



"peaceful and quiet ... great neighbors"

255 South Avenida Caballeros, Palm Springs, CA 92262

Annual Homeowners meeting

Minutes of the meeting held

Date: 1/21/17

In Attendance:

Board Members: Jon Smith, Roy Ravenstahl

Mgmt Representative: Cindy Anderson

Owners: Doble, Bernal, Vaquez, Killion, Hernandez, Scerba, Willner, Fitzgerald, Kaplan, Copeland, Davis, Acker, Blacker, Richie

Chairperson: Jon Smith Time Started: 11:36 a.m. TIME ENDED: 12:04 9.m. RECORDER: management

| AGENDA ITEMS | DISCUSSION | ACTION ITEMS | RESPONSIBLE PERSON(S) | F/UP DATE | Complete | |
|-------------------------------------|--|--------------|-----------------------|-----------|----------|--|
| Call To Order | The meeting was called to order by Jon. Meeting minutes from 1/21/2016 were approved. | N/A | | | | |
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| Introductions | Jon introduced the candidates and the inspector of elections | | | | | |
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| Nomination from the floor | There we no nomination from the floor. | | | | | |
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| Casting of the ballots | Ballots were cast | | | | | |
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| President's Report Jon Smith | We are looking great and property is well maintained. We have worked hard over the last three year with the desertscape, signage, painting, pool furniture. We are still working on the CCR's and Land Lease but we are almost complete. As I step down as President I will be taking over as chair of the social committee. The 1st Saturday of each month starting in February we will have a gathering at the clubhouse area. | | | | | |
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|--|--|--------------|-----------------------|-----------|----------|--|
| Treasurer's Report Roy Ravenstahl | As of 12/31/16 - \$57,140.18 in Checking. \$201,933.63 in Reserves. One homeowners is deliquent in dues. We cam in under budget by 11,000 unaudited. | | | | | |
| Excess income | A motion was duly made, seconded and approved to resolve that any excess of membership income over membership expenses for the year ended December 31, 2017, shall be applied against the subsequent tax year member assessments as provided by the IRS revenue ruling 70-604. | | | | | |
| Committee reports | None | | | | | |
| Election results | 3 board seats were filled for a 2 year term. | | | | | |
| | Paul Doble 17 | | | | | |
| | Mike Fitzgerald 34 | | | | | |
| | Tim Scerba 18 | | | | | |
| Homeowners Forum | Homeowners spoke about pool, roofs, landscaping and values. | | | | | |
| Next Meeting | Has not been set at this time. | | | | | |
| Open Forum | Prior to the meeting there was an open forum for HOA attorney to field Question by the owners for the CCR revision. It started at 10 a.m. | | | | | |
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