

Kelly Pointe Homeowners Association, Inc.
c/o BCM Services, Inc.
920 3rd Street, Ste B ▲ Neptune Beach FL 32266
Phone: (904) 242-0666 ▲ Fax: (904) 242-0670 ▲ E-mail: info@bcmervices.net

May 13, 2015

**Important Upcoming Vote
May 27, 2015 at 7:00 p.m.
In-Person or Proxy Quorum needed**

Dear Homeowner,

Since October, when the control of the Board was turned over to the Homeowners, your Board has been diligently revising our community documents, including our Covenants, to ensure they clearly and concisely protect and reflect our property interests as Homeowners, and as a community. The process has been very thorough, including review by a Governing Documents Committee, receipt of homeowner input at board meetings, receipt of legal advice and recommendations, and multiple reviews by the Board over the course of several board meetings,

The resulting proposed changes are intended to maintain the value of our homes, and allow for optimum, timely, and reasonable compliance and enforcement measures when violations unfortunately occur. Also, as mentioned at the Annual Meeting in October, there were also several revisions that needed to be made to better support legal challenges, both by, and against, the Association.

Enclosed for your review and consideration are the proposed Amended Covenants recommended by your Board. A complete redline version of the covenants can be found on the community's website: www.kellypointehoa.info under "Association Documents."

We are also enclosing a summary for ease of reviewing the proposed material changes.

Under our current Covenants, we are required to have a positive two-thirds vote of all the owners in order to implement the proposed changes.

The meeting to vote on these changes will be held on **May 27, 2015 at 7PM at Crosswater Hall**. If you are unable to attend the meeting, please make sure that your proxy form is given to either a Board Member or someone that you know who will be in attendance. This will ensure that we have sufficient members to vote on the amendments.

If you should have any questions or concerns, please feel free to contact Denise at our Management Company, BCM Services, Inc. You can reach Denise at denisew@bcmervices.net or by phone at (904) 242- 0666. Denise will ensure that your questions and concerns are passed on to the Board and answered.

Respectfully,
Your Board of Directors
Isaac Smolko, Heather Owen and Carrie Bennett