

## Meet your new Board



Seon Hyung Cho



Richard Stone

On June 10 Shareholders voted either in person or submitted paper ballots to Accurate Voting Service who reported that 439 members responded, representing 52 percent of the membership which more than qualified the results.

Mutual One has a nine-member board of which four members are elected in odd and five in even numbered years, thus allowing for continuity in the leadership. **Seon Hyung Cho** and **Denise Potterton** were newly elected to the board. **Richard Stone**, who most recently represented the mutual as a Golden Rain Foundation board member and had previously served as the Mutual's president, was also elected to the board as was former board member **Eileen Merritt**.



Denise Potterton



Eileen Merritt

During its organizational meeting the board elected **Donna Gambol**, president, **Seon Cho**, vice president, **Richard Stone**, chief financial officer and **Jill Brennan**, secretary. Incumbent members of

— Continued on next page—New Board

## Mutual One

Issue Number 1 July 2019

# Matters

An occasional newsletter for Shareholders of Mutual 1 in Leisure World, Seal Beach, CA



Shareholders enjoy the opportunity to meet one another at the Mutual 1 picnic

## It Couldn't Have Happened Without You !

Over 150 people attended the Mutual One Picnic, Sunday evening July 14 at the picnic area of Clubhouse One. It was the first such event in over 10 years for the Mutual. Folks were absolutely delighted, having an opportunity to meet their neighbors, board members, and enjoy the fun and fellowship.

Board Members, **Denise Potterton** and **Eileen Merritt** oversaw the arrangements and encouraged neighborly interaction with a "Bingo" style game that required folks to seek out such persons as: one who had green eyes, a vegetarian, someone who had visited South Africa, someone who liked escargot. There were dozens of other similar characteristics for folks to discover about one another.

The highlight of the evening was the broad offerings of food supplied by residents in the "Potluck". Here there was an array of salads, vegetable casseroles, pasta salads, green salads, crudité, beans, dips, and all sorts of chips ably sorted out and overseen by shareholder, **Cynthia Carvell**. The desserts ranged from jello molds to chocolate chip cookies, a glorious sheet cake that looked like it might have been prepared for a wedding and plentiful fruits and berries. Folks had the opportunity to sample food of an exotic nature and those quite familiar.

Board Member, **John Bararras** fired up the grill and soon hotdogs and

— Continued on next page—Picnic Success

## New Board

— Continued from front page.

the board include **John Barreras**, and **Saundra Luther-Stark**.

At the first regular Board Meeting in June incumbent **Byron Schweitzer** tendered his resignation and at the July Board meeting on July 25, your board appointed **George Tous** to fill the vacancy.

## By Laws Pass

For the past year Mutual One examined and worked with their attorney to re-write our bylaws reflecting changes in the Davis Stirling law and to remove language referring to the Federal Housing Authority that no longer applied. The membership supported the new language and changes, with 315 ballots in favor. The required number to adopt the change was 293 representing 2/3 of the returned ballots.

## Trash can be a problem

Shareholders are reminded that trash bins have separate categories: general trash, recyclables and now special green waste. Please take care to separate your disposables.

Green waste containers are solely for landscaping debris: grass clippings, tree trimmings and flower pruning bits.

Electronic waste should be disposed at the dumpsters at the end of Golden Rain Road by the Maintenance yard.

Large trash items, like mattresses, old furniture, book cases, and chairs should be taken to the large roll-off dumpsters that are near the Mini-farms, off Oakhills Drive.

Corrugated boxes, should be broken down and put into the recycling bin along with paper, plastics, aluminum and bi-metal cans.

## Picnic Success

— Continued from front page

hamburgers were being grilled to perfection. Shareholder **Cassie Caddell** stepped in and managed to spike the numbers keeping up with the demand for more and more 'burgers and dogs. She didn't have a moment to sit down until well into the evening.

Secretary of the Board, **Jill Brennan** did her best to encourage folks to sign in and register, she was ably assisted by Shareholder **Kathleen Morrison** [who had first arrived at the picnic three hours earlier, persistence brought her back at the appropriate time.]

Board Vice President **Seon Cho** gathered up the hoard of paper products that had been stowed away in the Mutual office and delivered them early, and then supplemented the need for more

napkins when the numbers dwindled. **CFO Richard Stone**, earlier in the day, ordered and procured the fresh meat hamburgers and hotdogs, buns, and condiments and then delivered them to the site.

President **Donna Gambol** designed and produced the little garden flags that popped up all over the Mutual to remind folks of the event as well as the little posters that were in each laundry room with the event details. She also cajoled the Board officers to don Cat in the Hat hats...and they did.

And at evening's end, **Taylor** offered an excellent suggestion and provided the necessary material to complete a very special task for which the Board is indebted. The Casa Youth Shelter accepted the donated meat, buns and condiments that were in surplus.



Seon Cho, Jill Brennan, Richard Stone & Donna Gambol sporting their Cat in the Hat hats.



