

**Storage World Condominium Association
P.O.Box 1902
Medina, OH 44258**

September 1, 2018

To: All SWCA Unit Owners

From: SWCA Board of Managers

Subject: Notice of Annual Unit Owners Meeting

The annual meeting for all SWCA unit owners will be held on Tuesday, October 9, 2018 from 7:00PM to 9:00PM. The meeting will once again be held at the Sharon Township Town Hall which is located on the traffic circle at the intersection of SR162 and SR94 in Sharon Township, Ohio. As in past meetings, the agenda will include a review of SWCA finances, including a 2019 projected budget. We will discuss repairs that have been completed in the past year, and repairs and improvements that are planned for the future. We will discuss daily operations at the complex and address any unit owner concerns. The most important topic this year will be the replacement of the driveways and drainage system. The driveway committee, Mr. Bob Zapo and Mr. Frank Vincent, will furnish all details on the project and will provide cost estimates. There will be substantial expenses involved to complete the work properly, and therefore will require a special assessment for all unit owners. We encourage all unit owners to attend the meeting to hear the details.

In recent years, we have fallen short of obtaining a quorum, which is needed to conduct an official meeting, accept nominations for Board members, and hold an election. You have recently received a communication about this problem and have been given an opportunity to cast your vote in favor of lowering the required percentage of units represented from a majority to 45%. Several Board seats have expired terms, so we encourage you to nominate interested unit owners to fill the positions. A nominee must be a unit owner and in good standing with the Association. A nominee must also be in attendance to accept a nomination, or

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they are required to submit a letter of acceptance if they are unable to attend the meeting. You also have the right to nominate the current Board as a slate.

Included with this letter is a proxy post card which is self addressed and stamped for your convenience. If you do not plan to attend the meeting, please fill out the proxy, nominate unit owners of your choice, or nominate the current Board as a slate, sign and drop it in the mail. A proxy is not needed if you know that you will be attending the meeting. You may amend a proxy right up to the meeting time, or it can be replaced if you do attend the meeting and therefore will vote in person.

If you are not attending the meeting, ***it is imperative that you sign and return the proxy.*** This will assure that we have a quorum , and that allows us to conduct official business and elect new Board members. Even if you do not nominate someone for a Board position, we still need your proxy to conduct official business. Please do your part so we are sure to have a quorum.

We encourage your attendance at the meeting so you can hear about what has been accomplished at the complex in the past year(s). Your Board has worked very hard on behalf of every unit owner to manage, protect and improve the property. During the course of the meeting, we will provide time to answer questions, take suggestions, or to address any concerns. If you have any questions about the meeting, please feel free to contact any one of your Board members.

Sincerely,

Bill Schoenstein, President - (330)-321-3425
Larry Yarcheck, Secretary - (216)- 280-2842
Burt Sagen, Assistant Secretary - (440)-668-2388
Steve Selmants, Board Member at Large - (216)-224-8446
Bob Zapo, Vice President - (216)-920-5050
Dr. Nick Papas, Treasurer - (330)-780-6426
Frank Vincent, Board Member at Large- (330)-898-0472