

MINUTES OF THE EXTRAORDINARY GENERAL ASSEMBLY DATED MARCH 17th, 2017 OF THE E.U.C. COSTA ESURI

At the “Casa Grande” of Ayamonte, previous notice made to this purpose and in second call, being the 18:20 hours of the day March 17th, 2017, meet the members of the E.U.C. Costa Esuri, listed below, indicating the percentage of participation in it, and represented by the individuals listed.

OWNERS	INDETIF. FISCAL	COEF. PART.	PLOTS AND COMMUNITIES
VIONTA INVERSIONES S.L.	B36908234		PARCELA R-36.1
VIONTA INVERSIONES S.L.	B36908234		PARCELAS R-36-2
D. JOHN MUSTOW	X0572723T	0,02850	PARCELA R-6.7
PRESIDENTE D. JULIO DOMARCO MORALES	51563658		CDAD. ALBATROS GOLF I
D ^a CONSUELO ROMERO RODRIGUEZ	29466437X		PARCELA R 25.1
D. RAFAEL CAMACHO MARQUEZ	29486687C		PARCELA R-7.12
D. DIONISIO GIL SÁNCHEZ	11732863B	0,0330	PARCELA R 28.34
PRESIDENTE D. RICHARD DAVID DORE	X7528846A		CDAD.VISTA ESURI BQ-10 PTAL 1
D. STEELE FRANCES MAJELLA	X6925162T		PARCELA R-22.15
DÑA. AMPARO LALINDE BUENDIA	X32627942		CASA LOPEZ DE AYALA, CASA 67
D. WILLIAM PATRICK MURRAY	X6925204L		PARCELA R 22.14
D. MIGUEL ÁNGEL PAREDES FERNÁNDEZ	51585430H	0,0330	PARCELA R 28.27
D. EULALIO PASCUAL LEÓN	7413966P	0,02850	PARCELA R 9.1
PRESIDENTE D. JUAN RODRÍGUEZ LÓPEZ	51856318N		CDAD. C.P. BQ 3 LAS ENCINAS
D. RAMON OJEDA MARTIN	29463246Q		CDAD C.P. LOMAS DE ESURI MANZANA 3
DÑA. FLOR MARÍA BEGOÑA RUIZ TEMPRANO	12198045H	0,0330	PARCELA R 28.36
ASELLUS BOREALIS SL	B84397496		PARCELA R-19.39
PRESIDENTE D. JENKIN RICHARD JENKINS	X6928926S		CDAD. VISTA ESURI BQ-3, PTAL 1
PRESIDENTE D. JOSÉ REDONDO LUNA	51134062W	0,01270	CDAD. LAS COLINAS BQ-1 H-21500426
PRESIDENTE D. ALFREDO JULIAN ROSA FERNÁNDEZ	27866212X		CDAD. LAS COLINAS BQ-5 H-21501358
CODELSUR PROYECTOS S.L.	B21235544		PARCELA R-6.14
PRESIDENTE D. JUAN ÁNGEL GONZÁLEZ SERRANO	05638835V		CDAD. LAS COLINAS BQ.12 H-21493325

Being 18:00 hours and 20 minutes and being appointed the first call at 17:00 hours p.m., the meeting was opened at second call by the Vocal of the Entity, Mr. Miguel Gutierrez Piña as acting president, during this Assembly due to the absence of D. José Manuel Correa Reyes according to the statutes articles 24th and 33th.2.

D. Francisco García Castelo is present as Secretary.

And the assistance of the Administrators of the Entity, D. Jesús Menéndez-Morán Reverte and D. Antonio Gómez Ortega manager, Dña. María del Carmen Gómez Ramos as interpreter and Dña. Luisa Domínguez González as administrative.

Prior to the beginning of the Meeting, it was indicated that, as it's currently approved in the Entity's Articles have the right to vote any owner or President of the Community of Owners who has presented with the assistance firm, a certificate from the Tax Management Office to be up to date in payment. Therefore, although it will be taken into account general feeling of the owners, only owners who have submitted the corresponding certificate, can vote. These owners are:

Mr. Mustow John

D. Miguel Angel Paredes Fernandez

Mr. Eulalio Pascual Leon

D. Dionisio Gil Sanchez

Mrs. Flor Maria Begoña Ruiz Early

D. Jose Luis Redondo Luna.

Although it was clarified that the Advisory Board can only take these votes into account, it was explained that a letter has been received from an owner, Mr. Alberto Ruiz indicating that he will proceed to challenge the agreements that may be taken without taking into account the requirements that today are approved in the Statutes of the Entity, i.e. the corresponding Certificate from the Tax Management Office to be up to date on payment, reason why no agreement taken without Such requirement is valid.

Before proceeding to deal with the single point of the Agenda, an owner raised that as said point is referring to the amendment of three Articles of the Statutes, should be dealt one by one, not as a whole.

The people on the dais explained that have been united because that three articles are related to the requirement to present the corresponding Certificate of Tax Management Office to be up to date on payment, which considerably hinders the right to active and passive suffrage of the members of the Entity as well as the notifications for an EGM or AGM, and to avoid that we are always with the threats of challenges of the agreements. A debate took place giving rise to deal point by point but voting as a whole, if appropriate.

1.-Approval if required the amendment of the Statutes with respect to the articles 10th, 20th, and 22nd, referring to the right of Attendance and Communication of Assembly.

As it was indicated it proceed to read the articles and raise questions by turn.

