

APPLETREE CONDOMINIUM ASSOCIATION, INC.
2006 ANNUAL MEETING
DECEMBER 18, 2006
MINUTES

*THE 2006 ANNUAL MEETING
SCHEDULED FOR NOVEMBER 30
COULD NOT BE HELD DUE TO LACK OF QUORUM.*

CALL TO ORDER:

The Annual meeting was called to order at 6:30 p.m. A quorum was established.

APPROVAL OF THE 2004/05 ANNUAL MEETING MINUTES:

It was moved and seconded to approve the 2004/05 Annual meeting minutes as presented. Motion carried unanimously.

REVIEW OF 2007 BUDGET:

The Board reviewed the 2007 budget with the owners in attendance. The Board reviewed several of the line items and answered questions. The dues for 2007 will be increased to \$185 per month, the first increase in several years.

ELECTION OF DIRECTORS:

The Board stated that two positions were up for election each carrying a three year term. The floor was opened for nominations. It was moved and seconded to nominate Lisa Sevier and Ayser Zoma-Spencer. Motion carried unanimously. It was moved and seconded to close nominations. Motion carried unanimously. Lisa and Ayser were voted in by acclamation, their terms will be up at the Annual meeting in 2009.

BYLAW AMENDMENT:

The Board presented the owners in attendance with an amendment to the by-laws which will lower the quorum requirement for Annual meetings from 33% to 10%. This amendment is necessary as the Board has struggled for three years to meet quorum and the meetings have had to be re-held costing each owner additional money. The Board asked for a hand vote on the amendment and it passed unanimously.

HOMEOWNERS FORUM:

The following items were brought up by the owners in attendance:

1. Kids are playing on the tennis courts with bikes, skate boards, etc.
2. The locks on the tennis courts need to be looked at as the gates can be pushed in with no trouble.
3. Suggestion for signs on the pool that say a key is required for entry and that climbing over the fence to get in is prohibited. The signs should be in English and Spanish.

4. Suggestion on having all the shingled roofs changed from wood shake to composite. The Board stated once all the flat roofs are done they will move to that area next.
5. Additional lighting around the complex would be nice.
6. Suggestion for all residents to be on the look out for vandals and strange behavior. If everyone keeps an eye out the community will be safer and it will hopefully cut down on the vandalism occurring, especially to the pole lights throughout the complex.

ADJOURNMENT:

There being no other business to come before the owners, the meeting was adjourned at 7:30 p.m.