



SugarHill Property Owners Association Sugarhill POA Proposed Covenant & Bylaw Changes

Here is some preview information before you start your ballot.

Here is the link to the Sugarhill website page devoted to this election. You should read this if you are not familiar with these 4 ballot items: <https://www.sugarhilljensenbeach.com/CovntChange.html> Orange links in each ballot item take you to that same Sugarhill page. You will get almost all the same information by clicking on the document circle located in each ballot item.

The document accessed by clicking on the circle in each ballot item shows the exact changes that are being made to the covenants. It is the same document in each ballot item so you don't need to visit each circle on each ballot item.

Thank You for Voting Electronically
SugarHill Property Owners Association

Your choices are secret and cannot be accessed by the administrator.

Ballot Item 1 - Control the minimum Home Rental Length to 4 months or more minimum.



Home owners minimum time they can rent out their home. This is to stop short term rentals (VRBO & AirB&B, etc.):

- Minimum length of rental duration of 4 months.
- Maximum of 3 rentals per year.
- Signing of a rental agreement by the owner and the renter of the above items that is submitted to the Sugarhill Board for approval.

[This will take you to the website information about Ballot 1](#) if you need it.

Select ONE choice.
If you don't want to vote, select abstain.

Option	
Yes - I approve Item 1 - Control Home Rental Length to 4 months or more minimum.	<input type="radio"/>
No - I reject Item 1 - Control Home Rental Length to 4 months or more minimum.	<input type="radio"/>
Abstain	<input type="radio"/>

Ballot Item 2 - Allow the Board of Directors the option to appoint an Architectural Control Committee or to do architectural control themselves.



Change the covenants to allow the Board of Directors the option to appoint an Architectural Control Committee to act as architectural control approval entity or to do the role themselves. **This does not eliminate the ACC**, it only allows the board the option to appoint one. With 95% of Sugarhill fully built the need for such a committee is significantly diminished.

This makes changes to:

AMENDED DECLARATION OF PROTECTIVE COVENANTS, Article 4, Use Restrictions (b)
AMENDED BYLAWS, ARTICLE IX COMMITTEES, Sections: 1, 2, 3, 4, 5, 6, 7, 8, 9, 10

[This will take you to the website page about Ballot 2](#) if you need it.

Select ONE choice.
If you don't want to vote, select abstain.

Option	
Yes - I approve ballot item 2 - Board has option to appoint an Architectural Control Committee.	<input type="radio"/>
No - I reject ballot item 2 - Board has option to appoint an Architectural Control Committee.	<input type="radio"/>
Abstain	<input type="radio"/>

Ballot Item 3 - Remove rule allowing meeting floor nominations during an election.



Remove the antiquated rule allowing meeting floor nominations during an election. With eVoting and mail-in voting being Sugarhill's predominate election methods, floor nominations never have a chance according to Sugarhill's attorney. This change would continue the current method having all candidates submit their nomination 60 days or earlier before the election date so they can be included on the paper and electronic ballots that are required to go out 45 days before the election meeting.

This makes changes to:

AMENDED DECLARATION OF PROTECTIVE COVENANTS, ARTICLE V, NOMINATION AND ELECTION OF DIRECTORS, Section 1.

[This will take you to the website page about Ballot 3](#) if you need it.

Select ONE choice.
If you don't want to vote, select abstain.

Option	
Yes - I approve ballot item 3 - To remove meeting floor nominations	<input type="radio"/>
No - I reject ballot item 3 - To remove meeting floor nominations	<input type="radio"/>
Abstain	<input type="radio"/>

Ballot Item 4 - Allow Board to select time, place, and location of the February annual Members Meeting



Change the wording on meeting date, day-of-month, day-of-week and time using board approved selection. As it is now the covenant is very specific as to day-of-week and time-of-day, something that has proven to be impossible to adhere to because of potential venue restrictions.

This makes changes to:

AMENDED BYLAWS, ARTICLE III, MEETING OF MEMBERS, Section 1. Annual Meetings.

[This will take you to the website page about Ballot 4](#) if you need it.

Select ONE choice.
If you don't want to vote, select abstain.

Option	
Yes - I approve ballot item 4 - To allow Board to select annual meeting time, date, and location.	<input type="radio"/>
No - I reject ballot item 4 - To allow Board to select annual meeting time, date, and location.	<input type="radio"/>
Abstain	<input type="radio"/>

Look this area over because it may help you understand the issues before you vote.

This is the first ballot item

This round window can be selected. Once selected your browser will open a related document in a different tab. When you want back to the ballot you can use your back button or go to the ballot tab.

Here is where you will make your selection for this ballot item, select one.

The remaining ballot items are all done the same.

Once you are done filling out the ballot you will need to SUBMIT it. That will be an orange box at the bottom that says Submit.

This is a link that will take you back to our election devoted page. When you want back to the ballot you can use your back button or go to the previous browser tab.