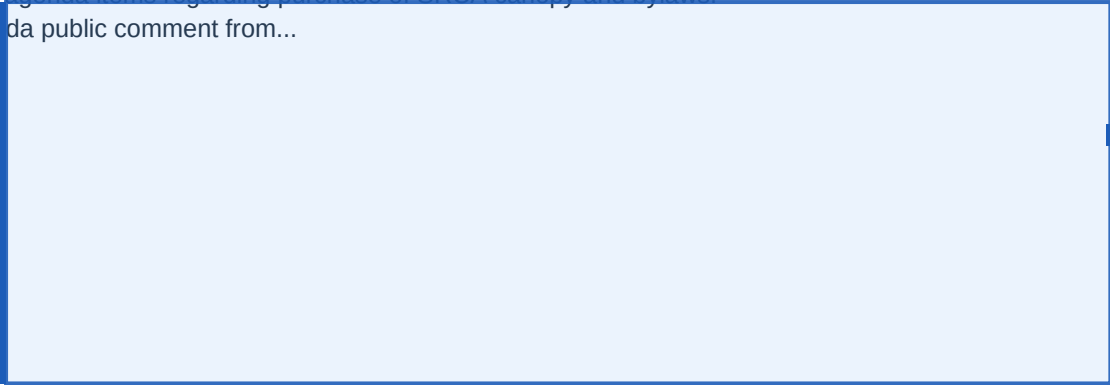


Section 1 - Sample Provision Excerpt (Public Preview)

Scripps Ranch Civic Associa on (SRCA) Mee ng Summary
Date October 15, 202 Time 7:04 PM - Adjournmen 8:30 pm
Loca on Scripps Ranch Community Center
Mee ng called to order at 7:04 PM by Chair Melanie Woods.
Modi ca ons to Agenda & Public Comment
Chair added agenda items regarding purchase of SRCA canopy and hylaws

ISSUE #1 Chair added agenda public comment from...



MARKUP #1 ->



MARKUP #1 · MISSING MANDATORY STATUTORY PROVISION

BOARD & COUNSEL REVIEW

Sec. 1 (p. 1): Election provisions omit mandatory Davis-Stirling secret ballot procedures and independent Inspector of Elections requirements under California Civil Code §§ 5105 - 5125.

Statutory / Legal Reference: [Cal. Civ. Code §§ 5105, 5110 & 5115 \(SB 323 / AB 2159\)](#)

Statutory Comparison: Under Cal. Civ. Code §§ 5105 and 5110, every association must adopt election operating rules and conduct specified elections through an independent third-party Inspector of Elections using secret double-envelope paper ballots (or compliant electronic secret ballots under AB 2159), with at least 30 days general notice of the nomination deadline and at least 30 days pre-ballot notice before ballots...

CURRENT WORDING IN DOCUMENT:

Scripps Ranch Civic Associa on (SRCA) Mee ng Summary Date October 15, 202 Time 7:04 PM - Adjournmen 8:30 pm Loca on Scripps Ranch Community Center Mee ng called to order at 7:04 PM by Chair Melanie Woods. Modi ca ons to Agenda & Public Comment Chair added agenda items regarding purchase of SRCA canopy and bylaws. No non-agenda public comment from...

SAMPLE DISCUSSION WORDING (FOR HOA ATTORNEY REVIEW):

Scripps Ranch Civic Associa on (SRCA) Mee ng Summary Date October 15, 202 Time 7:04 PM - Adjournmen 8:30 pm Loca on Scripps Ranch Community Center Mee ng called to order at 7:04 PM by Chair Melanie Woods. Modi ca ons to Agenda & Public Comment Chair added agenda items regarding purchase of SRCA canopy and bylaws. No non-agenda public comment from audience. Elected O cials & Public Representa ves...