



At Fieldcreek Ranch Homeowners Association

April 26, 2022

## **PLEASE COMPLETE REPLACEMENT BALLOT**

Dear Homeowners,

Recently, you were provided a ballot to submit your vote on changing the parking for a mobile home, trailer of any kind, truck larger than a one ton truck, recreational vehicle, or boat from 24 consecutive hours to 72 consecutive hours. Unfortunately, the ballot indicated the proposed changes would be redlined and they were not. In order to avoid any potential challenge to the votes, it is necessary to issue a corrected ballot. We apologize for any inconvenience, but request that you review and complete the enclosed orange ballot and submit it as noted. Even if you voted before, you must use the enclosed ballot as the prior ballots will not be counted.

Kindest Regards,

The Fairways at Fieldcreek Ranch  
Board of Directors

Enclosure

**YOU MUST RETURN THIS BALLOT- THE PRIOR BALLOT  
WILL NOT BE COUNTED**  
**THE FAIRWAYS AT FIELDCREEK RANCH HOMEOWNERS ASSOCIATION WRITTEN  
BALLOT**

Based on the survey provided to the Members, the Board of Directors provides this Ballot for amendment to Section III.g of the Fairways at Fieldcreek Ranch Declaration of Protective Covenants Fieldcreek Unit 12A and 12B ("Declaration") for Fairways at Fieldcreek as noted on the following page.

**Process for Voting on Amendment**

Pursuant to NRS 116.311(9), Owners may conduct a vote, by written ballot, without a meeting. This is not a secret ballot. Secret ballots are only used in connection with the election or removal of board members pursuant to NRS 116.116.31034(8) and NRS 116.31036(2). If you fail to cast a vote by checking "YES" or "NO" on Page 2 of this ballot, your ballot will not be counted. The ballot must be identifiable to a Lot and a Lot Owner. Therefore, you must sign and provide the Lot address on Page 2. Please check the appropriate box to cast your vote.

**Communications to Members**

Pursuant to NRS 116.311(9)(d)(4), if you wish to deliver information to all Owners regarding the subject of the vote, please provide to the Community Manager on or before May 9, 2022. Any information must be on one page, not contain any defamatory or inappropriate contact and must address the subject of the vote. Statements received by the Association on or before May 9, 2022 at 5:00 p.m. will be mailed to the Membership. Statements received after this deadline will not be distributed at Association expense.

**Votes Required to Pass Amendment**

Pursuant to NRS 82.326, NRS 116.2117 and the Association's Governing Documents, unless not less than fifty-one percent (51%) of the voting power of the Members (34 Members) vote YES to amend the Declaration, it will not be amended.

**Due Date**

ALL ballots must be received by the Board of Directors by May 24, 2022. The date for returning ballots may be extended at the sole discretion of the Board until the Board determines a sufficient number of ballots have been returned. The Board may re-issue ballots to Members who did not respond. The ballots previously submitted will remain valid for any extended period.

**Instructions**

Mark the ballot on the next page and sign and date where indicated.

Methods to return signed ballots are as follows:

- Scan and email the ballot to [jeannie@kenyonandassociates.com](mailto:jeannie@kenyonandassociates.com)
- Fax the ballot to (775) 674-8010
- Mail this ballot in the enclosed envelope to Kenyon & Associates, 645 Sierra Rose Dr., Ste.104, Reno, NV 89511
- Hand deliver to Kenyon & Associates, 645 Sierra Rose Dr., Ste.104, Reno, NV 89511
- Hand deliver to any member of the Board or Committee appointed to collect ballots



√  
 YES. I agree that the Declaration, Section III.g should be amended to provide for an extension of the allowed time to park a mobile home, trailer of any kind, truck larger than a one ton truck, recreational vehicle, or boat from 24 hours to 72 hours. I have reviewed the proposed amendment below.

-OR-

√  
 NO. I do not want to amend the Declaration to allow for additional time for mobile home, trailer of any kind, truck larger than a one ton truck, recreational vehicle, or boat parking.

**IMPORTANT: THIS BALLOT MUST BE SIGNED BY A MEMBER OF THE ASSOCIATION.** If there are two or more, any one need sign. When signing as executor, attorney, administrator, trustee, guardian or in some other representative capacity, please specify your title. **NO BALLOT MAY BE WITHDRAWN OR ALTERED ONCE SUBMITTED.**

Signature: \_\_\_\_\_

Printed Name: \_\_\_\_\_

Date: \_\_\_\_\_

Lot Address: \_\_\_\_\_

Mailing Address (if different): \_\_\_\_\_

The proposed amendment of Section III.g of the Declaration is noted in *italics* for added language and ~~strike through~~ for deleted language:

g. Trailers, Boats and Motor Vehicles. Except for loading and unloading, no mobile home, trailer of any kind, truck larger than a one ton truck, recreational vehicle, or boat shall be kept, placed, maintained, constructed, repaired, or permitted to be parked or stored upon any Lot or street within the Development visible from neighboring property for more than *seventy-two (72)* ~~twenty-four (24)~~ consecutive hours, nor more than five (5) days in any thirty (30) consecutive day period. In all other instances such items may be parked and stored for indefinite periods of time, but only if such items are parked or stored in a specifically designated space or enclosure previously approved for such use in writing by the Committee, on a case-by-case basis after consideration of its visibility from streets, adjacent lots, and the Wolf Run Golf Course. No camper tops shall be stored or kept in driveways or in any areas which are visible from neighboring Lots, streets, or roadways. The foregoing provision shall not apply to emergency vehicles or temporary construction vehicles or facilities maintained during and used exclusively in connection with the construction of any work of improvement approved by the Committee. No commercial vehicles of any nature shall be parked or stored on any Lot or on the streets of the Development, except for a commercial vehicle providing services to Owners or to the Association, and in such event, only for the duration necessary to provide such services, unless approved in writing by the Committee.



FAIRWAYS AT FIELD CREEK  
RANCH  
645 SIERRA ROSE DR.  
SUITE 104  
RENO, NV 89511

Jeffrey D Houston  
12840 Silver Wolf Road  
Reno, NV 89511

RENO, NV 89511

27 APR 2022

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