



Wendell Falls Community Association, Inc.

Dear Wendell Falls Owners,

Wendell Falls continues to grow and thrive because of the residents who are invested in making our community great place to call home. As we prepare for the 2026 Annual Meeting and Board of Directors Election, we encourage all homeowners to get involved, stay informed, and make your voice heard. This year, two (2) Class “A” Members will be elected to serve one (1)-year terms on the Board of Directors.

Your participation in the election and Annual Meeting is an important part of shaping the continued growth and future of Wendell Falls.

In accordance with Section 2.3 of the Bylaws for Wendell Falls Community Association, Inc., notice is hereby given that the 2026 Annual Member Meeting will be held:

Date: Thursday, October 15, 2026
Time: Meeting Starts at 5:00 PM
Place: [Join Zoom Meeting](#) / Meeting ID: 817 8481 6873/ Passcode: 250832

Voting for the Board of Directors will be conducted electronically through ElectionBuddy. Voting will open on October 1 and remain open through October 15. All ballots must be submitted by 5:30 PM on October 15.

Homeowners with a current email address and phone number on file will receive an invitation from ElectionBuddy by email and text message (SMS). The invitation will include instructions and a secure link to cast your ballot. Homeowners who do not have an email address or phone number on file will receive a postcard by mail containing a QR code that can be scanned to access and submit their ballot. If an email or text message is returned as undeliverable, a postcard will also be mailed to the homeowner.

The ballot will also include an option to have your ballot count toward establishing quorum for the Annual Meeting. Please be sure to select this option so the Association can meet the quorum requirement necessary to hold the meeting.

Your participation is important. We encourage all eligible homeowners to cast their ballot between October 1 and October 15 and help us meet the quorum requirement for the Annual Meeting

We would also like to thank and recognize this year’s Nominating Committee members, pursuant to Section 3.4(a) of the Bylaws: Robert Dray, Jill Kavoukian, and Gabrielle Torre.

The Association's Membership Meeting Quorum requirements set forth in Section 2.10 of the Bylaws requires the presence, either in person or by proxy, of 20% of the total Class A members (i.e., property owners). Thank you for your continued involvement in the Wendell Falls community. We encourage all homeowners to participate in this year’s Annual Meeting and election process and look forward to seeing you on October 15th.

Sincerely,

The Board of Directors and Management



Wendell Falls Community Association, Inc.

Annual Members Meeting Agenda Thursday, October 15, 2026 5:00 P.M.

- I. Welcome
- II. Establishment of Quorum
- III. Call to Order & Proof of Notice
- IV. Introduction of the Board of Directors & Management Representatives
- V. Approval of 2025 Annual Meeting Minutes
- VI. Election Process Overview
Pre-announced candidates introduced followed by nominations from the floor. Owners will then have the opportunity to cast their vote for two (2) candidates on the ballot.
- VII. Wendell Falls – A Year in Review
- VIII. 2027 Budget Review & Ratification
- IX. Q&A with the Board
The Board will answer previously submitted questions from the community. Questions will be gathered through a link sent via email and due back by Friday, October 9, 2026.
- X. Board of Directors Election Results
- XI. Adjournment