

ESTRELLA VILLAGE MANOR HOMEOWNERS ASSOCIATION

Ramada area at 76th. In and Southgate.

<http://www.evmhoa.com>

GENERAL MEETING TUESDAY OCTOBER 27, 2009

- Members Present:** Lisa Regalado, Tom Calpin, Deana Carlisle, Paul Hering
Dawn Fowler, Management Co.
- Called to Order:** Meeting called to order at 1831 hrs. Introductions were done. Motion to accept minutes from August 25, 2009 meeting. 1st Tom Calpin, 2nd Lisa. Motion Carried.
- Financial:** Financial's for August and September were read by Paul Hering. Motion to Accept August and September financial's subject to audit. 1st Lisa Regalado, 2nd Tom Calpin. Motion Carried.
Proqual Proposal #13325 for repairs to irrigation was signed by Lisa Regalado.
Compilations for 2008 year end financial from Butler and Jones is not completed for lack of information from prior management co.
Reserve study update will be completed in 2009 so money can be spent in 2010.
Motion to approve an updated reserve study with RDA with granite with a 3 year replacement plan on a 5 year cycle, tree trim (2yr cycle), irrigation (20yrs), monument letter will not be included. 1st Lisa Regalado, 2nd Tom Calpin. Motion Carried.
2010 budget dues will be raised 8% to \$55.00. There is added line items that was not previously budgeted. Motion to accept the budget with 8% increase in to \$55.00. 1st Paul Hering, 2nd Lisa Regalado. Motion Carried. Coupon books and budget will be sent in December.
For year end prep we have three proposals. Motion to accept Michael Ginsburg, C.P.A Information will be returned Butler Jones and have him do the year end compilation for \$500.00. 1st Tom Calpin, 2nd Paul Hering. Motion Carried.
Revisit rock proposal after reserve study is done.
Received a letter from SRP about easement encroachment on Broadway and the trees are in violation. No action. The

community was built on an easement after the easement was established.

Suggest to hold the next meeting at the new precinct on Broadway. Lisa will look into securing a room.

Adjournment:

Motion to adjourn the meeting at 1900 hrs. 1st Lisa Regalado, 2nd Tom Calpin. Motion Carried.

Deana Carlisle, Recording Secretary