



May 12, 2022

Attention All Members:

A Meeting of the Members will be held as follows:

Date: June 14, 2022

Time: 5:00 PM

Location: via Zoom

Meeting info and Zoom link will be posted at: [www.TheHOAElectionGuys.com/ariana](http://www.TheHOAElectionGuys.com/ariana)

This Meeting of the Members is being held to vote on the election of two (2) directors.

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

The Ariana Community Corporation bylaws define a quorum as 35% of the voting power of the association, or 15 members. This quorum requirement is lowered to 25% (11 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 Ariana Community Corporation 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 13, 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](mailto: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.

**CANDIDATE STATEMENT**  
**Additional statement on reverse**

**Kathryn Berling**

I would love to be an active part of the community association. Although I have not yet served on this HOA or any other, I have served as a founding member of a nonprofit San Diego postpartum parents group for the past 10 years, as well as currently serve as an officer of my church's married couples' organization. I hope to instill a sense of community and neighborly friendliness among the residents.

Hi Everyone,

My name is James Pham, current President of Ariana HOA. I'm over on Barbados, back by the cornholes.

I'm re-running for HOA Board to continue to better our community by working closely with PMP and our vendors to ensure the property is maintained while spending our funds wisely. As a Board member this past year, I have brought attention to matters that homeowners have raised around the community, and worked with PMP to determine solutions that are cost-effective and make Ariana a peaceful, quiet, beautiful, and safe community. I have challenged the landscaping vendor to provide better service and hold them accountable for the mistakes and issues they have caused around the communal areas.

I will continue to work towards increased community participation and homeowner interest in community events and meetings.

I am employed as a Systems Engineering Manager and have led a team of 15 to successfully deploy automation projects in cybersecurity, water, wastewater, and hydroelectric power nationwide. I have previous experience as:

Director of IT	Asian Pacific Health Foundation	July 2017 to August 2021
Director of Altar Serving	Immaculate Heart of Mary	March 2005 to June 2013

With years of leadership experience from career, non-profit, and community service, I will continue to provide new perspectives, logical/critical thinking, and creative problem-solving techniques to the Board.

I will continue to fight for our community and ensure our homeowners' voices are heard.

Please vote for me once again for HOA Board.

Thank you!