

From: Junta De Compensacion [mailto:juntadecompensacion@hotmail.com]
Sent: Wednesday, January 20, 2021 9:10 AM
Subject: informe de tesoreros 2020/21

Dear Cabrera owners,

Firstly apologies, this treasurer's letter should have accompanied the recent Junta maintenance invoice distribution but was omitted due to a clerical error.

This year 2020 has been an extremely difficult worldwide as well as for Cabrera, the harmony that once was beginning to return to Cabrera seem sadly to be drifting further away.

Due to the pandemic that we all suffer, it is impossible to celebrate the Annual General Assembly normally held the last Friday of November.

In these circumstances the agreement approved by the Annual General Assembly of the 29th of November 2019 continues until such time we can celebrate the AGM.

The delegados who by nature of the two years should resign and stand for re-election if they so wish,

in the absence of legally electing new delegados which can only be approved by the Assembly should continue.

Repeated reminder response from the Junta lawyer

"The current situation is as follows:

The court has declared the 1993 agreements void, as we already know.

As of now, the Compensation Board has two options.

The first option is to abide by the sentence and not appeal it.

This implies that from now on the Compensation Board would have to abide by the registered Statutes, and in addition, a complex process of recalculation of the urbanization expenses paid so far would have to be initiated, as well as the recalculation of how and which expenses would have to be paid from now on.

The differences in criteria or calculation that may occur during this process will be decided by the Court.

The second possibility is the one entrusted to me, that is, to appeal the sentence.

Appealing the sentence is not a breach of the obligations of the Delegates, nor is it an act of disobedience. It is the exercise of the legitimate right to appeal judicial decisions. Therefore, if the Junta de Compensación considers it is in its best interest to appeal the ruling, it is their obligation to do so. All this, respecting the criteria of those who consider that the best interest of the Compensation Board may be another.

Once the sentence has been appealed, it is no longer appropriate to initiate any type of recalculation, since the legal effect of the appeal is the suspension of the effects of the sentence. The CRA may request the court, if it so wishes, the provisional execution of the sentence if it wants to avoid this suspension, and if it does so, it will be the court who decides whether this suspension continues or not. Until then, the effects of the sentence are suspended. Therefore, only if the court decides to suppress the suspension of the effects of the sentence, will it make sense to talk about recalculations and new ways of working".

Invoices for the 1st bi-annual are being emitted as per last year approved budget. The accounts 1st January to 31st of December 2020 will follow in due course once they have been audited and Certified by the accountants.

There is nothing much to report that has not already been said without wishing to duplicate, however all that I can comment that it has not been a positive and satisfactory year,

by some owner's determination to re-live the conflict pursued by the CRA for over four years, rather than concentrate on improving and enhancing Cabrera.

Stay safe and take care.

Your sincerely

Jose Jerez.

Tesorero de la Junta de Compensacion Cortijo Cabrera Polygono 1