



May 25, 2022

Attention All Members:

A Meeting of the Members will be held as follows:

Date: June 30, 2022
Time: 7:30 PM
Location: via zoom and in-person at the pool cabana
Meeting info and zoom link will be posted at: www.TheHOAElectionGuys.com/mmcountryside

This Meeting of the Members is being held to vote on the election of five (5) directors.

For the election to be held, a quorum of the membership must return a ballot, or attend the meeting.

The Mountain Meadows Countryside Homeowners Association bylaws define a quorum as 50% of the voting power of the association, or 60 members. This quorum requirement is lowered to 25% (30 members) at a reconvened meeting.

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 yellow Secret Ballot Envelope.
DO NOT MARK THE YELLOW ENVELOPE
DO NOT MARK THE BALLOT EXCEPT TO CAST YOUR VOTE
- 3) Insert the sealed Secret Ballot (yellow) Envelope into the provided white envelope which is addressed to Mountain Meadows Countryside Homeowners Association 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) Apply postage and mail – Mailed ballots must be received by June 29, 2022

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

Please do not hand-deliver the envelopes without making arrangements with us first by calling (888) 380-3332.

If quorum is not reached at this meeting, the members in attendance at the meeting can vote to reconvene the meeting to a later date. In this case, the deadline for receiving ballots will be extended as well.

If you have any questions, please do not hesitate to contact your association's Inspector of Elections, The HOA Election Guys, Inc. an independent third-party as required per CA Civil Code.

The HOA Election Guys, Inc can be reached at (888) 380-3332 or by email at info@thehoaelectionguys.com

Please note: The candidates are solely responsible for the content in their statements, neither the Association, nor the Inspector of Elections have redacted or edited any of the content in the statements enclosed in this election package.

*The HOA Election Guys, Inc
27472 Portola Parkway Suite 205-412
Foothill Ranch, CA 92610*

CANDIDATE STATEMENTS

(Additional statements on reverse)

Denise Ellison

Hi. My name is Denise. My husband and I are original owners here in Countryside I. We moved in on 7/7/87. My husband was a member of the original board for many years. We have seen this community through many transitions and are pretty unhappy with the current condition of our yards, our common areas, the pools and pool cabana and the lack of community. We used to have many neighborhood gatherings at the pool. We had social functions where the children AND adults got together for food, fun, and laughter. We live in million dollar homes and it certainly doesn't look like it driving into the neighborhood. I would like to see our HOA dues being utilized for the improvement of ALL our homes not just a select few. I would like to see better transparency re: how our HOA dollars are being spend. I would like to see that we hire vendors (landscape, pool, etc) who do the work they were hired to do. I would like to have a management company that works FOR US not for their own pockets. It is time.

Carol Footitt

I have served on our board for one year, and during that time I have been responsible for initiating many improvements within our association. I have taken the initiative in projects such as tree trimming, doggy waste stations, creating landscaping committee, ordering new pool furniture, removing dead trees, beautification of common areas, implementing website and paperless communication between association and members. Although we still have improvements that need to be made, I look forward to continuing my efforts next year. I have lived in this neighborhood for over 28 years, and I sincerely care about our association. I became a board member because I really wanted to help make some positive changes to our association. It has been a pleasure to see the forward progress that can be made in a relatively short amount of time; I look forward to more of the same next year. On the professional end, I work as and own a real estate appraisal company. My work background provides a good foundation for working with others in order to achieve a final goal. I look forward to serving our association next year.

Joel Gorski

No statement was provided by this candidate.

Erlund Gulbrand

No statement was provided by this candidate.

CANDIDATE STATEMENTS

(Additional statements on reverse)

Carol Mansmann

My husband and I moved here in January, 2003. Since then, we have seen a deterioration of our neighborhood by lack of maintenance and inconsistent rules/requirements. We regularly attend board meetings just so we know what's going on as the communication is not always clear. I'm looking to bring clarity, transparency and organization back. I have never been a board member of an association but I have held positions with National Charity League for the last three years. It's time to bring fun and beauty back to our "hood".

Richard Sanchez

I am a home owner in this association for more than 10 years. I have served as a board member for the majority of my time here. As a member of this board and co-founder of a small HOA in Santa Barbara, I'm less interested in your vote for me than I am in your participation in the voting process. There are a number of individuals in this election who can help to improve this board's ability to serve the community in which we share. The people volunteering for these roles are only trying to better serve this development and help to improve the community that we share. Please vote.

Matthew Tobin

I have lived at 12100 Alder Grove Street since 2019. I love being apart of this amazing neighborhood and expect to be here for many years to come. I believe our board has worked tirelessly to improve our neighborhood and would love to be apart of it so I can show similar dedication and appreciation for our community. I hope to be a benefit to the board by being able to listen to our fellow neighbors in a way that truly makes them feel heard and act quickly and efficiently to address their concerns. While I have never served on a board before, I hope to learn how I can best serve our community with my regular attendance.

Best regards,
Matt

Jeffrey Wodin

No statement was provided by this candidate.