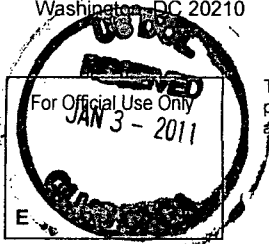


# FORM LM-20 AGREEMENT AND ACTIVITIES REPORT



This report is mandatory under P.L. 86-257, as amended. Failure to comply may result in criminal prosecution, fines, or civil penalties as provided by 29 U.S.C. 439 or 440. Required of persons, including Labor Relations Consultants and Other Individuals and Organizations, Under Section 203(b) of the Labor-Management Reporting and Disclosure Act of 1959, as amended. (LMRDA)

**READ THE INSTRUCTIONS CAREFULLY BEFORE PREPARING THIS REPORT.**

440997

1. File Number: **C- 00483**

<b>Person Filing</b>	
<p>2. Name and mailing address (include ZIP Code):</p> <p>Name <b>Lupe Cruz</b></p> <p>Title <b>CEO</b></p> <p>Organization <b>Cruz &amp; Associates, Inc.</b></p> <p>P.O. Box, Bldg., Room No., if any</p> <p>Street <b>10201 Trademark Street, Ste C</b></p> <p>City <b>Rancho Cucamonga</b></p> <p>State <b>California</b> ZIP Code + 4 <b>91730</b></p>	<p>3. Any other address where records necessary to verify this report are kept:</p> <p>Name</p> <p>Title</p> <p>Organization</p> <p>P.O. Box, Bldg., Room No., if any</p> <p>Street</p> <p>City</p> <p>State ZIP Code + 4</p>
<p>4. Date fiscal year ends:</p> <p style="text-align: center;"><b>Dec / 10</b></p>	<p>5. Type of person:</p> <p>a. <input type="checkbox"/> Individual   b. <input type="checkbox"/> Partnership   c. <input checked="" type="checkbox"/> Corporation   d. <input type="checkbox"/> Other (Specify):</p>

<b>Nature of Agreement or Arrangement</b>	
<p>6. Full name and address of employer with whom made (include ZIP Code):</p> <p>Name <b>Peiro Bussani</b></p> <p>Organization <b>Luxury Resorts - The London</b></p> <p>Trade Name, if any</p> <p>P.O. Box, Bldg., Room No., if any</p> <p>Street <b>501 East Camino Real</b></p> <p>City <b>Boca Raton</b></p> <p>State <b>Florida</b> ZIP Code + 4 <b>33432</b></p>	<p>7. Date entered into: <b>11 / 15 / 2010</b></p> <p>8. Name of person(s) through whom made:</p> <p>Name <b>Piero Bussani</b></p> <p>Name</p> <p>Name</p> <p>Name</p> <p>Name</p>

**Signatures**

Each of the undersigned declares, under penalty of perjury and other applicable penalties of law, that all of the information submitted in this report (including the information contained in any accompanying documents) has been examined by the signatory and is, to the best of the undersigned's knowledge and belief, true, correct, and complete. (See Section VII on penalties in the instructions.)

<p>13. Signed <u><i>[Signature]</i></u> President (If other title, see instructions)</p> <p>Title <u>Other (Specify)</u> <b>CEO</b></p> <p>On <u>12/14/2010</u> <u>909-980-8736</u> Date Telephone Number</p>	<p>14. Signed _____ Treasurer (If other title, see instructions)</p> <p>Title <u>Treasurer</u></p> <p>On _____ Date Telephone Number</p>
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9. Check the appropriate box to indicate whether an object of the activities undertaken, is directly or indirectly:

a.  To persuade employees to exercise or not to exercise, or persuade employees as to the manner of exercising, the right to organize and bargain collectively through representatives of their own choosing.

b.  To supply an employer with information concerning the activities of employees or a labor organization in connection with a labor dispute involving such employer, except information for use solely in conjunction with an administrative or arbitral proceeding or a criminal or civil judicial proceeding.

10. Terms and conditions (Explain in detail; see instructions. Written agreements must be attached.):

Held employee meetings to inform them of their section (7) rights and to answer questions pertaining to the union using NLRB documents and union documents for questions and answers.

**Specific Activities to be Performed**

11. For each activity, separately list in detail the information required (See instructions):

a. Nature of activity:

Held meetings in small groups to inform them on unions.

11.b. Period during which performed: On going	11.c. Extent performed: Held meetings with employees
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11.d. Name and address through whom performed: Name Lupe Cruz Organization Cruz & Associates, Inc. P.O. Box, Bldg., Room No., if any Street 10201 Trademark Street, Ste C City Rancho Cucamonga State California ZIP Code + 4 91730	Additional Name and address through whom performed, if any: Name Eduardo Padilla Organization LKLS Consulting P.O. Box, Bldg., Room No., if any Street 1975 Alderbook Pl City Chula Vista State California ZIP Code + 4 91913
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12.a. Identify subject groups of employees: Employees in potential bargaining unit	12.b. Identify subject labor organizations: UNITE HERE Local 11
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9. Check the appropriate box to indicate whether an object of the activities undertaken, is directly or indirectly:

- a.  To persuade employees to exercise or not to exercise, or persuade employees as to the manner of exercising, the right to organize and bargain collectively through representatives of their own choosing.
- b.  To supply an employer with information concerning the activities of employees or a labor organization in connection with a labor dispute involving such employer, except information for use solely in conjunction with an administrative or arbitral proceeding or a criminal or civil judicial proceeding.

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**Specific Activities to be Performed**

11. For each activity, separately list in detail the information required (See instructions):

a. Nature of activity:

Held meetings in small groups to inform them on unions.

11.b. Period during which performed:  
On going

11.c. Extent performed:  
Held meetings with employees

11.d. Name and address through whom performed:

Name Ruth G Jenkins  
 Organization  
 P.O. Box, Bldg., Room No., if any  
 Street 16020 Elbert Cir  
 City Fountain Valley  
 State California ZIP Code + 4 92708

Additional Name and address through whom performed, if any:

Name  
 Organization  
 P.O. Box, Bldg., Room No., if any  
 Street  
 City  
 State ZIP Code + 4

12.a. Identify subject groups of employees:

Employees in potential bargaining unit

12.b. Identify subject labor organizations:

UNITE HERE Local 11