

COMMUNITY OF PROPERTY OWNERS "ESTRELLA ORIHUELA GOLF I"

Orihuela Costa, 25th July 2014.

Dear Sir / Madam:

In accordance with the second paragraph of article 16 of the current Law of Horizontal Property (*Ley de Propiedad Horizontal*) and as President of the Community I invite you to the Ordinary General Meeting of the Community of Property Owners "ESTRELLA DE ORIHUELA GOLF I" in Orihuela Costa, on **Wednesday 20th August 2014 at 10:00 a.m.** on first summons and **10:30 a.m.** on second summons in the community area, under the following:

AGENDA:

- 1.- Presentation and approval, if the case, of the accounts for the exercise August-2013/July-2014. Approval of certificates of debt.
- 2.- Presentation and approval, if the case, of the budget of ordinary expenses for the year August-2014/July-2015 and fees.
- 3.- Election of officers.
- 4.- Any other business.

-Some items that have not been possible to attend due to the lack of funds: air conditioning repair, and modifications/updates in lifts by Industria.

Faithfully,

THE PRESIDENT.
MR. DAVID AGNEW (GUS).

Due to the importance of the subjects to be treated, we beg your attendance, in case of not being able you can delegate your vote through the attached authorisation.

Representation for the Annual General Meeting of Community
"Estrella de Orihuela Golf I":

I, Mr/ Mrs. owner of the property numberof "ESTRELLA DE ORIHUELA GOLF I", by means of this document, designate: Mr./Mrs..... to represent me and to vote in my name in the Ordinary General Meeting of the 20th August 2014.

Signature:

SUMMARY OF ACCOUNTS from 01/08/2013 til 31/07/2014:

RESERVES at 31/07/2013.....	69.558,19 €
Bank.....	1.495,44 €
Debtors.....	69.394,79 €
Agesul.....	66.073,77 €
Other.....	3.321,02 €
Owners advances.....	-1.299,28 €
Creditors.....	-32,76 €
IRPF July.....	-32,76 €
+INCOMES FOR BUDGETED FEES.....	38.400,00 €
(real fees collected: 14.960,00 €)	
-EXPENSES EXERCISE AUG-2013/JUL-2014.....	-14.274,74 €
=RESERVES at 31/07/2014.....	=93.683,45 €
Bank.....	3.905,74 €
Debtors.....	91.769,07 €
Agesul.....	86.233,77 €
Other.....	5.535,30 €
Owners advances/credits.....	-1.257,74 €
Creditors.....	-733,62 €
Mainten. Jul.....	-602,58 €
Hacienda IRPF.....	-131,04 €

Notes:

- The expenses this year have been almost the half than in previous years. And around 3.000 € less than last year. Everything was reduced to the minimum to avoid the another increase in the fees or extra fees, but even so, the debtors (mainly the promoter but also others) are not sustainable.
- The incomes in the summary of accounts are budgeted fees, but the real collected fees in the exercise August-2013/July-2014 were: 14.960,00 €.

LIST OF EXPENSES AUGUST-2013/JULY-2014:

6220001 SUNDRY & REPAIRS

22/08/2013	WATER LEAK REPAIR AND BUOY	199,65 €
27/09/2013	SEVERAL EXPENSES PRESID.	45,50 €
01/10/2013	INSURANCE REIMBURSING	- 587,00 €
04/10/2013	SEVERAL GARDENING PRESID.	51,27 €
16/10/2013	TV SYSTEM REPAIR	140,00 €
07/11/2013	MATERIAL FOR WATER PRESSURE CLEANING	144,40 €
11/11/2013	REPAIR LIGHT SWITCH	20,00 €
02/04/2013	SEVERAL GARDENING PRESID.	146,20 €
19/05/2014	EXTRAS FOR GARDENING MAY 2014	300,00 €
19/05/2014	GARDENING MATERIAL	244,45 €
TOTAL		704,47 €

