



Canfield Vistas Homeowners Association

c/o The HOA Election Guys, Inc
27472 Portola Pkwy #205-412
Foothill Ranch, CA 92610

March 5, 2026

Dear Member,

A Vote Counting Meeting will be held as follows:

Date: April 20, 2026 (All mailed ballots should be received by us by April 19, 2026)
Time: 5:00 PM
Location: via Zoom (<https://scottmanagement.zoom.us/my/mendy.bryski>)

If you do not have the ability to access zoom, the following physical location will be available with a device to access the zoom meeting: **The HOA Election Guys – 22521 Avenida Empresa, Ste 120, Rancho Santa Margarita, CA 92688**

Please Note: The Inspector of Elections will be conducting the vote count over zoom and will NOT be present in person. Ballots will not be accepted at the meeting and should be received by the Inspector of Elections by April 19, 2026.

This Vote Counting Meeting is being held for a vote of the members to approve a special assessment of \$4,116.43 per unit to fund the completion of important balcony repairs and preserve reserve health for the association. More information about this special assessment can be found in the letter from the Board of Directors previously sent to all members.

For the ballots to be counted, a quorum of the membership must return a ballot. Pursuant to California Civil Code section 5605(d)(3) a quorum of “more than 50%” of the membership is needed, or **23 ballots**. Once quorum has been achieved, **a majority of the ballots cast** needs to vote in favor in order for the special assessment to be approved.

Enclosed with this notice is your Official Ballot - please return your ballot so that we can meet quorum!

Instructions:

1. Cast your vote(s) on the enclosed ballot.
2. Insert ballot into the smaller Secret Ballot Envelope.
DO NOT MARK THE SECRET ENVELOPE
DO NOT MARK THE BALLOT EXCEPT TO CAST YOUR VOTE
3. Insert the sealed Secret Ballot Envelope into the provided larger envelope which is addressed to: Canfield Vistas Homeowners Association, Inc. care of the HOA Election Guys.
4. **SIGN THE LEFT-HAND CORNER OF THE WHITE ENVELOPE!!!!**
(Your vote will not count if you do not sign the envelope)
5. Mail your ballot – Mailed ballots must be received by April 19, 2026.

The envelopes are already pre-addressed with our return address (and our address is also reflected on the footer of this letter).

Please note: Canfield Vistas has a Board of Directors election taking place at the same time as this one. Election material for each will arrive separately in its own ballot package. Please keep ballots separate and return them in their distinct return envelopes. **Do not send ballots together in the same return envelope.**

If you have any questions, please do not hesitate to contact your association’s Inspector of Elections. The HOA Election Guys, Inc can be reached at (888) 380-3332 or by email at info@thehoaelectionguys.com