



**SAN SIMEON NEWSLETTER**  
**Membership Vote and More!**

*Dear Homeowners of San Simeon,*

Our community is at a critical financial crossroads, and **your vote is urgently needed**. Without immediate action, we face significant challenges in meeting essential financial obligations.

To ensure swift participation, you can download and print the voting form [https://mcusercontent.com/ee661f48f7b39948a88c16963/files/7477149c-7537-2067-a574-c38540e5fa52/special\\_membership\\_notice\\_2024\\_final\\_1017am.pdf](https://mcusercontent.com/ee661f48f7b39948a88c16963/files/7477149c-7537-2067-a574-c38540e5fa52/special_membership_notice_2024_final_1017am.pdf) and mail it in *before* the physical copy arrives. Every vote matters, and we cannot afford delays.

This decision impacts the future of our community. Please take a moment to act now – together, we can ensure the stability of our shared home.

Upcoming Town Hall meetings for Q & A discussion on the special membership vote:  
December 2, 2024 at 6 PM in Clubhouse and Zoom  
December 4, 2024 at 6 PM in Clubhouse and Zoom

Please be advised that in an attempt to be transparent, all minutes and websites of the Board and Committees are listed on our community website: [www.SanSimeonHOA.com](http://www.SanSimeonHOA.com) If you have any questions about these items,

please forward to [sansimeonfortmyers@gmail.com](mailto:sansimeonfortmyers@gmail.com) and it will be forwarded to the appropriate committee chair.

There was some discussion about the new Florida HOA statutes and how it affects our residents. Please see the link to a video with some explanation:

[Kaufman & New HOA Laws](#)

### **Discussion about "What is a Proxy?"**

A **proxy** lets homeowners in a homeowners' association (HOA) take part in meetings and vote even if they can't attend in person. In most cases, HOA members can only vote in person at meetings unless the HOA allows electronic voting.

If you can't go to the meeting, you can choose someone to be your **proxy holder**. This person will attend the meeting for you, and you'll be considered "present by proxy." Your proxy holder can also vote for you, based on the instructions you give them.

Using a proxy helps make sure homeowners can still have a say in important decisions, even if they can't be there in person.

### ***When Do You Need a Proxy?***

You **DON'T** need a proxy:

- If you're going to the meeting and will deliver your ballot there.
- If you plan to vote using an approved online system (if your HOA allows it).

You **DO** need a proxy:

- If you plan to mail your ballot before the meeting.
- If someone else will deliver your ballot to the meeting for you.

Thank you for your prompt response.

*-San Simeon HOA Board of Directors*