

Record 01 2010 owners voting ballot count

This document provides a permanent record of the voting results of the ballot items presented to the Hermitage Hills owners by absentee ballot and through ballots distributed at the HOA general meeting on September 28, 2016. This document and the original signed ballots shall be retained by the trustees until such time they are deemed no longer relevant.

The final count was performed and witnessed by the trustees and 2 impartial lot owners to ensure the counts are valid and true. This is required by section 5.3 of the HOA indentures to prevent any future claims that the trustees may have miscounted the ballots or misrepresented the results of the ballot count.

Requirements to pass the various ballot items

1. As per Sections 4.2 and 5.3. of the indentures, the proposed budgets for Ballot Items 1 and 2 require a 2/3 majority votes of the valid ballots to reject the proposed budgets otherwise they automatically take effect.
2. For Ballot item 2 (the road maintenance budget and assessment) as per Section 4.2 of the indentures, only ballots from owner that currently pay the annual Road Assessment will be considered valid votes for the road maintenance budget and assessment.
3. As per Sections 8.1 of the indentures, the proposed amendments to the indentures in Ballot Items 3, 4, and 5 require a 2/3 majority of the valid ballots to approve the amendments for them to come into effect.
4. Item 6 is simply a poll of the owner's opinion and only requires a simple majority to pass.
5. Item 7 is for the election of 2 trustees to the Board. The 2 candidates receiving the most votes shall hold the office of trustee.

Results of the vote:

1. Shall the 2017 Administrative Budget and Assessment level be approved, with the annual assessment rate increasing to \$75.00 per assessment lot for 2017?

Total votes received: 149.5

Number of No votes needed to reject the proposed budget (2/3 of total) 100

Number of Yes votes 85

Number of No votes 64.5

Item 1 passed?  Yes  No

2. Shall the 2017 Street Maintenance Budget and Assessment level be approved, with the annual assessment rate increasing to \$325.00 assessment lot for 2017?

Total votes received: 119.5

Number of No votes needed to reject the proposed budget (2/3 of total) 80

Number of Yes votes 71

Number of No votes 48.5

Item 2 passed?  Yes  No

3. Shall Article 4.1 of the Indentures (Assessment) be amended include a new section (C) to allow Trustees to determine which owners of multiple lots may be assessed with single assessments dependent on their lot's configuration and allowing that owner the number of votes in general elections that correspond to the number of assessments they are billed annually?

Total votes received: 147.5

Number of Yes votes needed to pass the proposed amendment (2/3 of total) 98

Number of Yes votes 111

Number of No votes 36.5

Item 3 passed?  Yes  No

4. Shall Article 4.1 of the Indentures (Assessment) be amended include a new section (D) to allow Trustees to assess a lower Street Assessment to the lot owners bordering Lazy Oak and Timber Ridge to compensate for the lower costs to maintain those gravel roads? The assessment would be set at an amount of \$100 per assessment lot for 2017, would be voted on annually, and subject to the same rules regarding street assessments as detailed in Article 4.2 (Preparing Annual Assessments and Budget) of the indentures.

Total votes received: 148.5  
Number of Yes votes needed to pass the proposed amendment (2/3 of total 99)  
Number of Yes votes 107  
Number of No votes 41.5  
Item 4 passed?  Yes \_\_\_ No

5. Shall Article 4.4 of the Indentures (Making Special Assessments) be amended to include the statement: "All Special Assessments shall be categorized as either being Administrative or Street Special Assessments and will be assessed as per the guidelines in Article 4.1"?

Total votes received: 144.5  
Number of Yes votes needed to pass the proposed amendment (2/3 of total 96)  
Number of Yes votes 116.5  
Number of No votes 28  
Item 5 passed?  Yes \_\_\_ No

6. Should the trustees investigate the possibility of a future change to the indentures that would allow single trash disposal company provide service to the entire subdivision, with the charge for that service included in the annual assessment?

Total votes received: 150.5  
Number of Yes votes needed for the trustees to investigate this proposal (50.1%) 76  
Number of Yes votes 85.5  
Number of No votes 65  
Item 3 motion passed?  Yes \_\_\_ No

7. Two positions on the board are up for election this year. In accordance with the indentures these two trustees must be voted for by the subdivision.

110.5 Lynn Parker  
113.5 Casey Cross  
8 Various Names (write-in)  
\_\_\_\_\_ (write-in)

Trustees elected: Lynn Parker and Casey Cross

Signatures \_\_\_\_\_ Printed name John Linsenbardt Trustee

\_\_\_\_\_ Roseann Locher Trustee

\_\_\_\_\_ Casey Cross Trustee

Lynn Parker \_\_\_\_\_ Lynn Parker Trustee

\_\_\_\_\_ Trustee

Rachael Dufek \_\_\_\_\_ Rachael Dufek Witness

Roger Bower \_\_\_\_\_ ROGER BOWER Witness

Date: 2/3/16