



COMUNIDAD DE PROPIETARIOS EDIF. PAWUY

Mojacar 5th May 2022

PRESIDENT REPORT MAY 2022

Dear Owners,

First of all, an apology. I had intended to submit this report last Tuesday but events intervened. None of us who witnessed it will ever forget the events of 26th of April 2022. I was first aware that something dramatic was happening when I saw a drone flying past my window, I also saw Policia with dogs visiting every property illegally occupied. I'm sure that I wasn't the only one to experience mixed emotions at that moment; relief that these six nightmare years we have experienced seemed to be coming to an end but also sadness when looking back on damage done and hopes frustrated for all of us.

Not quite ended however; there were as many as twenty-four properties occupied but there still remains three and until their future is resolved, we cannot tackle urgent issues of security such as repairing our damaged front gate. What is being done are minor repairs to the damage to communal property and a general cleaning of communal areas. If you have not visited Pawuy recently then you will be very pleasantly surprised at the difference a few days can make.

Thank you for all your efforts; we couldn't have done it without you and an immense thanks to those of you who made this transformation possible by putting pressure on both the Vera Town Hall and Courts, also by keeping both me and our administrators informed about developments in Pawuy.

Indasol of course has played its part. At our last AGM on 24 June 2019, we voted to change our managing company. We had to do something. Our finances were near bankruptcy as many of you noted during that meeting. We could not even afford to clean the complex; our records were in such chaos that it took our new administrators over two months to clarify Search Notes essential to instituting much needed legal proceedings against defaulters. As a consequence, communal debt was increasing ever more rapidly.

Two EGMs in September 2019 and the following January saw the start of new legal proceedings against owners who defaulted and some who allowed their property to endanger the community. This legal pressure was starting to achieve some success as our accounts show.

Then came Covid. This once in a century pandemic had two main consequences for us: business activity slowed down including essentially the work of the courts and a substantial number of non-residents were unable to visit their properties, leaving legal residents more isolated than ever. No AGM was held in 2020 or 2021.

On a personal note, in 2020/21 I was classified as "extremely vulnerable" to Covid infection as a result of radiotherapy treatment I received for my lymphoma and was unable to return to Pawuy until now.

In spite of everything I remain optimistic about the future. Many challenges lie ahead as our community recovers from its traumatic past. Security must remain a priority as must the legal pursuit of owners who have for a long time neglected their financial obligations to Pawuy (not to mention to Codeur and Endessa). Only then can we afford the improvements needed to restore our building to the splendor that we, the original residents, remember with such affection.

Kind regards,
Maeve Brown
President CP Pawuy