

**Minutes of the Budget Meeting
Fiesta HOA**

Date: Thursday December 11, 2008

Time: 7:30 p.m.

Place: Association Pool Area

Board Members Present: Lori Press-Vidal, Wendy Roth, Florence Roache, Eric Sanzare

Board Members Absent: 0

Owners: 9

Others: MLM Property Management, Moody Accounting

President Lori Press-Vidal called budget meeting to order at 7:40 p.m. President stated that everyone was mailed a proposed budget with a decrease in monthly maintenance to \$ 175.00. President then stated that the reason for the Budget Meeting is for the Board to discuss the 2009 proposed budget and accept as is or to make changes as needed.

President stated to the owners present that we worked hard on this to try and lower the maintenance because of the economy, but we still have a fiduciary duty to the association to make sure that we have money to keep up the community and make repairs that are necessary for the health, safety and welfare for all residents of Fiesta HOA.

President asked if anyone had any questions regarding the 2009 proposed operating budget, Gary Steinberg stated he had several issues and questions, Mr. Steinberg went down his list and all were answered by either MLM Property Management Corp., Moody accounting or the Board of directors. Mr. Steinberg wanted to see the maintenance lowered to \$150.00 to \$160.00.

After a lengthy discussion on the larger decrease in maintenance the owners present feel that we should keep the maintenance where it should be or at the new fee of \$ 175.00.

MLM property Management asked if there were any other questions regarding the proposed 2009 operating budget there were none. Motion was made Wendy Roth to have the monthly maintenance at \$ 170.00 per month decreasing it another \$5.00, seconded Florence Roache. Eric Sanzare-yes, Wendy Roth-yes, Florence Roache-yes, Lori Press-Vidal-yes, it was a unanimous vote by Board.

Moody Accounting stated that they will adjust the budget numbers to reflect the final number at \$170.00 per month.

President asked if there were any other questions regarding the budget, there was none. Motion was made Wendy Roth to adjourn at 8:20 p.m. seconded Florence Roache, unanimous vote by Board.

Respectfully submitted,

MLM Property Management Corp.
For Secretary Fiesta HOA

**Minutes of the Membership Annual Meeting
Fiesta HOA**

Date: Thursday December 11, 2008

Time: 8:00 p.m.

Place: Association Pool Area

Board Members Present: Lori Press-Vidal, Wendy Roth, Florence Roache, Eric Sanzare

Board Members Absent: 0

Owners: 21 proxies 9 owners

Others: MLM Property Management Corp.

President Lori Press-Vidal stated at 8:40 p.m. we do not have a quorum of unit owners to conduct the Annual meeting or elections.

Owners present stated let same Board roll over, which is being done. President stated that if anyone is interested we have two openings on the Board that need to be filled, no one was interested.

President thanked all homeowners present for their support, this past year and we are looking at a great upcoming year with a good accounting firm and Management company.

Respectfully submitted,

MLM Property Management Corp.
For Secretary Fiesta HOA