

Date: December 17, 2013  
Teleconference Board Meeting

**Board Action Items**

<i>SUBJECT</i>	<i>ACTION</i>
Attendance	Desh Deschler, Larry Silverman, Keith Brown, Ken Jacobi, Brandy Jones, Mat Weiss
Minutes	Minutes for October 12, 2013 and November 19, 2013 were approved with corrections.
Financial Statement	The November financial summary was approved with corrections.
Board Proposals Approved	
Marketing	Website hits: 5638 for the month of Dec Facebook hits: 287 for the month of Dec Likes: 167 for the month of Dec
Next Teleconference Board Meeting	January 21, 2014 teleconference.

**CALL TO ORDER:**

Desh

**Desh called the teleconference meeting to order at 7:04 P.M. on December 17, 2013.**

**APPROVAL OF MINUTES:**

The minutes of the teleconference meeting for October 12, 2013 and November 19, 2013 were approved with correction.

**GENERAL MANAGER REPORT:**

Ken

The new surveillance cameras are working fine on property. No rental and only a couple of bonus times. We are really too busy for any more bonus times. The windows are not all in due to the units being used as soon as there are a vacancy the windows will be installed.

Unit # 8 and # 10 need grout work in bathrooms. The showers in unit #1 and # 6 are leaking. Unit # 7 shower needs to be repaired; the upstairs bathroom will be changed to have a shower instead of a tub.

**FINANCIAL REPORT:** Larry

**The November 2013 Financials:**

The Balance Sheet shows:

- As November 30, 2013 the association has **\$77,938.08** in cash in bank accounts.
- The current balance on the two long-term loans from owners is:
  - Lawrence Silverman: **\$6,072.59**
  - Charles Inskeep: **\$28,455.13**

The Income and Expense Report for this Fiscal Year to Date - July 1, 2013 to October 31, 2013 shows:

- TOTAL INCOME - Actual Fiscal Year to Date: In Dollars **\$185,429.19**  
Budget Fiscal Year to Date: In Dollars **\$187,893.11**  
As a Percentage **98.69%**
  - TOTAL EXPENSES - Actual Fiscal Year to Date: In Dollars **\$111,319.88**  
Budget Fiscal Year to Date: In Dollars **\$108,428.10**  
As a Percentage **102.67%**
  - TOTAL NON-RESERVE EXPENSES - Actual Fiscal Year to Date: In Dollars **\$102,796.21**  
Budget Fiscal Year to Date: In Dollars **\$108,428.10**  
As a Percentage **94.81%**
  - RESERVE EXPENSES - Actual Fiscal Year to Date: In Dollars **\$8,523.67**  
Budget Fiscal Year to Date: In Dollars **\$1,908.11**  
As a Percentage **446.71%**
- ❖ **The Total Net Income: **\$74,109.31****

**MARKETING UPDATE** Keith

The current agreement with the San Diego News will continue thru February 2014. Keith has asked the San Diego News if it would be possible to use their email for advertising for Villa Mykonos and was told the charge would be \$200, nothing has been agreed on at this time. Keith has not heard by from our representative from Q Vegas however he will follow up with them. There will be more discussion on the different email lists and other vendors where we can advertise.

Larry has a list from Epsilone, which we should continue to look into

Our current promotion - Renters to stay 2 nights and get the 3<sup>rd</sup> night free will continue with us providing a little extra touch such as maybe a cheese plate, fruit

basket or wine, something to make it different and special. There will be more discussion on what and how we will provide the “extra touches”.

Keith will work with Ken on the wording to be used for promotions which could be put on the web site and Facebook. Brochures are still in the works. Keith and Desh will continue to work on them.

### **OWNER RELATIONS:**

Mat is continuing to call for assessment payments from our owners. Mat is not having many responses from our owners regarding their assessments. Larry has suggested that Mat gives dead lines when talking with the owners. There is nothing new with RCI however we are proud of our Gold Status and it will be added to our advertisements

### **Secretary:**

Brandy has started working on the Owners birthday profile. We will be using American Greetings cards. We had another winner for our “Where’s Waldo”, Paul Funston, was very pleased with his gift and agreed to write something for our newsletter. Minutes should be done a little earlier in the future.

### **OLD BUSINESS:**

Larry is still looking into the cost of us buying T shirts for us to use as advertising for Villa Mykonos. There will also be a notice with the ballot asking owners to give us feedback regarding T-shirts or Polo Shirts.

There is really no time to do an additional Clothing Optional Week in January and February. Ken will check the schedule for March and April.

### **NEW BUSINESS:**

Mat will ask Alan Stanley and Patrick Moran for their help with our upcoming elections. There will be an early ballot count before our annual meeting.

There are three candidates for the upcoming elections.

### **Next Teleconference Meeting:**

**January 21, 2014 7:00 P. M.**

### **MOTION TO ADJOURN:**

**8:29 P.M.**