Green Waste only in these dumpsters

## Low Cost Rabies Clinic

A vaccine and microchip clinic will be offered on Thursday August 29 at the LW Community Church at 14000 Church Place from 9:00 until 11:00 AM. Licensed veterinarians will be onsite to offer dog and cat vaccinations, fecal exams, micro-chipping, prescription flea control and other services, call 800-988-8387 to make an appointment.

## Think before you flush

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### No Flush Items:

Even if the packaging says “flushable” it’s not; remember teddy bears and Barbie dolls can get flushed...but they shouldn’t.

Wet Wipes

Diapers

Feminine Hygiene Products

Condoms And Wrappers

Bandages And Wrappers

Cotton Swabs

Medications

Fats, Oils, and Grease

Coffee Grounds or Food Items

Rags

Mop or Duster Heads

Kitty Litter

Cigarette Butts

Paint

Hair-Extensions, Weaves, Etc.

Only human waste and toilet paper should be flushed down the toilet.

Everyday items such as wipes, paper towels and kitty litter don’t dissolve quickly and will clog the pipes. If a scrap of undissolved material gets caught in a bend or bump in the pipes it quickly becomes a clog. That clog may result in a sewage backup in your unit.

Flushing common household items can cause messy and expensive problems for our Mutual, further down stream they can clog the wastewater treatment plant and collection systems.

Pharmaceuticals can severely pollute our waterways and ocean. So please think before you flush!

## Sewer Lining Update

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Building 16 is now completed. **A1 Plumbing** will begin the process of relining the plumbing in Building 17 soon. During that time residents are asked to pay particular attention to the postings as to when the plumbers will be working in and around your unit. Please exercise special caution while they are working.

## Non Emergency Repairs?

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Shareholders are reminded to use the **Hotline** to report non-emergency repairs, i.e. pest control, sidewalk lights out, unlevel sidewalks etc. **(562) 804-8718**. Call **Security** if you are locked out, problems with neighbors, parking issues, dogs barking, and when visitors are coming. **(562) 594-4754**

## Emergency Repairs

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Call **Service Maintenance** at **(562) 431-3548** during regular working hours [8:00 AM-4:30PM], call **Security** after 4:30 PM and on weekends: **(562) 594 4754**.

What is an emergency repair: water leaks, toilet leaks, pipes stopped up, garbage disposal back-ups, refrigerator malfunctions. You must allow maintenance to enter your unit, if you will not be home you must give Key Permission for access.

Please be our eyes; if you see flooding on the walkways, or that a sprinkler head is not operating properly, report it to the Hotline, Landscaping line so that we can get it repaired. We’ve had a number of valve malfunctions due to our aging sprinkling system and we need your help to keep on top of the situation.





Immediate Past President Saundra Luther Stark receives a certificate of appreciation for her years of service from President Donna Gambol at a recent Board Meeting. Luther-Stark served as president from 2015 through June of this year.

## Laundry Room Issues

Last year your Board of Directors entered into a contract with Wash a company that provides laundry equipment and maintains that equipment. The washers are now \$.75 and the dryers \$.25. If a machine is not working properly, please call **WASH's service department 800-421-6897** or you can contact them Online at: [www.wash.com/contact-us/](http://www.wash.com/contact-us/) make certain to provide them with the machine's three letter and three number identification.

If you are really tech savvy and have a smart phone you can download their app called: Fix Laundry. You can take a photo of the barcode, this will alert the company of the location of each machine.

A menu will drop down: click on the reason the machine needs repair. Click send. Do not call Service Maintenance or the Mutual One Hotline.

## Coyote Warning

Folks are reminded that now is pupping season for coyotes. Females are particularly eager to find their pups food and sorry to say but kitty and little dogs are vulnerable. Please keep your dogs on a leash and kitty indoors. If you see a coyote report it to security

## Board Meeting

Your **Board of Directors** meets the **fourth Thursday** of the month, at **9:00 AM in Conference Room B** of the main Administration Building. You are welcome to attend. Shareholders are invited to make comments during the first 15 minutes of each session. The next Board Meeting is **August 22.**

## Bugs. Bugs. Bugs!

Have you noticed that there are a lot more little bugs this year? "That's because of our plentiful winter rains," says **Mike Waddell**, general manager of Fenn Exterminating, who addressed the Board at its recent meeting.

This early Spring we saw a bloom of the Painted Lady butterflies cruise through the region. Now we are witnessing an increased number of June bugs, as well as mosquitoes, cockroaches, ants, termites and other little critters.

If you have a problem with infiltration, please call Service Maintenance (562) 431-3548 to schedule a visit from Fenn. The exterminators are on location in Leisure World on Mondays and Wednesdays. Please leave your building number and unit letter. You must be home for a pest treatment, Service Maintenance can schedule a morning or afternoon appointment.

## Rodent Control

Those little black boxes you see near the laundry rooms, dumpsters and in some carports are not traps, but rather bait that is laden with a blood thinning substance of which rodents are particularly fond. The boxes are serviced monthly and should always remain close to the walls



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