

# Vote YES on 35% Quorum

## Protect Home Values

### PV Homes Association Election - mail by 1/11/20

- This will be an **important election** because the California Superior Court required that PVHA members be asked if they support lowering the quorum from 50% to 35%. If the majority says “no”, then the quorum stays at 50% and probably will not be revisited by the Court in the future. ROBE has been fighting for a lower quorum because a **50% (+1) quorum was achieved only 29% of the time since 1941, and only three times in the last 25 years**. There have been **no valid elections in the past ten years, and none of the current Board members have been elected**. We need to bring democracy to PVHA. In the last three contested elections, the vote count only reached 35% once -- 32.5% in 2016, 29.2% in 2017 and 39.5% in 2018, so even a 35% quorum goal will be a challenge and voter participation is critical. But since a goal of 35% is more attainable than 50%, it is **very important to vote “yes” on this question**.
- All six Candidates and the PVHA Board support a “Yes” on lowering the quorum.
- If the majority says “no”, then the quorum stays at 50% and likely can never be revisited again by the Court. This is the **first (and only) time in 90+ years quorum lowering has been on ballot!**

## Vote for PVHA Change

### Stop the Waste of **YOUR** Money and **YOUR** Time

### Reform Needed - Rebuild PVHA

### You can make a difference, but only if you act. Please Vote!

- When you receive the PVHA Ballot in the mail, carefully follow the instructions & mail your ballot
- Please VOTE so there is a quorum and a legitimate election
- Tell your friends -- the election is valid only if more than 50% of PVE and Miraleste homeowners vote. All elections since 2009 have been nullified for lack of a quorum -- existing Directors re-appointed themselves

For more info see:

[www.pvegoodgov.org](http://www.pvegoodgov.org)

# ROBE

Residents for Open  
Board Elections

## ROBE supports community values by:

- Restoring Open Democratic Elections to Give Residents a Voice
- Preserving Parklands and Respecting Deed Restrictions
- Improving Transparency and Streamlining PVHA/City Approvals

## ROBE Candidates want to tackle the important issues and rebuild PVHA:

- **View Policy:** *Replace Resolution 185 (passed in 2019) which took away rights for half the residents to pursue view blockage concerns*
- **Art Jury Approval Process:** *Streamline and make more transparent*
- **Fiscal Responsibility:** *Rebuild PVHA's finances after the previous PVHA Board burned through over \$1M in reserves defending their right to sell parkland. Reserves now only \$56k*
- **5G implementation:** *Minimize the aesthetic impact of more antennae towers*
- **ADU:** *Push back on state usurpation of local authority and attack on our CC&Rs' single family residency*
- **Governance reforms:** *Reduce quorum, set term limits, implement online voting, update By-Laws and seek member approval*
- **Communications and transparency with members:** *Improve PVHA website, collect emails, post Board meeting agendas in advance, etc.*
- **Maintenance of Parklands:** *Demand that City of PVE enforces removal of Parkland encroachments and better maintain parkland and existing trails*
- **Digitization records:** *Mitigate risk of compromise to PVHA function from fire/earthquake*

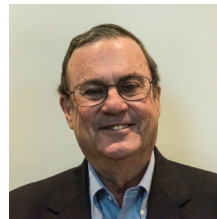
ROBE (Residents for Open Board Elections) is a group of concerned residents formed in 2015 whose goal is to restore democracy and promote respect for our parklands. Among ROBE's supporters are many recent Leaders:

- **City of PVE:** Five Former Mayors
- **PVHA:** Two Former Presidents and Directors
- **PVPUSD:** Two Former School Board members

## ROBE's Candidates



Marlene Breene



Dick Fay



John Harbison



Ried Schott

## Be Informed!

For bios of candidates, positioning statements, names of steering committee, documents, press articles, etc. -- see:

[www.pvegoodgov.org](http://www.pvegoodgov.org)

The League of Women Voters is hosting a Candidate Forum  
in PVE City Council Chambers on December 11 at 6:30pm

For answers to ten questions by all six candidates, as well as full videos from the  
upcoming Candidate Forum (shortly after it occurs),  
see: <https://www.pvrrg.org/2020-pvha-election>