



Park Place Bluffs Homeowners' Corporation

REPORT OF THE INSPECTORS OF ELECTION

The Inspectors of Election, LLC (TIE)

Special Meeting of Members and Recall of Directors Monday, December 10, 2018

The Inspectors of Election, LLC (TIE) was contracted to serve as the oversight authority and independent, third party election service for Park Place Bluffs Homeowners' Corporation on **Monday, December 10, 2018** and were duly recognized by the Chair of the Special Meeting. (CA Corp. Code §7614.)

As the duly appointed Inspector of Election at the Special Meeting of Park Place Bluffs Homeowners' Corporation held on the date noted above and all adjournments thereto, we hereby report as follows:

Quorum for the Special Meeting:

1. The total Membership is 328 and the number of Members in good standing and entitled to vote on matters at the Annual Meeting was 328.
2. **No** members were duly suspended.
3. TIE determined that a quorum of **33% = 109 members** was obtained as defined by the Bylaws. A total of **123** members were represented by ballot or present in person.

Supervision of Election

1. TIE reviewed and supervised the registration process.
2. TIE determined the authenticity, validity, and effect of each of each ballot received at the offices of TIE or received at the meeting during the registration period prior to the close of the polls.
3. TIE determined all challenges and questions in any way arising in connection with the right to vote.
4. TIE determined if any ballots were invalid and were not counted for any reason.

Recall Process

1. The Entire Board of Directors was up for Recall at the Special Meeting.
2. For the recall to pass, a majority of those voting once a quorum is achieved must vote in favor of the recall of the Board of Directors.
3. The Votes were as follows:

Vote to Remove Entire Board of Directors	Total
Approve the Recall of Board of Directors	77
Do Not Approve the Recall of Board of Directors	44
Abstain	2
Board of Directors Removed	YES

Election Process (if Recall Passes)

4. There were **six (6)** vacant positions open for election on the Board of Directors at the Meeting.
5. The terms for the open positions were for **remaining** years.
6. In the event of a tie vote between candidates for the final position, candidates may concede to one another, agree to allow for a flip of the coin to determine the outcome, or if neither of these is agreed to by all parties involved, a Run-Off Election will need to be held.
7. Park Place Bluffs Homeowners' Corporation bylaws allow for cumulative voting.
8. The Candidates were as follows, and the votes received by each candidate are listed inline with their name.

Candidate	Total
Michael Adcock	50
Sarah Burnett	60
Margaret Crowdes	96
Bill Doyle	44
Amy Harrison	86
John Noonan	172
David Sisto	84
Write In: SUE MORENO	18
Write In: EDWARD HOLLAND	14
Write In: TRUMP	6
Write In:	

9. TIE counted and tabulated all votes for the election of directors as follows:

Total actual ballots counted:	114				
Total EOD votes cast in the election:	630				
Total EOD votes possible in the election:	684	≤	114	ballots X	6
Total EOD votes withheld or not voted were:	54				
Total of ballots not counted:	4				*
*Reason for not counting ballots:	TOO MANY VOTES				

Number of Registration Envelopes received without signature and could not be counted: 0

10. The six (6) candidates receiving the highest number of votes are as follows and will serve for remaining year terms as set forth herein:

Names of Directors Elected

Candidate	Term Until:
John Noonan	November 2021
Margaret Crowdes	November 2021
Amy Harrison	November 2020
David Sisto	November 2020
Sarah Burnett	November 2019
Michael Adcock	November 2019

Certification of Inspector of Election

I hereby certify that the above are the results of the voting undertaken by TIE as of this date and time.

Printed Name: Sheila Kelly

Signature: *Sheila Kelly*

Title: Chief Inspector of Election

Date: Monday, December 10, 2018

Time: 7:30 PM

Destruction/Return of Records

Original documents will be held by the office of The Inspectors of Election, LLC for as required by law and will be destroyed at that time unless directed to be returned to Park Place Bluffs Homeowners' Corporation herein.

Requested records are to be returned to:

Park Place Bluffs Homeowners' Corporation
C/O Association Management Group
Attn: Earl Feuer
2131, Las Palmas Drive, A
Carlsbad, CA 92011

Distribution of Certification

1. Copy to Park Place Bluffs Homeowners' Corporation left at the Special meeting
2. Copy in sealed election package
3. Copy to The Inspectors of Election, LLC

Notice Requirement

Park Place Bluffs Homeowners' Corporation will inform members of the results of this voting event by appropriate means within fifteen (15) calendar days or a time frame and method designated within association governing documents.