

**The Trails Property Owners' Association, Inc.**  
**18400 211<sup>th</sup> Road, Live Oak, FL 32060**

**PROXY BALLOT**

**Must be filled out and returned** **Vote, must be received by a board member no later than 2pm**  
**May 25, 2025**

Membership Vote on Special Assessment for 2024 Insurance Deductible Payoff \$5000. and new 2025 and recurring Budget Item of Lawyer/(Risk) or CAM Management Consultation and guidance to POA on POA insurance and corporate issue resolution: (1) Phase 4 disposition, (2) Airport Common Area disposition. It is roughly estimated we will need approximately 40 hours @ \$200 per hour (\$8000). This is expected to become a recurring budget item and may have to be considered for an Annual Assessment increase or continuing special assessments as needed., Also our insurance renewal premiums finally came in and exceeded our 2025 Budget estimate by \$532.26. So in summary \$13,532.26 /128 lots = \$105.72 per lot

Permission for a one time Assessment to each lot owner of \$105.72      \_\_\_\_\_ Yes      \_\_\_\_\_ No

Name/Lot identification \_\_\_\_\_

If approved, an invoice will be mailed all lot owners. And be due within 30 days of the date on invoice.

Technical details: Florida Statutes Chapter 720.306(1)(a) "Unless a lower number is provided in the bylaws, the percentage of voting interests required to constitute a quorum at a meeting of the members shall be 30 percent of the total voting interests." The Declarations of the trails Article IV Section 4 "any such assessment shall have the assent of two-thirds (2/3) of the votes of who are voting in person or by proxy at a meeting duly called for this purpose." The Declarations of the Trails Article IV Section 5 "At the first such meeting called, the presence of members or of proxies entitled to cast sixty percent (60%) of all the votes of membership shall constitute a quorum. If the required quorum is not present, another meeting may be called subject to the same notice requirement, and the required quorum at the subsequent meeting shall be one-half (½) of the required quorum at the preceding meeting." Any lot that is not paid up with a balance of zero owed to the POA may be ineligible to cast votes(TBD), and as such may effect the required numbers to constitute a quorum.