

# CASOLAR DEL NORTE HOME OWNERS ASSOCIATION

## Homeowner Packet

This package contains a variety of notices and documents for the Annual Meeting of the Casolar Del Norte Home Owners Association.

- This cover letter
- Copy of minutes from the 2012 Annual Meeting for you to review (A vote to approve the minutes from the last annual meeting occurs at each subsequent annual meeting).
- A copy of the balance sheet for the Association as of 07/22/2013 and a copy of the P&L for the Association as of 07/22/2012. Both are also posted on the [www.casolarvail.com](http://www.casolarvail.com) web site under the “budget” section.
- A Copy of the proposed 2013-2014 budget, posted 07-22-2013. This budget is also posted to the [www.casolarvail.com](http://www.casolarvail.com) web site under the “budget” section. Also a copy of a comparison of 2012-2013 actuals through 07/22/2013 (including amounts that we believe will be spent between 07/22/2013 and the end of the fiscal year) vs 2013-2014 proposed budget.
- Letter from the Board discussing common area issues, requests and current plans and thoughts to address some of these.
- Announcement of Annual Meeting conference call time and location & proposed agenda.
- Proxy form if you wish to proxy your vote to someone else for the Annual Meeting (must be returned to us by email, fax or mail no later than Friday, August 23<sup>rd</sup>, 2013 to be valid at annual meeting)
- Ballot item (Election of Board of Directors for 2013-2014 term)
- Ballot item (Approval of minutes of the 2012 annual meeting)
- Ballot item (Ratification of proposed 2013-2014 budget)
- Ballot item (Waive annual audit for 2012-2013)
- Ballot item (Amend governing documents to clarify tree trimming near homes is responsibility and cost to be handled by individual homeowners)
- Ballot item (Request of Mrs. Sponberg for HOA to make exception to current tree trimming policy and trim tree branches she feels to be currently putting her skylight at risk)