the offending tree roots and replace the heaved and previously ground-down squares at the old price of \$600 per square. That additional work, plus the emergency repair in front of Bldg 1284, would come to \$9,372.

President Ware conferred with the members of the Finance Committee and the Board by email and found that all were in agreement that the work needed to be done and approval should not wait until the next scheduled quarterly meeting in late October.

Action Taken: Bob Viator moved that the Board authorize the expenditure of \$9,372 to make the identified sidewalk repairs, cutting and removing the offending tree roots as required. Craig Miller seconded the motion. The four members present approved the expenditure unanimously. (The 2015 budget allocated \$10,000 for concrete work, little of which has been spent to date. Any overage would be paid for from monies not spent for other budget items, or failing that, from the Reserve Fund.)

The meeting was adjourned at 10:53 am.

Respectfully,



Bob Viator, Secretary *pro tem*