

**8989 Gainey Center Drive Condominium Association**  
**MAIL-IN / ABSENTEE BALLOT**  
**for Capital Improvement Assessment**

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8989 Gainey Center Drive Condominium Association's ("Association") Board of Directors hereby calls a vote of the Association's Membership on a capital improvement assessment of \$2,940.00 per Unit, to be payable in four (4) installments of \$735.00. The capital improvement assessment will go towards:

- 1) Mitigating flat roof water pooling by
  - (a) removing and replacing unhealthy trees overlooking roofs and adjacent to buildings, and
  - (b) installing thru-roof scuppers on flat roofs; and
- 2) Resurfacing and repairing membrane decks within the community.

Pursuant to Section 6.4 of the Association's CC&Rs, in order to levy a capital improvement assessment exceeding ten percent (10%) of the then estimated annual Common Expenses, the Association must obtain the assent of Owners holding a majority of the Allocated Interests in the votes of the Association (51% of ALL Owners).

Please return this ballot on or before July 8, 2022 at 5:00 p.m. to 7720 East Gainey Ranch Road, Scottsdale, Arizona 85258; via email to [grca@gaineyranchca.com](mailto:grca@gaineyranchca.com); or fax at **480-951-0923** or via hand-delivery to 7720 East Gainey Ranch Road, Scottsdale, Arizona. This ballot is irrevocable once cast. In order for your vote to count, you must include your name, address and signature on the ballot, and it must be returned before the due date.

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**Capital Improvement Assessment:** Please mark your position on the following issue by placing an X on the line next to your position:

I approve the levying of a capital improvement assessment in the amount of \$2,940.00 per Unit, to be payable in four (4) installments of \$735.00 (September, October, November, December of 2022).

YES \_\_\_\_\_ NO \_\_\_\_\_

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Dated this \_\_\_\_ day of \_\_\_\_\_, 2022.

Owner Name: \_\_\_\_\_ Signature: \_\_\_\_\_

Property Address: \_\_\_\_\_ Unit #: \_\_\_\_\_

(Note: Only one record owner of a Unit is required to sign this ballot.)