

SEASONS GREETINGS TO ALL PDS POA RESIDENTS.

The PDS POA Board of Directors wish all of you Merry Christmas, Hanukah, Kwanza, and all your other forms of celebration during this holiday and New Year events. With the arrival of the Covid-19 vaccines, we see the light at the end of the long and dark tunnel we have all endured in 2020. We must all be wishful for the arrival of a more joyous 2021. With sadness we deeply mourn those that have passed this year, regardless of cause. Still, we are relieved that many have and many more will survive.

We live in a wonderful community which most likely is being further appreciated during our lengthy isolations and extensive pandemic protections. Our homes and community have never been more important to all of us. The Board of Directors has not conducted any meetings for obvious safety reasons. Nonetheless, the tasks of maintaining our community have continued without breaks. Insurance, taxes, and common areas maintenance obligations have been met as have very minor but necessary administrative tasks. All of this was accomplished thanks to the generosity and voluntary financial contributions of about half the Owners (Lots) who recognize the importance of satisfying these common area obligations. Most have contributed the recommended \$60.00 annual donation, but many others have far exceeded this amount. Half of all Owners have not contributed. Despite low cooperation, sufficient funds to meet the costs thru June 2021 are on hand...but just barely. The fiscal year starting on July 1, 2021 will only have an exceedingly small surplus from the current year to apply to next year. The burden of financing the protection and maintenance of the common areas has been carried by about half of the owners in the community. Yet, all owners have benefited from their generosity. Yes, retaining ownership and maintenance of the common areas are directly impacting favorably on everyone's property values, aesthetics of the community, and overall quality of life. The reality of maintaining the status quo will only be possible if we get greater support. If almost all contributed just \$30.00 annually, the expenses would be easily covered; but given the reality of low participation, we will most likely have to recommend \$60.00 again in July 2021 when we send out the request for voluntary contributions. Unfortunately, and predictably, only half of the community owners will likely once again carry the burden for the benefit of all. It is unfair to many who contribute and a free ride to just as many who don't. We will also invite all non-owners in the community to voluntarily contribute.

Please check the attached November 2020 Treasurer's Report from Tony Guthrie who has diligently carried out his duties as your PDS POA Treasurer. Each month income and expenses are documented and posted on the PDS POA Website (www.pdspoa.com)

Joy to all,

Susan, Jerry, George, Allan, and Ted

PUEBLO DEL SOL PROPERTY OWNERS ASSOCIATION

TREASURER'S REPORT

Period: November 1-30, 2020

November 2020 Bank Statement

Beginning Balance on November 1, 2020:

\$8,927.26

Income

5 Nov 20 Deposit, 7ea Voluntary Contributions \$ 595.00

Total Income This Month \$ 595.00 \$9,522.26 Sub-Total

Expenses

10 Nov 20 Check Returned, #1191 \$ 100.00

10 Nov 20 Check Returned Fee, #1191 \$ 12.00

16 Nov 20 Consumer Cellular \$ 22.69

Total Expenses This Month \$ 134.69 \$9,387.57 End of Month Balance

Submitted: December 9, 2020
Tony Guthrie
PDS POA Treasurer

Approved: Pending BOD Approval