6220002 MAINT. POOL+GARDEN+CLEANING

31/08/2013	MAINTENANCE AUGUST 2013	602,58 €
30/09/2013	MAINTENANCE SEPTEMBER 2013	602,58 €
31/10/2013	MAINTENANCE OCTOBER 2013	602,58 €
30/11/2013	MAINTENANCE NOVEMBER 2013	350,90 €
31/12/2013	MAINTENANCE DECEMBER 2013	350,90 €
31/01/2014	MAINTENANCE JANUARY 2014	350,90 €
28/02/2014	MAINTENANCE FEBRUARY 2014	350,90 €
31/03/2014	MAINTENANCE MARCH 2014	350,90 €
30/04/2014	MAINTENANCE APRIL 2014	602,58 €
31/05/2014	MAINTENANCE MAY 2014	484,00 €
30/06/2014	MAINTENANCE JUNE 2014	484,00 €
31/07/2014	MAINTENANCE JULY 2014	602,58 €
TOTAL		5.735,40 €

6220003 LIFTS MAINTENANCE

09/10/2013	LIFT MAINT. JUL-AUG-SEP-2013	272,25 €
14/01/2014	LIFT MAINT. OCT-NOV-DEC-2013	272,25 €
10/04/2014	LIFT MAINT. JAN-FEB-MAR-2014	272,25 €
10/07/2014	LIFT MAINT. APR-MAY-JUN-2014	272,25 €
TOTAL		1.089,00 €

6230001 ADMINISTRATION FEES

31/08/2013	ADMINISTRATION AUGUST	156,00 €
30/09/2013	ADMINISTRATION SEPTEMBER	156,00 €
31/10/2013	ADMINISTRATION OCTOBER	156,00 €
30/11/2013	ADMINISTRATION NOVEMBER	156,00 €
31/12/2013	ADMINISTRATION DECEMBER	156,00 €
31/01/2014	ADMINISTRATION JANUARY	156,00 €
28/02/2014	ADMINISTRATION FEBRUARY	156,00 €
31/03/2014	ADMINISTRATION MARCH	156,00 €
30/04/2014	ADMINISTRATION APRIL	156,00 €
31/05/2014	ADMINISTRATION MAY	156,00 €
30/06/2014	ADMINISTRATION JUNE	156,00 €
31/07/2014	ADMINISTRATION JULY	156,00 €
TOTAL		1.872,00 €

6230002 V.A.T.

31/08/2013	VAT AUGUST	32,76 €
30/09/2013	VAT SEPTEMBER	32,76 €
31/10/2013	VAT OCTOBER	32,76 €
30/11/2013	VAT NOVEMBER	32,76 €
31/12/2013	VAT DECEMBER	32,76 €
31/01/2014	VAT JANUARY	32,76 €
28/02/2014	VAT FEBRUARY	32,76 €
31/03/2014	VAT MARCH	32,76 €
30/04/2014	VAT APRIL	32,76 €
31/05/2014	VAT MAY	32,76 €
30/06/2014	VAT JUNE	32,76 €
31/07/2014	VAT JULY	32,76 €
TOTAL		393,12 €

6250001 COMMUNITY INSURANCE

14/01/2013	INSURANCE 1ST SEMESTER	784,76 €
15/07/2014	INSURANCE 2ND SEMESTER	400,44 €
TOTAL		1.185,20 €

6280001 ELECTRICITY

16/08/2013	ELECTRICITY JUN-JUL	104,70 €
16/08/2013	ELECTRICITY JUN-JUL	401,77 €
15/10/2013	ELECTRICITY AUG-SEP	108,48 €
15/10/2013	ELECTRICITY AUG-SEP	418,10 €
12/12/2013	ELECTRICITY OCT-NOV	99,32 €
12/12/2013	ELECTRICITY OCT-NOV	304,93 €
17/02/2014	ELECTRICITY DEC-JAN	210,09 €
17/02/2014	ELECTRICITY DEC-JAN	115,25 €
10/04/2014	ELECTRICITY FEB-MAR	173,10 €
10/04/2014	ELECTRICITY FEB-MAR	97,65 €
17/06/2014	ELETRICITY ABR-MAY	117,82 €
17/06/2014	ELETRICITY ABR-MAY	129,48 €
TOTAL		2.280,69 €

6280002 WATER

29/10/2013	WATER AUG-SEP-OCT-2013	247,48 €
29/01/2014	WATER NOV-DEC-13-JAN-14	216,86 €
30/04/2014	WATER FEB-MAR-APR-2014	241,42 €
30/07/2014	WATER MAY-JUN-JUL-2014	309,10 €
TOTAL		1.014,86 €

TOTAL EXPENSES 2013-2014**14.274,74 €**

GESTIÓN AGESUL, S.L. (EACH OF THE 21 PROPERTIES)

