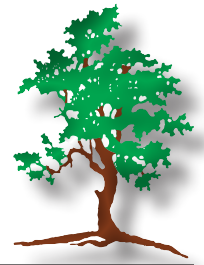


Forest Glade Estates Newsletter

April 2012 - www.forestgladeestates.org



Annual Meeting in June

On June 16th the FGE Board will hold its Annual Meeting and conduct an election for five (5) Directors. All current Board members have indicated that they will again be candidates for the next election except Pamela Smith who has sold her home and will be moving to a new location within Livermore.

We'd like *you you YOU you you* to consider being on this year's Board of Directors.

Contact any Board member (listed to the left) to be added to the list of candidates.

Revisions to the CC&Rs & Bylaws

A special committee of the Board of Directors has recently spent considerable time editing and revising the original 1979 CC&R (Covenants, Conditions and Restrictions) and the Bylaws of the Forest Glade Estates.

The documents have been edited to simplify the language, clarify the meaning of much of the old arcane language, and change the method of voting for Directors. This was done to assist all homeowners to better understand the documents, to help the Board to better understand these governing documents, and to align the document with the way we currently conduct business.

NOTE: nothing in these documents can be changed without your approval. So at some future time we will be calling a special homeowner's meeting to explain the changes and to vote on the changes.

At the last Board Meeting on March 15 we talked to residents with comments on the first draft of the CC&R and Bylaws. Their written and oral suggestions have (for the most part) been incorporated into the second revision. These second revisions can be found on the FGE website www.forestgladeestates.org or accessed directly by going to the following two computer links which will download copies of the marked-up documents.

Newly added wording is underlined and in **red** whereas deleted wording is ~~crossed-out~~ and in **blue**.

http://www.forestgladeestates.org/images/FGE_CC&R_Version_7.pdf

http://www.forestgladeestates.org/images/FGE_Bylaws_Version_7.pdf

If you would like a Word file instead of pdf, please contact Irv Stowers, irving.stowers@mac.com

The second set of revised documents will now be taken to our HOA Lawyer (William Thomson) to obtain an estimate of the time and cost of having him perform a grammatical, legal, and enforceability review. Assuming this review is within our budget limits, we will proceed with requesting the review.

The final stage of the review process will be to 1) prepare an executive summary of the proposed changes and 2) acquire the approval of 3/4 (75%) of the FGE homeowners. This will be done at a special meeting of the homeowners to conduct a sealed ballot vote. The approved CC&R document will become effective when recorded in the office of the Recorder of the County of Alameda.

Garden Work Party



Garden Work Parties are planned for the second Saturday of each month at 8:30 a.m. and volunteers should meet near the tennis court. The next few work parties are: **Saturday May 12 and June 9.**

Next FGE Board Meeting



Next board meeting will be held **Thursday, April 26, 2012, 6:30 p.m., at Jean Shuler's home, 1804 Old Tower Rd.** As always - all residents are invited to attend this Board meetings.

We ENCOURAGE all homeowners to attend this FGE Board meeting at Jean's home on April 26 to give input or ask questions about the CC&Rs and Bylaws. As an encouragement - beverages and appetizers will be served.