



Harborview POA

2026 Voting Ballot

Each home may cast one Ballot Form.

2026 Annual Meeting -- Approval for Resolution Items

SECTION A – APPROVAL OF RESOLUTION: Please fill out this section, whether you plan to attend or not.

Item #1 – IRS Reg 70-604

RESOLVED, that any excess of Association Income over Association expenses as defined in IRS Reg. 70-604 for the year ending December 31, 2026, shall be applied against the subsequent tax year member assessments or reserve fund as provided by IRS Revenue Ruling 70-604.
(The Board of Directors recommends voting **FOR** this resolution)

- For Resolution Against Resolution

Item #2 – Elimination of Leasing of a Resident’s Property in Harborview

As of the Effective Date hereof, COVENANT - Article VI - Section 3 - Leasing, is hereby deleted in its entirety and replaced with the following:

Article VI - Section 3 - Leasing. No dwelling inside Harborview POA may be leased by its Owner. All current active leases will be allowed to continue through the contracted lease date of which upon the expired date the lease cannot be renewed.

(The Board of Directors recommends voting **FOR** this resolution)

- For Resolution Against Resolution

Item #3 – Resale Reserve Capital Fund Contribution of \$750

As of the Effective Date hereof, COVENANT - Article V - Section 10 – Initial Contribution, is hereby deleted in its entirety and replaced with the following:

Article V - Section 10 – Resale Reserve Capital Fund Contribution. Upon the closing of a resale property within the Harborview POA the new homeowner shall pay the Reserve Capital Fund a contribution in the sum of \$750 to be paid to the Association. The payment of the Reserve Capital Fund contribution shall not in any way be considered a prepayment of any regular or Special assessment. Such funds may be used by the Association in such manner as the Board of Director thereof shall direct, provided that the funds are used pursuant to the terms of the Declaration.

(The Board of Directors recommends voting **FOR** this resolution)

- For Resolution Against Resolution

Item #4 – Reduce required meeting Annual meeting quorum from 51% to 33%

As of the Effective Date hereof, COVENANT - Article V - Section 5 – Quorum and BY-LAWS - Article 11 – Section 11- Quorum the required quorum percent of 51% is reduced to 33%.

(The Board of Directors recommends voting **FOR** this resolution)

- For Resolution Against Resolution

Owners Name (Print) _____

Unit Address: _____ Telephone # _____

*Signature of Owner _____ Date _____

RETURN Ballot by

- 1. Hand in your ballot at the Annual Meeting when you check in.**
- 2. If you are unable to attend, please return your proxy & ballot via drop off, email or USPS.**
- 3. Your Proxy holder may turn in your ballot, as long as there is a Proxy on file**

THE PRESENCE IN PERSON OR BY PROXY OF OWNERS IS REQUIRED FOR BUSINESS