

MINUTES OF THE ANNUAL GENERAL MEETING HELD ON 6 MAY 2015.

In the halls of **Restaurant LA ERA** (Puente Don Manuel-Alcaucín), at 19.00 hours on the **6 May 2015**, duly convened, met, on second call, the members of the Urban Conservation Entity El Olivar de Buenavista which are related later, under the chairmanship of Mr. Cuff, in order to hold the Annual General Meeting according to the following:

AGENDA

- 1) - Reading and approval where appropriate, the minutes of the previous General Meeting held on October 7, 2013, April 5, 2014 and August 11, 2014.
- 2) - Report from the President.
- 3) - Presentation and approval of the accounts during the period from October 2013 to March 2015.
- 4) - Discussion and approval of the expenditure budget for the year 2015.
- 5) - Election of new Board.
- 6) - Questions and answers.

The General Meeting was attended by **35,71%** of the members of the Entity, represented by 31 owners both present and represented, whose names, representations, sharing ratios and other personal data and incidents of interest are contained in the signature form of attendance for the Assembly which is attached to the same documentation for appropriate purposes, which is considered here entirely reproduced.

The owners of these houses are: F, G, 2, 3, 6, 7, 11, 12, 16, 20, 24, 25, 26, 30, 31, 33, 34, 35, 49, 50, 51, 53, 54, 55, 56, 59, 69, 73, 79, 80 y 84.

Also attending the meeting was Mr. Domingo Lozano, representing the City of Alcaucín.

The President opened the meeting, and, after thanking everyone for attending, the following results were recorded:

FIRST POINT - The Secretary proceeded to read the minutes (both in Spanish and English) of the General Assembly held on 7 October 2013, 5 April 2014 and 11 August 2014, which were approved unanimously by all present.

SECOND POINT - The President proposes to those present that since all have received the summons to this Assembly, copy (both in Spanish and English) of the report that the President has made on the current situation of the Entity, and after commenting briefly the most important aspects, is proposed to pass the development of the third point on the agenda, a proposal that was adopted unanimously.

THIRD POINT - Along with the announcement of the AGM, all owners received copies (both in Spanish and in English) of detailed balance for incomes and expenditures for the period from October 2013 to March 2015, and after clarifying the questions that arose in this regard, these accounts are approved **UNANIMOUSLY**.

FOURTH POINT. - The President proposed to all the owners present to continue for one more year with the monthly fee, which is € 16 per month, as previous years, for maintenance and conservation, as it is possible, that during this coming year the Entity may have some extraordinary expense, such as the making the urbanization of the green areas, or the substitution of the depuration system. Therefore the Entity should have the maximum money funds as possible as we don't know exactly when the date when the entity will be able to recuperate the entire pending fees for maintenance and conservation.

There is another proposal, consisting in reducing the maintenance and conservation fees to € 10 per month as the proposers understand that, there is enough funds, to cope with the ordinaries expenses of the Entity.

After exposing by those that though necessary their opinion about both proposal, we proceed to vote both proposals with the following results:

- Votes in favor to continue with the same monthly fees € 16, for one more year: 26 owners
- Votes in favor of the option to reduce the fees to € 10 per month: 3 owners
- Abstentions: 2 owners.

Therefore it is approved **BY MAJORITY**, to continue with the fees of €16 during this present exercise, until it is discussed again in the next AGM.

Furthermore, a debate as how to organize the green area at the bottom of the urbanization, next to the river as it is the responsibility of the Entity to assume the cost of the work. Also there is an idea of the possibility of using the Town Hall equipment plot as a leisure and sport area while a final decision is taken.

After a while debate to that respect it is **UNANIMOUSLY** approve the creation of a **WORKING COMMITTEE** with those owners who wants, with the objective of during this year to get ideas and alternatives for the green area as well as for the Town Hall equipment plot and to agreed those ideas with the Town Hall to determinate the legal and technical viability and it is moment to present to the AGM, those alternatives that the Committee convenient and amongst them to proceed to vote and approve by the majority of the owners in the Entity.

The **WORKING COMMITTEE** was formed by the following owners:

John Cuff (owner casa 26)
Salvador Jiménez Millet (owner Casa 50)
Alan Edson (owner Casa 54)
Jesus Muñoz López (owner Casa 73)
Dennis Pidgeon (owner casa 79)
Fernando Cordoba (owner Casa 84)

FIFTH POINT. - After a brief discussion, it was **unanimously approved** that the new Board will comprise of the following people:

President: Mr. John Cuff (House 26)

Auditor: Mrs. Sue Brooks (House 75)

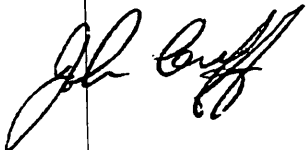
Committee: Mr. Harvey Blair (House 34), Mr. Alan Edson (House 54), Mr. Denis Pidgeon (House 79) (in the place of Mr. Bill Poole) and D. Fernando Cordoba (House 84)

SIXTH POINT- The owner of casa 73 asked the reason why each owner of the Urbanization pay for the depuration system to the Entity and also to the Town Hall in the water bill, it is pay again in concept of water depuration, as the Mayor of Alcaucín was in the meeting, he answered the question and said that this charge is a "Canon Tax" that the Junta de Andalucía oblige each Town Hall to charge with the aim to suffragette in its moment the installation of the corresponding depuration systems.

Also it is asked if the Entity can oblige the owners to maintain their properties with the adequate esthetic, that is to say if there is a way to make sure that the owners paint their houses and keep them clean and tidy. The administrator answers that only if there is a health public problem, the maintenance of the house corresponds to each owner although we kindly can ask each owner to maintain their properties in good esthetic conditions, but he understand that it is not possible to oblige any owner to paint the façade as it is not s job of the Entity.

There being no further business to discuss the meeting terminated at 21.00 hours, all of which I attest as secretary.

Vº Bº SR. PRESIDENTE



EL SECRETARIO-ADMINISTRADOR



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