

KENWOOD FOREST II

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KF-II NEWSLETTER

November 3, 2011

ANNUAL MEETING. The Annual Meeting of the Kenwood Forest Condominium II Council of Unit Owners will be held next Wednesday, November 9, at the Norwood Community Center. The Annual Meeting is required by statute and the By-Laws. Three members of the Board will be elected, and the budget for next year will be presented. PLEASE ATTEND. If we do not have a quorum, the meeting cannot go forward and will have to be rescheduled, which will be costly and inconvenient to us all. If you know you cannot be there – or if there is even a slight chance that you cannot – please send a proxy to the Manager's Office. The proxy will be used only for the purpose of establishing a quorum. Attached to this newsletter find a proxy for your use.

CABLES. If you are planning to install internet or television cable, you must ask the Board of Directors for permission to do so. The Board generally approves such requests but tries to minimize unsightliness by conditioning approval upon use of black cable and requiring that the cable run behind down spouts whenever possible.

CHIMNEY INSPECTION. The Board thanks the KF-II community for its positive response to the new rule on chimney inspection. Residents are working together to negotiate with contractors to hold down the cost. We need to be in full compliance with the rule by November 14. If you have used your fireplace in the past year and have not yet had it cleaned, please do so as soon as possible and send proof to the Manager's Office. If you have not used your fireplace in past year, you do not need to have the chimney cleaned – all you have to do is send a signed note to the Manager's Office stating that you have not used your fireplace in the last 12 months.

ELECTRONIC MAILING LIST. KF-II now has an electronic mailing list consisting of the unit owners and residents of KF-II. This list will enable the Board to get important information to owners and residents quickly. You should have received a test email from kf2_noreply@verizon.net. If you are an owner or resident of KF-II and did not receive the test email, please send an email to kenwoodforest2@verizon.net and your address will be added to the list. The list will be kept confidential and will be used only for messages approved by the KF-II Board.

KENWOOD FOREST CONDOMINIUM II, INC.

2011 ANNUAL MEETING

PROXY

I/We, record owner/owners of a unit in the Kenwood Forest Condominium II, Inc., do hereby constitute and appoint as my/our true and lawful Proxy Holder and attorney-in-fact:

(On the line above, print the name of the natural person you appoint as your Proxy Holder. Your Proxy Holder must be present at the meeting to exercise the Proxy. If undesignated, your proxy will be designated to the Management Agent and counted for the purposes of quorum only).

My/our proxy shall have full power of substitution and revocation to cast my/our vote as if personally present at the 2011 Annual Meeting of the Kenwood Forest Condominium II, Inc., to be held on the 9th day of November 2011, beginning at 8:00 p.m. and at all adjournments and/or continuations thereof for the transaction of any and all motions that may properly come before the meeting in accordance with the **NOTICE OF THE 2011 ANNUAL MEETING**, including the election of members of the Board of Directors.

I/We hereby direct my/our Proxy Holder to vote as follows for a member of the Board, and I/we hereby cast my/our vote for (**VOTE FOR NO MORE THAN 3**):

_____ KEITH MAGNUS (incumbent)

_____ SETH MILLER GABRIEL (incumbent)

_____ (Write-In Candidate*) _____

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*A write-in candidate must be present and nominated from the floor on the evening of the meeting in order for votes for such candidate to be counted.

If my/our vote is not identified, I/we understand that my/our Proxy Holder may not cast our ballot for election of members of the Board, but as to other business of the Association, I/we authorize our above designated proxy holder to vote in the manner of his or her preference and for this proxy to be counted for the purposes of quorum.

IN NO CASE MAY ANY OWNER CAST MORE THAN ONE VOTE BY PROXY IN ADDITION TO HIS/HER OWN VOTE

The undersigned hereby ratifies and confirms all that my/our proxy and attorney-in-fact may do by virtue of this proxy. This proxy shall not be revoked except by actual notice of revocation by the undersigned to the Secretary or to the person presiding over the meeting or upon one hundred eighty (180) days from the date hereof.

IN WITNESS WHEREOF, the undersigned has/have executed this document on this _____ day of _____ 2011.

Signature of Owner

Signature of Co-Owner

Print Name of Owner

Print Name of Co-Owner

Address of Owner(s)