

Coronado Shores Condominium Association #8 – El Encanto
Annual Homeowners Meeting
October 31, 2009
DRAFT Minutes

Directors Present: Sharon Lapid, Don Bushell, and Tawfik Rizkallah. Also Attending: Alan Aegerter, Manager and 43 Association members.

Alan Aegerter confirmed that a quorum was established.
The meeting was called to order at 11:45 a.m. at the Roeder Pavilion.

Approval of last years Annual Meeting Minutes

The minutes for the November 1, 2008 annual meeting were approved by the homeowners with no changes.

Financial Report

Tawfik Rizkallah reported on the financial position of the Association. For the year to date, the Association is almost \$2,900 favorable to budget. We expect to end the year on budget.

Building Report

Alan Aegerter reported that the building had the following large projects in 2009: support of building renovation by installing new pool pumps, installing new battery powered exit signs and installing new unit door bottom brushes and door open magnets. Addition building projects included a roof drain repair, roof boiler repair, re-surfaced the entry canopy top, trash room water valve replacement and repainted the water tank. The Hallway, Lobby and Entry Renovation project in complete and on-budget.

Election of Directors

Sharon Lapid, reported that Sharon Lapid, Travis Reneau, Laura Duehring, Vijay Arora and Don Bushell were the only candidates and invited nominations from the floor. There were none. She appointed Bob and Phyllis Eldrige as Inspectors of Election. The Inspectors counted the ballots and reported that Sharon Lapid, Travis Reneau, Laura Duehring, Vijay Arora and Don Bushell were elected for the 2010 term.

Other Business

Owner comments were requested on the use of Guest Cards to allow owner's family and guests the ability to utilize the recreational facilities while the L&R office is closed. Most comments favored such a move and the Board will support Guest cards at the upcoming November L&R meeting.

There being no further business, the meeting adjourned at 12:20 p.m.