

**Associa®**  
**Kramer-Triad Management Group, L.L.C.**

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March 10, 2010

Dear Co-owner(s):

Pursuant to the Association Bylaws, notice is hereby given for the **Annual Meeting of the Central Park Master Condominium Association**. The meeting is scheduled for **Wednesday, April 7, 2010** and will be held at a new location: the Board Room at the Shelby Twp Municipal Building, 52700 Van Dyke, Shelby Twp, MI 48316. Registration will begin at **6:00 p.m.** and the meeting will commence **promptly at 7:00 p.m.** **Please note that this communication is the only one you will receive regarding the Master Annual Meeting.**

The primary purpose of this meeting is to elect **two (2)** co-owners to the Master Board of Directors to serve 2-year positions for the following Associations: one position for the Gardens and one position for the Meadows.

If you wish to place your name or the name of a fellow co-owner on the ballot for either The Gardens or The Meadows, please complete and return the enclosed **Nominating Ballot**. Be sure to sign the ballot and indicate which Association you are a part of. The completed **Nominating Ballot** must be returned to this office via one of the following methods:

- Mail your nominating ballot to the address listed below prior to April 2, 2010 or
- Fax your nominating ballot to 248/879-5507 prior to April 2, 2010.

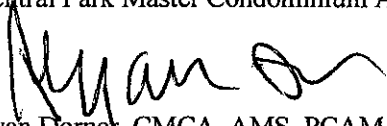
Please note that nominations will also be taken from the floor the night of the meeting. Though we emphasize the importance of attending the meeting, we are aware that this is not always possible. Should you find that your schedule conflicts with the date of the Transitional Meeting, we have enclosed a **General Proxy** with this Notice along with instructions.

At the Central Park Master Annual Meeting and Election, you as a member of your community get to decide what members within your community will serve on the Master Board of Directors. However, in order to hold this meeting, it is necessary that 35% of the homes from all four (4) sub-communities are represented at the meeting, either in person or by proxy (in writing).

We hope to see you at the Annual Meeting on Wednesday, April 7, 2010. Should you have any questions regarding the meeting, please do not hesitate to contact our office at 248/879-9700.

Sincerely,

Associa/Kramer-Triad Management Group, LLC  
Agent for and on behalf of the Board of Directors for  
Central Park Master Condominium Association



Ryan Dornes, CMCA, AMS, PCAM  
Community Association Manager

RD/rrr

Enclosure(s)

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320 East Big Beaver, Ste 190 • Troy, MI 48083  
248.879.9700 800.752.8769 Fax 248.879.5507 [www.kramertriad.com](http://www.kramertriad.com)



# CENTRAL PARK MASTER CONDOMINIUM ASSOCIATION

Annual Meeting of Co-owners  
April 7, 2010

## GENERAL PROXY

KNOW ALL MEN BY THESE PRESENTS, THAT I hereby constitute and appoint \_\_\_\_\_ (legal owner), my true and lawful attorney, agent and proxy, to vote as my proxy at the Annual Meeting of the members of **Central Park Master Condominium Association**, a non-profit corporation, to be held on the 7<sup>th</sup> day of April 2010, at the Board Room, Shelby Twp Municipal Building at 7:00 p.m. and adjournments thereof, upon any questions that may be brought before such meeting, including the election of Directors according to the number of votes I should be entitled to make if personally present.

\_\_\_\_\_  
Print Co-owners name

\_\_\_\_\_  
Signature of Co-owner

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

\_\_\_\_\_  
Address

Unit No. \_\_\_\_\_

## INSTRUCTIONS

While it is important for everyone to be present at the Annual Meeting, we realize that attendance is not always possible due to prior commitments. If this applies to you, complete the proxy as follows:

- If giving Proxy form to a neighbor attending the meeting - Print the name of the fellow Member you wish to vote for you at the meeting. Enter your signature, the date, your address and unit number where indicated. Give the completed Proxy form to the person attending the meeting.
- If mailing Proxy form to the Board – Print "Board of Directors" as the fellow member you wish to vote for you at the meeting. Enter your signature, the date, your address and unit number where indicated. Mail the proxy to 320 East Big Beaver, Suite 190, Troy MI 48083 or via fax to 248/879-5507 prior to Wednesday, April 7, 2010.

# CENTRAL PARK MASTER CONDOMINIUM ASSOCIATION

## NOMINATING BALLOT ANNUAL MEETING OF CO-OWNERS April 7, 2010

Please check the name of the community you are a member of:  
(failure to indicate community will void this nominating ballot)

Gardens at Central Park

Meadows at Central Park

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I (we) wish to nominate the following for election of the Board of Directors of the Master Association:

\_\_\_\_\_  
Nominee's Name

\_\_\_\_\_  
Nominee's Signature

\_\_\_\_\_  
Nominee's Name

\_\_\_\_\_  
Nominee's Signature

\_\_\_\_\_  
Nominee's Name

\_\_\_\_\_  
Nominee's Signature

\_\_\_\_\_  
Nominee's Name

\_\_\_\_\_  
Nominee's Signature

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

\_\_\_\_\_  
Signature of Co-owner

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### SPECIAL INSTRUCTIONS TO CO-OWNERS

The **Nominating Ballot** is used to nominate co-owners as candidates for election to the Board of Directors. You may nominate as few or as many co-owners as you wish, however, we remind you that **the Nominee must sign the form, as well as the Co-owner placing the name in nomination.** Ballots received without the proper signatures cannot be accepted.

We encourage all Co-owners to consider their individual abilities and their availability to serve on the Master Board of Directors. Nominating Ballots must be returned no later than **5:00 p.m. on Friday, April 2, 2010 via the following methods:**

- Mail your nominating ballot to 320 East Big Beaver, Ste 190, Troy MI 48083, or
- Fax your nominating ballot to 248/879-5507