



ROSSMOOR
™ WALNUT CREEK

Walnut Creek Mutual Four

BOARD OF DIRECTORS REGULAR MEETING

Monday, September 16, 2024, at 1:30 p.m.

Meeting is Conducted In-Person and Virtually

**Gateway Clubhouse – Board Room
1001 Golden Rain Road, Walnut Creek, CA 94595**

Join Meeting Virtually

Zoom Not Confirmed

For video/audio participation on your laptop, tablet, or smartphone, enter <https://rossmoor.zoom.us/j/84802002162> **Meeting ID: 848 0200 2162** 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 669-444-9171** on your phone and enter **Meeting ID: 848 0200 2162** at the prompt or go to the [4wcm.com](https://www.4wcm.com) website “Meetings.”

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

AGENDA

1. **Call to Order** – Janet Seldon

2. **Roll Call of Directors**

Janet Seldon – President
Ward Thompson – Vice President
Rajasundaram Sivasubramanian – Treasurer
Susan Chang – Secretary
Roberts Amans – Director-at-Large

Mutual Operations Staff

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

3. **Members’ Forum** – Janet Seldon

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 does hear the viewpoints and ideas presented and considers them as they act during the meeting. Comments will be limited to three minutes per person.

4. Consent Calendar

- a. Board of Directors Regular Meeting Minutes – August 19, 2024
- b. Board of Directors Executive Meeting Minutes – August 23, 2024
- c. Board of Directors Special Meeting Minutes – August 26, 2024

Recommendation: The Board of Directors approves the Consent Calendar.

5. President's Report – Janet Seldon

6. Treasurer's Report – Sivasubramanian

- a. Delinquency Report

Recommendation: The Board of Directors certifies compliance with Civil Code §5500.

7. Mutual Operations Manager's Report – Jeroen Wright

8. Landscape Report – John Tawaststjerna

9. Building Maintenance Report – Rick West

10. Committee Reports

- a. Governing Documents – Kathleen Bridgeman
- b. Firewise Townhall – Ward Thompson
- c. Trash Committee – Deb Hachen
- d. Communications Committee – Carl Brown
- e. Alterations Committee- Linda Brown

11. Officers' Reports

- a. Vice President
- b. Secretary

12. Unfinished Business

13. New Business

- a. Appoint Anna Rocha as Assistant Secretary
- b. Park a Lien for Delinquent Account
- c. New Policy Regarding Delinquent Accounts for 28 Day Comment Period

14. Announcements

The next scheduled Board of Directors Regular Meeting is October 21, 2024, at 1:30 p.m. in the Board Room at the Gateway Center.

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