



FINANCIAL STATUS

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|--------------------------|-----------|
| Prior Month Income | \$58,461 |
| Prior Month Expenses | \$60,189 |
| Bad Debt | \$57,817 |
| Legal Action Pending | |
| 1st Warning Letter | 14 |
| 2nd Warning Letter | 5 |
| Intent to Lien Letter | 1 |
| Balance Due Letter | 8 |
| Liened Units | 8 |
| Foreclosures/Collections | 1 |
| Total Assets | \$204,225 |
| Monthly Assessment | \$280 |

ROLL CALL FOR MEETING 11-3-2008

| | |
|--------------|---------|
| S. Miller | PRESENT |
| L. VonDetjen | ABSENT |
| P. Davin | PRESENT |
| A. Domin | PRESENT |
| A. Paramo | PRESENT |
| J. Williams | PRESENT |

Next Board Meeting

December 1, 2008
6:00PM
CLUBHOUSE

**Wishing You &
Your Family a
Wonderful Holiday
Season!**

Board of Directors

| | |
|------------------|--------------|
| Scott Miller | President |
| Lenice VonDetjen | V. President |
| Patti Davin | Secretary |
| Andy Domin | Treasurer |
| Alicia Paramo | Member |
| Clubhouse Rental | 714-997-1353 |

Management Company

Huntington West Properties
13812 Goldenwest St., #100
Westminster, CA 92683
714-891-1522, ext. 214

Manager Jack Williams
Avanti Towing 714-241-0800
Email: lvmhoa_board@hotmail.com

Visitor Parking

Having a holiday party or get-together? Please be sure that your guests have a complete and valid parking pass properly displayed on the vehicle's dashboard. Here are some helpful hints: Keep a guest list and ask if they completed a pass, take a pass and complete the date and unit number, copy it and keep them in a safe place for your guests or mail it with your invitations, or have your guest print one online at www.lvmhoa.org.

Holiday Trash

Because Christmas and New Years Day fall on Thursday this year, we may experience some disruption in regular trash. As a courtesy to everyone and to avoid being charged extra by Waste Management, the Board asks homeowners and residents to not over-fill the trash dumpsters. If the dumpsters are getting full, please wait until the next day they are dumped. Also, please place Christmas trees outside of the dumpsters.

Lights Out?

Help us help you! If you notice that a light has burnt out, please call the Management Company so that the bulb or fixture can be replaced. Thanks for your help! Contact HWP at (714) 891-1522, Ext. 214.

Automatic Debit of Assessment Payments

Did you may know that you can make your regular monthly assessment payments electronically? Contact Huntington West for an application explaining your options and how to set up your automatic payment plan. Just complete the form, attach a voided check, and return to the Management Company. *Just think...*no more late fees if you forget to mail your payment. *Just think...*no more worry when you go on vacation. *Just think...*no more stamps. *Just think...*of the time you'll save!

2009 Annual Mailing & Financial Disclosure

Our annual mailing was distributed on November 5, 2008, via First Class Mail. Please be sure to read the enclosures. Inside you will find the 2009 Approved Budget and Assessment information, 2009 Financial Disclosure, 2009 Rules & Regulations Handbook and other important information. **If you didn't receive your package, please contact Huntington West Properties so that we may get one in the mail before January.**

