

August
2023

Mutual 15 Newsletter



Mutual 15 Website
www.lwsb.com/mutual15

MUTUAL 15 DIRECTORS

Bruce Bowles
President

Ron Gildner
Vice-President
Buildings 1-16

John Fuhrer
Secretary

Barbara Keenoy
CFO

Lois Corrigan
Director
Buildings 17-33

Marla Hamblin
Director
Buildings 34-48

Ron Beeler
Director
Landscape

Seeking Shareholder help in Solving Mutual 15's Parking Challenges



More and more shareholders have multiple vehicles to include cars, motorcycles and golf carts. Due to the limited number of parking spaces in and around our Mutual the Board is seeking solutions to this problem. How do we make room for all these vehicles?

Here are some solutions:

We will be installing additional combination parking spaces for golf carts and motorcycles all around carports throughout Mutual 15 wherever we can find spaces.

Many shareholders like to park close to their buildings and not use their carport space for their vehicle. Perhaps this is for convenience, medical reasons, or because they have a golf cart or motorcycle in their carport spot. We ask that our shareholders consistently park their vehicle in their assigned carport spaces in the future. However, due to some of these conditions may we suggest that you rent your carport space (not your storage lockers) to one of your neighbors.

Other possible ways to enforce parking compliance:

Require golf carts to be parked in designated golf cart spots or at shareholder's unit on a golf cart pad.

Require motorcycles to be parked in designated motorcycle spots or in carport (only if shareholder does not have another vehicle).

I'm certain that when the builders of Leisure World built the community in the sixties, they had no idea how we would be living in the year 2023. Not only do we have too much grass, but on the other hand we don't have enough parking. Neither of these issues are easily solved but we need to help each other to mitigate the problems.

Please be conscious of parking alternate vehicles in designated areas. By complying with the requests mentioned above we can create many spaces for use by our guests visiting us.

Let's see if we can make strides toward finding parking spaces for all of us just by following the above guidelines.

Safety Reminders

Please do not ride bicycles through the two-story breezeways. Not only is it dangerous for the rider but also for people exiting their unit. Walking your bike through the breezeway is the proper way to pass through safely.

Also, for all residents with two-story breezeways, this is a reminder that a 36" inch clearance is the minimum clearance allowed, after the placement of shareholder's personal items, outside their Unit. This 36" clearance is a mandatory requirement, by the Fire Department, as to not impede access by emergency personnel (and their equipment), including without limitation, the Fire Department, GRF Security, health providers, and/or Service Maintenance.



If you have an emergency

Such as overflowing toilet, broken pipe, etc. After 4:30pm weekdays and all day on weekends, and holidays please call LW Security!

Security
562-594-4754

Please be aware that messages left on Hotline Options #1, 2, 3 & 4 are checked throughout each weekday. However, messages left on options 5, 6, 7

& 8 are checked only periodically during the week since those options are not for any service or landscaping issues.

Please be aware, your landscaping concerns and issues are being captured and forwarded to our Mutual 15 contracted landscaping services, and will be addressed in a timely manner. All water leak issues will be addressed ASAP, and you will receive a call back to verify the exact location of the leak. We thank you in advance for your patience.

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Mutual 15 Hotline Numbers
562-804-5585

Option 1 - Buildings 1 through 16
Option 2 - Buildings 17 through 33
Option 3 - Buildings 24 through 48
Option 4 - All landscaping Concerns
Option 5 - General Comments and Suggestions
Option 6 - President & Vice-President
Option 7 - Chief Financial Officer
Option 8 - GRF Representative



BOARD MEETING

Monday, August 21st
1:00pm Conference Rm B

Rules and Regulation for
Carport and Carport Storage

- Vehicles must have current DMV registration, license plate tags, and sufficient insurance
- Vehicles must have current Leisure World decals
- Vehicles parked in the carport, that are covered, must have a “window” cut out in such cover so that the decal is visible
- Shareholders may not store any inoperable vehicles in a carport space
- Boats or trailers of any size or kind may not be parked in the carport.
- Carport floor space may not be used as a storage area
- Any damage to the carport is the responsibility of the assigned shareholder

It's Barbeque Season

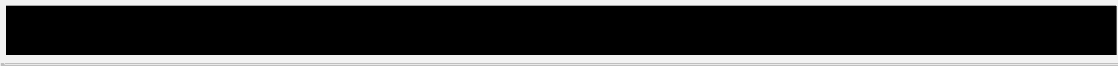


RULES AND REGULATIONS FOR BARBEQUE USE

Section 9.1 – Use of Barbecues.

All outdoor cooking regardless of how it is used must be at least ten (10) feet away from all structures. After barbecuing, the barbecue may be left in place overnight to allow the appliance to cool down. Charcoal barbecues are not permitted in Mutual 15.

All outdoor cooking regardless of how it is used must not be used under a patio roof due to the possibility of large flare-up of flames while cooking. Barbecues shall not be used underneath the eaves. Propane or butane barbecues shall never be used inside a Unit for cooking, heating, or storage purposes.



Two Story Building Breezeways Rules and Regulations

The placement of items outside a Unit, within a breezeway, shall not impede access by emergency personnel (and their equipment), including without limitation, the Fire Department, GRF Security personnel, health providers, or Service Maintenance personnel. Any items which will increase insurance costs for the Mutual and/or other Qualifying Residents or Shareholders shall not be kept or stored in the breezeways. Any items kept or stored in the breezeways shall comply with any and all fire and safety code regulations.

The following items may be kept or stored in the breezeways:

- (One) A small storage container
- (Two) large potted plants elevated on a wheelbase to allow access to the floor for cleaning
- (Three) small potted plants grouped on a low bench or small table which does not need to be moved for cleaning purposes
- No saucers may be kept in the breezeways. Only pavers can be used in the breezeways.
- Bicycles, tricycles, or other modes of transportation shall not be parked near the Unit, or under the stairs.
- Any damage to items left in the breezeways, when the breezeways are cleaned, are the responsibility of the Qualifying Resident and/or Shareholder.
- The second story guard rails, and under the stairs, on the first floor, shall be free of overhanging plants and any other items.

Pet Polices

Resident Pet Owners.

- **All pets must be registered annually with the GRF**
- Required to carry general liability insurance, in the amount of at least three hundred thousand dollars (\$300,000.00), for the indemnification.
- Pet owners are required to have a city license for all animals.
- Resident pet owner shall immediately remove any pet waste deposited, by the pet, in all common areas where said pet is permitted.
- All dogs are required to be on a **6-foot leash** or less at all times while walking in mutual 15 common areas.
- **Visiting pets are not allowed in mutual 15!!**
- **Mutual 15 has a one dog policy!** A second dog must be a registered service dog!



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