

Dear Cameron Glen/Cameron Park Homeowner,

Several residents have expressed concern over the number of rentals in our community. Last June we had a meeting at the clubhouse to discuss the leasing rules that applied to our community. The majority of those in attendance provided feedback that they wanted to establish a limit for the number of rentals. After discussion, that number was determined to be 10%. Since we have 158 homes in our community, the maximum number of rentals would be 16. The Board of Directors took this feedback and contacted a recommended and reputable attorney to generate the necessary changes to our covenants.

The Board had also been discussing some other changes to the covenants dealing with the official notification process (currently has to be by US Postal Service) and the Capital Contribution Assessment (currently locked in at \$400).

After discussion with the attorney, the Board decided to also seek information on converting our Home Owners Association (HOA) designation to a Property Owners Association (POA). While generating the necessary changes to our covenants for converting to a POA we had the attorney also include the changes for the official notification process (to allow the official notification to include email thereby saving you over \$300 every year for the mailing of the Annual Meeting (and any other official notifications). (Amendment Page 12 item 12.05)

We requested a change to the Capital Contribution Assessment verbiage (to allow for the contribution to be up to the current year's Homeowners Annual Assessment). The Capital Contribution Assessment is the onetime fee you paid upon purchasing your lot/home. (Amendment Page 6 item g.)

The Board urges you to vote **YES** for both amendments.

Thank you,

CGHOA Board of Directors