REST OF FEE JANUARY-2011	70,00 €
FEE FEBRUARY-2011	80,00 €
FEE MARCH-2011	80,00 €
FEE APRIL-2011	80,00 €
QUARTERLY FINE 10%	47,00 €
FEE MAY-2011	80,00 €
FEE JUNE-2011	80,00 €
FEE JULY-2011	80,00 €
QUARTERLY FEE 10%	59,70 €
FEE AUGUST-2011	80,00 €
FEE SEPTEMBER-2011	80,00 €
FEE OCTOBER-2011	80,00 €
EXTRA FEE OCTOBER 2011	480,00 €
QUARTERLY FINE 10%	89,67 €
FEE NOVEMBER-2011	80,00 €
FEE DECEMBER-2011	80,00 €
FEE JANUARY-2012	80,00 €
FEE FEBRUARY-2012	80,00 €
FEE MARCH-2012	80,00 €
FEE APRIL-2012	80,00 €
FEE MAY-2012	80,00 €
FEE JUNE-2012	80,00 €
FEE JULY-2012	80,00 €
FEE AUGUST-2012	80,00 €
FEE SEPTEMBER-2012	80,00 €
FEE OCTOBER-2012	80,00 €
FEE NOVEMBER-2012	80,00 €
FEE DECEMBER-2012	80,00 €
FEE JANUARY-2013	80,00 €
FEE FEBRUARY-2013	80,00 €
FEE MARCH-2013	80,00 €
FEE APRIL-2013	80,00 €
FEE MAY-2013	80,00 €
FEE JUNE-2013	80,00 €
FEE JULY-2013	80,00 €
FEE AUGUST-2013	80,00 €
FEE SEPTEMBER-2013	80,00 €
FEE OCTOBER-2013	80,00 €
FEE NOVEMBER-2013	80,00 €
FEE DECEMBER-2013	80,00 €
FEE JANUARY-2014	80,00 €
FEE FEBRUARY-2014	80,00 €
FEE MARCH-2014	80,00 €
FEE APRIL-2014	80,00 €
FEE MAY-2014	80,00 €
FEE JUNE-2014	80,00 €
FEE JULY-2014	80,00 €

TOTAL 4.106,37 €**TOTAL DEBT AGESUL (21 PROPERTIES) 86.233,77 €****Nº3-PAULA JAYNE & STEPHEN HALL**

REST OF FEE MAY-2013	49,04 €
FEE JUNE-2013+REJECTION EXPENSES	82,26 €
FEE JULY-2013	80,00 €
FEE AUGUST-2013	80,00 €
FEE SEPTEMBER-2013	80,00 €
FEE OCTOBER-2013	80,00 €
FEE NOVEMBER-2013	80,00 €
FEE DECEMBER-2013	80,00 €
FEE JANUARY-2014	80,00 €
FEE FEBRUARY-2014	80,00 €
FEE MARCH-2014	80,00 €
FEE APRIL-2014	80,00 €
FEE MAY-2014	80,00 €
FEE JUNE-2014	80,00 €
FEE JULY-2014	80,00 €

TOTAL 1.171,30 €

Nº12-JOSÉ GARCÍA SÁNCHEZ Y AMPARO RAMA ALCÁNTARA

1/2 EXTRA FEE OCTOBER-2011+REJECTION EXPENSES	281,48 €
FEE MARCH-2013+REJECTION EXPENSES	82,26 €
FEE JANUARY-2014+REJECTION EXPENSES	82,26 €
FEE FEBRUARY-2014+REJECTION EXPENSES	82,26 €
FEE MARCH-2014+REJECTION EXPENSES	82,26 €
FEE APRIL-2014+REJECTION EXPENSES	82,26 €
FEE MAY-2014+REJECTION EXPENSES	82,26 €
CASH DEPOSIT	- 240,00 €
FEE JUNE-2014+REJECTION EXPENSES	82,26 €
FEE JULY-2014+REJECTION EXPENSES	82,26 €

TOTAL 699,56 €

(We have canceled this direct debit order)

