

## SEASIDE VILLAGE TOWNE HOMES ASSOCIATION

c/o Total Property Management, Inc.  
23792 Rockfield Boulevard, Suite 100  
Lake Forest, CA 92630  
Phone: 949/261-8282 Fax: 949/261-6958

### NOTICE OF VOTING RESULTS

Seaside Village Members:

This notice is being sent to advise the members of the official outcome of the Special Assessment vote and to correct an announcement made at the membership meeting.

As described on the notice of the meeting and the ballots, pursuant to *California Civil Code* §5605(b), the Board of Directors may not impose a Special Assessment which in the aggregate exceeds five percent (5%) of the budgeted gross expenses of the Association for that fiscal year without the approval of a majority of a quorum of members. For the purposes of this vote, quorum means more than fifty percent (50%) of the owners within the Association. Thus, for our Association, at least 144 of the 286 owners must return their ballot or appear in person at the meeting to reach a quorum, **and a majority of a quorum must vote in favor of the Special Assessment for the Special Assessment to pass.**

The number of ballots received was 199, which was well over the 144 ballots needed to establish a quorum at the meeting. Of the 199 ballots received, 112 votes were cast in favor of imposing the Special Assessment. Therefore, more than a majority of the votes cast were in favor of the assessment. The members approved the Special Assessment. The voting requirements were misunderstood the night of the meeting and the Inspector of Election has since certified the voting results and determined that the assessment did pass.

The Special Assessment is due January 1, 2022, in the amount of \$6,500.00 for each member. Members may pay the full amount up front, or pay the Special Assessment over three years (at \$180.55 extra with monthly assessment payment per month for 35 months, and one final payment of \$180.75 = \$6,500.00). You will receive a formal notice of assessment at a later date. The intention of this correspondence is to formally announce the voting results.

If you have any further questions, please forward via email Seaside Village Website [admin1@seaside-village.com](mailto:admin1@seaside-village.com) and/or management at [mbenson@totalpm.com](mailto:mbenson@totalpm.com).

The Association apologizes for any confusion this may have created and will provide a plan to show where and how the funds are being distributed as the work progresses.

Thank you to all members who participated in this vote.

Sincerely,

The Seaside Village Board of Directors.

## INSPECTORS OF ELECTION REPORT - REVISED SEASIDE VILLAGE TOWNE HOMES ASSOCIATION

The undersigned Inspectors of Election hereby states that they were duly appointed to serve at this Special Meeting held on **NOVEMBER 15, 2021**.

1. We confirmed and announced that quorum had been achieved. There were present by ballot at said meeting 199 units representing 69 percent of the membership in SEASIDE VILLAGE TOWNE HOMES ASSOCIATION.
2. We tabulated the voted ballots.

### VOTE ON SPECIAL ASSESSMENT:

Vote on a one-time special assessment of \$6,500 per home

VOTE IN FAVOR: 112      VOTE AGAINST: 86      QUORUM ONLY: 1

MEASURE PASSED:       MEASURE FAILED:

I/we declare under the penalty of perjury that the above information is true and correct .

Dated this 15th day of November, 2021.

Inspector(s) of Elections:

Courtney Teal Courtney Teal  
Print Name of Inspector/Signature

Sherry Vaughn Sherry Vaughn  
Print Name of Assistant Inspector/Signature

