

**CANYON COUNTRY CLUB ESTADOS HOMEOWNERS ASSOCIATION
ANNUAL HOMEOWNERS MEETING/MARCH 19, 2011**

Call to Order

The meeting was called to order at 2:00 p.m. in the Clubhouse.

Quorum

A quorum was established with 42 ballots returned.

Minutes

Neil Brice made a motion to approve the April 23, 2010 Annual minutes, seconded by Bill Ehrlich. All in favor motion carried.

Year end Financials

Charles House reported on the December 2010 year end financials and read from the balance sheet and income/expense statement. Charles explained that the Reserve Study reports that the HOA is 38.6% funded.

IRS Resolution

Jim Lewis read the IRS 70-604 Resolution. Charles House made a motion to accept, seconded by Bill Ehrlich. All in favor motion carried.

Presidents Report

Jim Grosse thanked the Board and also thanked Gerry for her hard work as a Board member and dealing with the lease. He explained that Neil has helped out with the recycle containers and verifying that the contractors have the appropriate license and insurance. He also thanked Charlie for doing a wonderful job with the financial reports. Jim G. stated we have a good list of email addresses so we are able to send out an agenda to all owners and he stated he likes the good communication that Desert Management has with the contractors and vendors. The Board looks at the bids that are received and Neil checks on the license and insurance on each bid. All tile roofs have been re-done and the flat roofs still need to be looked at. Jim G. expressed his interest to be able to communicate by email with owners.

Open

Vera Glur thanked the Board for their good work. Larry Fine thanked the Board for asking the landscapers to use the blowers less. Steve Campbell stated he lives in Estados South and they have been converting to xeriscape. An owner stated the pool heating schedule is great. Carol Glow asked about flowers. Discussion also took place about wheelchair access and the installation of new front doors.

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Lease Update

Jim Grosse stated that Gerry has been working on the lease and the HOA has spent thousands of dollars on an attorney and have gotten nowhere so they are no longer utilizing his services. There is no update at this time but Gerry is going to focus on the lease negotiations and that is why she is not running for the Board.

Election Results

Jim Lewis explained there are 3 open positions and only 1 candidate running. Bill Ehrlich is re-elected for a two year term. There are two open positions and the Board will decide who to appoint to fill those terms at the April BOD meeting.

Adjournment

There being no further business, the meeting was adjourned at 2:55 p.m.

ATTEST: _____