Nº21- BANKIA

REST OF FEE AUGUST-2012	54,00 €
FEE SEPTEMBER-2012	80,00 €
FEE OCTOBER-2012	80,00 €
FEE NOVEMBER-2012	80,00 €
FEE DECEMBER-2012	80,00 €
FEE JANUARY-2013	80,00 €
FEE FEBRUARY-2013	80,00 €
FEE MARCH-2013	80,00 €
FEE APRIL-2013	80,00 €
FEE MAY-2013	80,00 €
FEE JUNE-2013	80,00 €
FEE JULY-2013	80,00 €
FEE AUGUST-2013	80,00 €
FEE SEPTEMBER-2013	80,00 €
FEE OCTOBER-2013	80,00 €
FEE NOVEMBER-2013	80,00 €
FEE DECEMBER-2013	80,00 €
FEE JANUARY-2014	80,00 €
FEE FEBRUARY-2014	80,00 €
FEE MARCH-2014	80,00 €
FEE APRIL-2014	80,00 €
TRANSFER ORDER	- 240,00 €
FEE MAY-2014	80,00 €
FEE JUNE-2014	80,00 €
FEE JULY-2014	80,00 €
TRANSFER ORDER	- 1.040,00 €

TOTAL 614,00 €

Nº34- BANKIA

FEE NOVEMBER-2012+REJECTION EXPENSES	82,25 €
FEE DECEMBER-2012+REJECTION EXPENSES	82,25 €
FEE JANUARY-2013	80,00 €
FEE FEBRUARY-2013	80,00 €
FEE MARCH-2013	80,00 €
FEE APRIL-2013	80,00 €
FEE MAY-2013	80,00 €
FEE JUNE-2013	80,00 €
FEE JULY-2013	80,00 €
FEE AUGUST-2013	80,00 €
FEE SEPTEMBER-2013	80,00 €
FEE OCTOBER-2013	80,00 €
FEE NOVEMBER-2013	80,00 €
FEE DECEMBER-2013	80,00 €
FEE JANUARY-2014	80,00 €
FEE FEBRUARY-2014	80,00 €
FEE MARCH-2014	80,00 €
TRANSFER ORDER	- 1.200,00 €
FEE APRIL-2014	80,00 €
TRANSFER ORDER	- 240,00 €
FEE MAY-2014	80,00 €
FEE JUNE-2014	80,00 €
TRANSFER ORDER	- 80,00 €
FEE JULY-2014	80,00 €

TOTAL 164,50 €

N°35- DEAN EDWARD HUTCHINSON

REST OF FEE JUNE-2012	45,96 €
FEE JULY-2012	80,00 €
FEE AUGUST-2012	80,00 €
FEE SEPTEMBER-2012+REJECTION EXPENSES	81,52 €
FEE OCTOBER-2012	80,00 €
FEE NOVEMBER-2012	80,00 €
FEE DECEMBER-2012	80,00 €
FEE JANUARY-2013	80,00 €
FEE FEBRUARY-2013	80,00 €
FEE MARCH-2013	80,00 €
FEE APRIL-2013	80,00 €
FEE MAY-2013	80,00 €
FEE JUNE-2013	80,00 €
FEE JULY-2013	80,00 €
FEE AUGUST-2013	80,00 €
FEE SEPTEMBER-2013	80,00 €
FEE OCTOBER-2013	80,00 €
FEE NOVEMBER-2013	80,00 €
FEE DECEMBER-2013	80,00 €
FEE JANUARY-2014	80,00 €
FEE FEBRUARY-2014	80,00 €
FEE MARCH-2014	80,00 €
FEE APRIL-2014	80,00 €
FEE MAY-2014	80,00 €
FEE JUNE-2014	80,00 €
FEE JULY-2014	80,00 €

TOTAL 2.047,48 €

N°37- MARTHA & BRIAN FLYNN

OPENING BALANCE	- 3,79 €
FEE AUGUST-2013	80,00 €
FEE SEPTEMBER-2013	80,00 €
FEE OCTOBER-2013	80,00 €
FEE NOVEMBER-2013	80,00 €
FEE DECEMBER-2013	80,00 €
FEE JANUARY-2014	80,00 €
FEE FEBRUARY-2014	80,00 €
FEE MARCH-2014	80,00 €
FEE APRIL-2014	80,00 €
FEE MAY-2014	80,00 €
FEE JUNE-2014	80,00 €
FEE JULY-2014	80,00 €
BALANCE WITH CREDIT PROP.N°29	- 117,75 €

TOTAL 838,46 €

TOTAL DEBTORS

91.769,07 €