

**TATUM FOOTHILLS HOMEOWNERS ASSOCIATION  
C/O ASSOCIATED ASSET MANAGEMENT  
7740 N. 16<sup>TH</sup> STREET, SUITE 300  
PHOENIX, ARIZONA 85020  
(602) 957-9191 / FAX (602) 957-8802**

**ANNUAL HOMEOWNER MEETING  
NOVEMBER 20, 2004  
7:00 P.M.  
La Madeleine French Bakery & Cafe**

**I. Call to Order**

President, Irvin Tischler called the meeting to order at 7:15 p.m. Also in attendance were Vice President, Cindy Schurgin, Treasurer, Howard Singer, Secretary, Ingrid Harazim, Directors Ron Simmons, Julie Perman and Steve Berres. Representing AAM was Community Manager, Mary Ernst. A quorum was met with a total of 29 homeowners present or represented by proxy.

Mr. Tischler thanked Cindy, Ingrid and Julie for obtaining proxies. He also thanked everyone who served on the Board this year.

**II. Status of the Community**

President, Irvin Tischler spoke of the accomplishments for 2004. The major items accomplished during 2004 were stucco repair and painting of perimeter walls and landscape walls, replacement of street signs, major tree trimming within the Community and tree trimming along Tatum north of the entrance. He stated the Community experienced an unexpected expense with the replacement of the in-ground sensors that operate the gate. The expense to the HOA was due to the removing and replacement of the pavers where the sensors are located. Another unexpected expense was the relocating of coyotes that were roaming the streets of the Community. He thanked the homeowners for their vigilance in contacting AAM whenever they noted an irrigation repair which saved the HOA approximately \$6000 in water expense. He stated the HOA has increased the reserve account as stated in the 2004 budget.

Mr. Tischler stated the objectives of the Board for the coming year is to improve the irrigation system, remove dead bushes and replace the plants once the irrigation system is repaired.

**III. Financial Review**

Howard Singer discussed the October financials and went over the 2005 budget.

Questions/concerns by homeowners:

- Irrigation repairs as noted on 2005 budget
- Over-painting on plants/granite
- House numbers on landscape walls

**IV. Election of the Board of Directors**

Eleven homeowners agreed to be on the ballot. Irvin Tischler instructed homeowners to remove Craig Smith's name from the ballot as he had sold his home. Seven members were voted to be on the Board: Irvin Tischler, Ingrid Harazim, Julie Perman, Cindy Schurgin, Steve Berres, Howard Singer and Bruce Weber.

**V. Adjournment**

As no further business to discuss, the meeting adjourned at 8:00 pm.

Respectfully Submitted,

Viola Lanam  
Recording Secretary