



March 15, 2011

Dear Neighbors,

Below is the Agenda for the Annual General Meeting of the Owners and Executive Board of the Vista Point Owner's Association. This letter constitutes the required legal notice that the meeting will take place on Saturday, April 2, 2010 at 9:00 am. The meeting will be held in the upstairs meeting rooms at the Stephen C West Ice Arena. Please mark your calendars and make plans to attend. In addition to approving the 2011 budget and reserve plan we have three seats up for election.

### **Proxies**

In order to conduct business at our meeting we need to have a quorum of at least 20% of our members. With so many neighbors attending last year we have scheduled the meeting during the same time frame in hopes of repeating our success. We also understand that some neighbors may not be able to join us and have included a proxy for you to complete. This will enable the Association to transact business and conduct our Board of Directors election. If you are unavailable that day please complete and return your proxy to the Association office prior to the scheduled meeting. A proxy, similar to a power of attorney, will allow whomever you appoint to act or vote on your behalf. Any specifics, such as a position on an issue, or directions for the board of directors should be included on your proxy.

### **Note on the 2011 budget**

The Board of Directors is happy to announce that dues will be staying the same again this year. 3 Years ago we had projected increases but due to the fiscal responsibility of the Board and an concerted effort to lower the operating costs for the Association we have been able to maintain our dues at \$105 for Single Family and Duplex Homes, \$200 for Townhomes and \$50 for vacant land for 2011. We also anticipate continuing the work to restore the native landscape here with our June work weekend and BBQ and have budgeted for those events.

## **AGENDA** **ANNUAL MEETING OF THE MEMBERS OF** **THE VISTA POINT OWNERS' ASSOCIATION**

**DATE: Saturday, April 2, 2010**  
**TIME: 9:00 am**  
**PLACE: Steven C West Ice Arena**

1. Roll Call & Introduction
2. Determination of quorum & statement of compliance of Notice of Meeting -
3. Election of meeting Chairperson and Secretary (if desirable)
4. Previous Annual Meeting Minutes review and approval –  
available at: [www.vistapointhoa.com](http://www.vistapointhoa.com)
5. President's Report
6. Financial Report
7. Manager's Report
8. Old Business
- Developer Transfer Issues
9. New Business
- 2011 Budget and Reserve Plan Discussion & Ratification
- i. Posted on the website at [www.vistapointhoa.com](http://www.vistapointhoa.com)
- Neighborhood Clean up & Work Days
- Corporate Standing
- Election for vacant Board Positions
- i. Representative for Deed Restricted Single Family Home Owners
- ii. Representative for Full Time Resident
- iii. Representative for Neighborhood at Large
- Other New Business
8. Adjournment
9. A Board of Director Meeting to follow directly after the AGM.