Article 10th approved.-

K) All rights resulting of the applicable Urban Legislation, of the Statutes and Bases of Compensation Board actions, and the present Statutes.

The rights of active and passive suffrage, cannot be exercised by members who aren't up to date on corresponding fees payment. In order to be able to exercise the voting right, owners must appear at the Assembly with a certificate from the Huelva Tax Management Service (or agency replacing in collecting the fees) to be up to date on that fees payment, regarding the Community of Owners the Certificate must specify all the members in each Community and include who is up to date on that fees and who is not. The Communities of Owners will be computed by the percentage of that owners who are up to date.

Article 10th: Amended.-

K) All rights resulting of the applicable Urban Legislation, of the Statutes and Bases of Compensation Board actions, and the present Statutes.

The rights of active and passive suffrage, cannot be exercised by members who aren't up to date on corresponding fees payment according to the data obtained by the Administration of the EUC from the Tax Management Service at the end of the financial month preceding the Assembly, unless the Assembly is held during the first 10 days, in which case it will be at the end of two financial months preceding the Assembly, or they can prove by the certificate issued by the Tax Management Service. The Communities of Owners will be computed by the percentage of that owners who are up to date.

Article 20th approved.-

B) When the ownership corresponds to urbanizations composed by smaller Communities of owners the latter will be represented by Their President or person designed for this purpose, what will be accredited by the certificate of the secretary, must provide such documentation and the certificate issued by the Tax Management Service (such certification may include all the members or present individual certificates) prior to the first call of the Assembly. These representatives oblige with their acts to their represented owners on the "Entity".

Article 20th: Amended.-

B) When the ownership corresponds to urbanizations composed by smaller Communities of owners the latter will be represented by Their President or person designed for this purpose, what will be accredited by the certificate of the Secretary-Administrator of the Community. These representatives oblige with their acts to their represented owners on the "Entity".

Article 22nd: Approved.-

1. The Assembly must be convened by the Secretary, on behalf of the President, by telegram, fax or sent by registered mail, at least fifteen days before the date indicated for the Assembly, addressed to the address of each member, as it appears in the Entity's Register Book or in Its database. It will be notified by e-mail to all those people who will reliably opt for this method.

Article 22nd: Amended.-

1. The Assembly must be convened by the Secretary, on behalf of the President, by publication on the website and by e-mail, publication on the notice board of the Town Hall or letter sent by post to the address, at least fifteen days before the date indicated for the Assembly, addressed to the address of each member, as it appears in the Entity's Register Book or in Its database. It will be notified by e-mail to all those people who will reliably opt for this method. It's the obligation of the Communities of Owners to provide an address for notifications.

Consulting to the attendees about the amendments of articles 10 and 20, all of them agreed, considering that eliminate the Certificates from the Tax Management Office, so difficult to obtain, make easier the possibility of exercising the right a vote of all the owners who are up to date on payment, especially the Presidents of the Communities.

Before turning to discuss Article 22nd, one owner who is the President of a Community managed by ADA, said that he hasn't received the call of the EGM.

The people on the platform thank the present management companies Gesprosur, Terraminiun and Codelsur their inestimable help in facilitating the emails and addresses of Presidents as well as their updating in the position on the Board. Regarding the above owner's question, it was indicated that, according to the statutes of the Entity, it is the obligation of the owners and Presidents of the Communities, if appropriate, to provide the address and update it, for the sending of communications. In case of the Communities administered by ADA, since the addresses of the Presidents were not available, ADA was asked to provide these data or to contact the presidents, according to their obligation, but the response was that they would not give the requested information, so the information was sent to ADA and they could transfer to the Presidents, as is their obligation, to be aware about the EGM, since it is the only way to inform them with some guaranty, since the letter sent to the Attention of the President of the Community, in the direction of the community, without indicating name and floor, usually is not arriving at destination, being returned in most cases.

One owner proposed an alternative to the amendment of article 22nd as follows:

- 1. The Assembly must be convened by the Secretary, on behalf of the President, by publication on the website of the EUC, by e-mail or by letter sent by post to the address of each owner as it appears in the Entity's Register Book or in its database as well as in a complementary way, by post publication on the notice board.*

Considering that it is not clear and can cause confusion that if the call is on the notice board it's not necessary to send the letter, it was clarified that in the last proposal is being included as a complementary way the notice board, but in the proposal made by the Advisory Board it was mandatory.

One owner indicated that both proposals are very similar and what needs to be clarified in this EGM is the interpretation of the article, keeping clear that two communication systems need to be used, some Passive systems as website and Notice Board but other Active system as the communication by post mail or e-mail to the address provided by the owner for this purpose.

After a short debate the next agreements were taken:

The proposed amendment of articles 10th and 20th were approved unanimously.

Regarding the article 22nd the Secretary asked to the present owners to take into account that the proposal presented by the Advisory Board has the approval of the Town Hall and is not the case of the proposal made by the owner in the AGM.

As both proposal are very similar and after the mentioned clarifications, the 6 owners with right to vote because has presented the certificate of the Tax Management Office to be up to date on payment proceed to vote.

The result was:

0,0945 % for the amendment proposed by the Advisory Board

0.0742 % for the amendment proposed by the present owner.

The amendment of article 22nd proposed by the Advisory Board was approved including the clarification proposed by the present owner.

Fdo.: D. Miguel Gutiérrez Piña
Presidente en funciones

D. Francisco García Castelo.
Secretario

Fdo.: D. José Manuel Correa Reyes
President