

Casitas Montana Condominium Association

c/o: Snow Property Services
201 W. Guadalupe Rd. #308
Gilbert, AZ. 85233
480-635-1133 * 480-507-2822

April 30, 2010

RE: HOA Fee Increase

Dear Homeowners,

As was discussed and voted on at the annual meeting held on April 29, 2010, effective June 1, 2010; the HOA dues will increase by \$20.00 per month bringing the monthly total to \$210.00.

We have enclosed payment coupons for the remainder of 2010 along with this letter. If you currently pay your monthly dues through your bank's online-bill-pay service, you must change the amount with your bank, beginning with your June 2010 payment. If your payments are automatically deducted from your account by us through our Auto Debit Program, please note that we will be deducting \$210.00 per month beginning June 1, 2010.

As many of you know, the HOA is facing some financial hurdles with several of the unit owners letting their homes go in to foreclosure. We do have to make up the difference and this increase may only be temporary. The Board is looking into some other cost saving measures such as; water submetering, bidding out current services for pool and landscaping and insurance, less watering in common areas, just to name a few. Over the next few months these items will be explored. We will also be updating the website regularly so be sure and log on periodically to www.casitasmontana.com

Thank you for your time and prompt attention to this matter. Should you have any questions, or need clarification of this letter, please contact our office at the number listed above.

Sincerely,

Board of Directors, Casitas Montana HOA