

Minutes of the
Las Palmas Community Association
General Assembly Meeting
January 31, 2009

- I. Meeting called to order
 - a. Jerry Petty, Dan Dimovski, Raul O’Farrill, Francisco Montana present
 - b. Thank you to building representatives responsible for contact members and reporting to the board
 - Baja – Debbie Johnson daand88@yahoo.com
 - Grande – Bruce Turner yumacop1@yahoo.com
 - Bonita – Sandee Bennett eatmanbear@aol.com 623-561-9247
 - Delphin – Corey and Joe Noriega jcnoriega@cox.net

- II. Nominations for 1-year Board Position
 - a. Nominations: Barry Caraway-Bonita 602 (40), Janna Ponzio-Delphin 602 (86)
 - b. Scrutinizers: Nancy April and Judy Jones
 - c. Welcome Janna Ponzio as new 1-year board member – jaanaponzio@yahoo.com

- III. Miscellaneous
 - a. Jeanette Reavis volunteered to represent villa owners
 - b. Ross Anfusio-Grande 505 maintains the HOA website – laspalmashoa.com
 - c. Introduction of building reps shown above

- IV. Nominations for 3-year Board Position
 - a. Nominations: Joe Noriega – declined, Loren Worthington-Baja 502 (24), Jerry Petty-Grande 705 (74), Nancy April-Baja 501 (16), Sergey Nikitina-Delphin 302 (7)
 - b. Scrutinizers: Jeanette Reavis and Laurie Charnetsky
 - c. Welcome Jerry Petty as continuing 3-year board member

- V. Vote taken for new dues structure (see chart below)
 - a. Current Dues Structure (same for all units throughout resort)-14 votes,
New Dues Structure (based on square footage)-113 votes
 - b. Scrutinizers: Bonnie Rook and Wes Robertson

- VI. Vote taken for Keyless Entry System
 - a. Al Young provided information regarding the magnetic lock system – No monthly fee, approximate upfront cost for each unit is between \$220 to \$300 depending on system.
 - b. 86 voted against the new lock system

- VII. Vote on 2009 Budget (see attached)
 - a. No raises for employees and some jobs have been eliminated
 - b. Proposed budget is based on \$304 per unit
 - c. Proposed budget allows reserves that were used for unexpected tax and other expenses to be replenished
 - d. Original proposed budget went through seven revisions
 - e. Proposed budget passed with 108 votes

- VIII. Miscellaneous
 - a. Restaurant – Las Palmas restaurant will be operating with a limited menu in order to stay open. The restaurant will be working with the rental company deciding based on rentals when they will be open and when they will not be open.
 - b. Goal for 2009 is to put money back into reserve

- IX. Meeting Adjourned

Las Palmas Community Association
New Dues Structure as of 01/01/09

1 Bd/1.5 Bd	\$ 222.07
2 Bd	\$ 288.49
3 Bd	\$ 510.56
Penthouse	\$ 510.56
Villas	\$ 647.68