



REGULAR MONTHLY BOARD OF DIRECTORS MEETING MUTUAL TWELVE

SUMMARY REPORT Thursday, March 14, 2024

Action/Request	Person Responsible
<p>1. <u>Approval of Minutes – a</u> RESOLVED to approve the Regular Meeting Minutes of February 8, 2024, as published.</p>	Mutual Board Portfolio Specialist
<p>2. <u>Building Inspector’s Report – b</u> RESOLVED to approve Ogan Construction proposal to remove existing service panel and install square D 125-amp panel with breakers, patch and paint, including seal beach permit, and asbestos test and removal by others at a total cost not to exceed \$1950 each. Funds to come from Infrastructure and authorize the President to sign any necessary documentation.</p>	Mutual Board Building Inspector Physical Property Finance
<p>3. <u>Building Inspector’s Report - e</u> RESOLVED to approve Hadi Construction proposal to install 35” high block wall with round caps, stucco finish on both side of the block wall, stamp finish on concrete floor according to the drawing for unit # 34-L and all irrigation work to be done by Four Star. Work to be done at shareholder’s expense.</p>	Mutual Board Building Inspector Physical Property
<p>4. <u>Building Inspector’s Report – f</u> RESOLVED to approve Bergkvist proposal according to the drawing and irrigation work to be done by Four Star for unit # 43-G. Work to be done at shareholder’s expense.</p>	Mutual Board Building Inspector Physical Property
<p>5. <u>Building Inspector’s Report – g</u> RESOLVED to approve MP Construction proposal according to the drawing for unit # 62-G and all irrigation work to be done by Four Star. Work to be done at shareholder’s expense.</p>	Mutual Board Building Inspector Physical Property
<p>6. <u>Unfinished Business – a</u> RESOLVED to ratify proposed rule change amending Rule 12-7481-1 – <u>Infrastructure Modifications</u> adding Section 16 – <u>Electrical- Electrical Upgrades</u> of the Rules and Regulations; 28-day posting requirement has been met.</p>	Mutual Board Building Inspector Physical Property
<p>7. <u>New Business – a</u> RESOLVED to approve the January 2024, financial statements as reviewed per California Civil Code Section 5500 (a)-(f) for audit as presented.</p>	Mutual Board Finance
<p>8. <u>New Business – b</u></p>	Mutual Board Finance



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<p>RESOLVED to accept Association Reserves proposal to renew the 3-year Loyalty Plan Agreement for a flat fee of \$1,450 per year to begin with Fiscal Year 2025 and authorize the President to sign any necessary documentation.</p>	
<p>9. <u>New Business – c</u> RESOLVED to approve funds of \$2,250 for the 2024 Annual Shareholder Luncheon. Funds to come from Miscellaneous Expense and authorize the President to sign any necessary documentation.</p>	<p>Mutual Board Finance</p>
<p>10. <u>New Business – d</u> RESOLVED to appoint HOA Elections of California as Mutual Twelve’s Inspectors of Election for the 2024-2025 Election of Directors.</p>	<p>Mutual Board Mutual Administration Stock Transfer</p>
<p>11. <u>New Business – e</u> RESOLVED per the Mutual’s Bylaws, Article V, Section 3b, I Elinore Petoletti Shareholder of Mutual Twelve Unit 39K, intend to vote cumulatively for the Elections of Directors for the 2024-2025 Elections.</p>	<p>Mutual Board Mutual Administration Stock Transfer</p>
<p><u>Follow-up agenda items for next regular meeting</u></p> <ol style="list-style-type: none"> 1. Approval of Monthly Finances- February 2. Consent Calendar 3. D/V to Approve Testing and Abatement from Ogan Construction. Cost not to exceed \$650. 4. 	<p>Portfolio Specialist</p>