



**Oakcrest Townhomes Homeowners' Association**

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

**DO NOT DISCARD THIS PAGE**

The perforated stub at the bottom will need to be signed and returned with your ballot.

In addition to this notice, this package contains the following:

1. One Official Ballot
2. One double-window envelope
3. One smaller Secret Ballot envelope
4. One page of candidate statements

*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.*

Ross Morgan - Cari Williams  
23901 Calabasas Rd. Suite 2004  
Calabasas, CA 91302

January 16, 2026

A Special Meeting of the Members will be held as follows:

Date: February 18, 2026 (All mailed ballots must be received by us by February 17, 2026)  
 Time: 5:00 PM  
 Location: via zoom.com (Zoom info will be posted at: [www.TheHOAElectionGuys.com/oakcrest](http://www.TheHOAElectionGuys.com/oakcrest))

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**

This Meeting of the Members is being held to vote on the election of ONE (1) director to fill the recalled board position from the December 2025 recall election and serve the remainder of its term.

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

The Oakcrest Townhomes Homeowners' Association bylaws define a quorum as "a majority" of the voting power of the association, or 10 members. This quorum requirement is lowered to 20% (4 members) at a reconvened meeting. If quorum is not reached at any meeting, the members in attendance at the meeting may vote to either (a) reconvene the meeting to a later date, or (b) close the meeting without reconvening, meaning no election will take place (this is done via a voice vote of the homeowners present at the meeting). If a meeting is reconvened the deadline for receiving ballots will be extended as well. Please return your ballot so that we can meet quorum!

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](mailto:info@thehoaelectionguys.com)

Detach along perforated line and place this stub in the provided window envelope.  
Please make sure that the addresses are showing through the windows.

**OWNER SIGN ABOVE** (only one owner's signature is required) **Signature must show through window or ballot will not be counted!**

Ross Morgan - Cari Williams  
23901 Calabasas Rd. Suite 2004  
Calabasas, CA 91302

**Instructions:**

- 1) Cast your vote(s) on the enclosed ballot.
- 2) Insert ballot into the smaller Secret Ballot envelope.
- 3) Insert the sealed Secret Ballot envelope into the window envelope.
- 4) Sign this stub in the left corner (**your ballot will not be counted if you do not sign this stub**)
- 5) Detach and insert this stub into the window envelope, making sure your signature and the addresses are showing through the windows.
- 6) Mail your ballot (if not provided, make sure you apply postage!)

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c/o The HOA Election Guys - OakcrestFILE  
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## CANDIDATE STATEMENTS

### **Marian Rozzen**

Although I don't live in this complex, I have a desire to make this community the best it can be for all who live here. I have lived in Agoura Hills for over 40 years, a community that is so special. I want to be on top of making decisions to help our complex stand out! I will promise to always work for you to make improvements in our community and be fair, trustworthy and earn your respect.