

**Altamont Patio Condominium Association
Annual Meeting Notice**

**To: All Owners and Members of the Altamont Patio
Condominium Association**

From: Bart Jones – Property Manager

Re: Annual Meeting Announcement

The Annual meeting of the Altamont Patio Condominium Association has been scheduled for Tuesday, January 23, 2018 at 6 P.M. It will be held at Metcalf Realty's office at 2710 20th Street South in Homewood. The main purpose of this meeting will be to:

**Elect the Officers and Directors for 2018
Review the 2018 Budget**

Please note that the reverse side of this letter is your ballot/proxy.

Please return it prior to the Annual meeting. Also, for your convenience you can visit the altamontpatio.net website and link to the proxy/ballot and submit it online.

We look forward to seeing you at the meeting.

Name: _____ (please print) Unit# _____, Date _____

Signature: _____

As an owner of an Altamont Patio Condominium, I hereby present my nominee(s) for the 2018 Condominium Association Board of Directors.

I understand it is important that I return this ballot to the management company (Metcalf Realty) regardless of my selection choice, so the Condominium Association and the Realty Company can conduct business on my behalf.

**A pre-addressed, stamped envelope has been provided in conjunction with this ballot for the purpose of returning this ballot to Metcalf Realty.

Instructions for Completing the Following Selections:

******* If you choose Selection 1 or 4, do not complete any of the other selections.**

******* You have the option of combining Selections 2 and 3; in other they are not mutually exclusive and you can complete this form with answers to each.**

_____ 1) I choose to re-elect last year's Board of Directors, listed below.

Presley Burns
Wess Short
Lindsey Nadeau
Caroline Smith

_____ 2) I wish to select some individual members of last year's Board, while excluding others.

I have marked my desired candidate(s) with an "X" below.

_____ Presley Burns
_____ Wess Short
_____ Lindsay Nadeau
_____ Caroline Smith
_____ Rayna Dewberry
_____ Vicki Barrett

_____ 3) I wish to nominate a candidate or candidates not listed in Selections 1 and 2.

My nominee(s) names are _____, Unit # _____.
_____, Unit# _____.
_____, Unit# _____.
_____, Unit # _____.

_____ 4) I intend to allow someone to vote on my behalf at the January 23, 2018 Board of Director's meeting, and have therefore completed the following additional information. I, _____
As owner of unit(s) _____ located within the Altamont Patio Condominiums, hereby give my representative, _____, the right to vote on my behalf regarding all issues considered at the January 23, 2018 Board or Directors meeting. This proxy will expire at the end of this meeting or any adjournment thereof.

Altamont Patio Condominiums
Budget 2018

INCOME

Income	\$204,231.95
Fines	\$ 100.00
Laundry	\$ 300.00
Late Charges/Fees	<u>\$ 1,500.00</u>
TOTAL INCOME	\$206,131.95

EXPENSES

Grounds-	\$ 18,500.00
Laundry Supplies & Maintenance	\$ 8,500.00
Swimming Pool	\$ 6,000.00
Building Exterior Repair	\$ 3,000.00
Building Interior Repair	\$ 6,000.00

Plumbing-Electrical	\$ 5,750.00
Common Area other	\$ 3,944.85
Parking Lot	\$ 1,000.00
Roof and Gutter Repair	\$ 1,000.00
Locks and Keys	\$ 150.00
Tree Cutting	\$ 500.00
Misc	\$ 500.00
TOTAL	\$ 54,844.85

Electricity	\$ 9,500.00
Gas	\$ 700.00
Water and Sewer	\$ 45,000.00
TOTAL	\$ 55,200.00

Payroll-Maintenance	\$ 11,200.00
Payroll Taxes	\$ 1,350.00
Workman's Comp. Insurance	\$ 1,150.00
TOTAL	\$ 13,700.00

Postage	\$ 150.00
Insurance	\$ 24,000.00
Office Supplies	\$ 200.00
Waste Removal	\$ 11,014.00
Extermination - Pest Control	\$ 7,500.00
Signage	\$ 200.00
Legal	\$ 2,000.00
Miscellaneous Cameras Wifi	\$ 1,000.00
Website	\$ 1,100.00
Paint Replacement Reserve	\$ 10,211.55
Monthly Reserve	\$ 10,211.55
Management	<u>\$ 15,000.00</u>
TOTAL	\$ 82,387.10

TOTAL EXPENSE	\$ 206,131.95
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Total Income	\$206,131.95
Total Expenses	\$206,131.95
Net	\$ 0.00