

Bonnie Brae Homeowners Association, Inc.

January 13, 2017

Dear Homeowner,

You are by now in receipt of the former board's elaborate attempt to deflect the issue facing our neighborhood. We have applied to the court to stop their illegal meeting of January 28th. The court hearing is set for January 25th, 11am. I urge you all to attend this hearing at the Greenville County Courthouse. While it is true the lawyers were negotiating the possibility of a special meeting, Mr. Dumpert and his fellow illegal board members went against the lawyer's wishes and sent out the notice to the homeowners – thereby nullifying any agreement the lawyers were trying to work out between the two parties. The former board, in an attempt to hold this illegal meeting and prevent the legitimate board from standing, have issued the board members with illegal charges on their account which amount to over \$150,000 – in an attempt to discredit them.

The former board and former management company falsely claimed there were no meeting locations to be found in Mauldin except for January 28th, despite the fact we reserved the Mauldin library on several dates in December and early January after they told us there was no availability. When it was clear they were not willing to actually try and work out a deal through the lawyers, we had no choice other than to carry on with our lawsuit against them. The management company and former board members are using your money to pay their legal bills. We are using our own funds. I ask you who is working in the best interest of the Association and you, the neighbors?

Those of you who attended the special meeting are aware that two independent homeowners were asked to count the votes. As we have stated the vote result was 71-0, not surprising considering most homeowners wanted Mr. Dumpert, Mr. Roach, Mrs. Wyman, Mrs. Hrobsky, and Mr. Resotka removed from the board, unanimously (although as we did mention there was abstention at meeting). Full copies of the check in sheet and each and every vote will be filed with the court in the next few days. Please keep a lookout for it (we sent you the link to the court in the Bulletin). Return addresses are not required, and really serves no purpose other than to return any undelivered mail back to us. It is not a requirement of the US postal service.

Mr. Oates letter, is full of inaccuracies, and misinformation, hence the law suit which has been issued. Each of Mr. Oates points have been covered in a letter that was already sent out to you. Should you need this again, please let me know and I will be more than happy to go over each point with you.

If you care to take a look at the court filings, you will see several neighborhoods have submitted affidavits, which have called into question the management company's representative's honesty and integrity – actually more and more are coming forward all the time, informing us of the problems they are experiencing in their own neighborhoods with this management company, and asking for our help.

As we only have the best interest of the Association in mind, it was prudent business action to terminate the contract of HOA Community Management, and Mrs. Rice. We are actively interviewing management companies at the moment and will select one as soon as possible. As we mentioned in the bulletin, please DO NOT send payments at the moment. We will inform you of the new management company

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and the address to send your payments to at the appropriate time. Again, please DO NOT send payments now.

The legally elected board, is Roman Kanach, Tom Wells, Trish Croker, and Nancy Gresham. We recently appointed Richard King to the Board to take Nikki Ensley's place. Mr. Dumpert, Mr. Roach, Mrs. Wyman, and Mrs. Hrobsky have not actually been elected to the board for many, many years, as they always seem to manipulate the Association vote to remain on the board. Again, this is evidence we have presented to the court and can be viewed online.

HOA Community Management are no longer the management company, and have never operated on Bonnie Brae HOA's behalf. Once again, we advise you NOT to send any payments of correspondence to Mrs. Rice or HOA Community Management.

Please find enclosed the notice for the legal Bonnie Brae Association Meeting. There is still an annual meeting on January 28th.

As you will see from the two sides point of view and paperwork, we are in favor of operating the Association with full transparency. We encourage recording of the annual meeting, we will honor requests to view the Association's financial documents, we will also not be wasting your money by sending stamped addressed envelopes to homeowner's in order to bribe them into returning a proxy for an illegal board.

If any of you have any questions, or require any further information, just ask. We have nothing to hide and are willing to discuss the situation honestly and openly. We also sign our letters as we stand behind what we are saying!

Sincerely,



Roman Kanach
Legally elected President
Bonnie Brae Homeowners Association, Inc.