



Please find enclosed the Notice of Annual Members Meeting of the Members of Alhambra at Poinciana Owners Association, Inc.

The Annual Members Meeting will commence at 10:00AM local time, on March 27, 2018 at 500 Cypress Parkway, Kissimmee, FL 34759. The purposes of the Annual Meeting are to:

- 1) Hear reports of the Officers of the Association.
- 2) Expand the Board of Directors to five (5) Directors, with one (1) Director elected solely by the Owners of each of Alhambra at Poinciana I, II, III, and IV, and one (1) Director elected by all Owners at large, as detailed on the enclosed Notice of Annual Members Meeting and Proxy.

Members may also listen to the Members Meeting telephonically, but may only vote by attending in person or by submitting the enclosed Proxy.

We request that you complete and sign the enclosed Proxy, and return it to the Secretary of Alhambra at Poinciana Owners Association, Inc., by either using the enclosed reply envelope or online as directed on the enclosed Proxy. Your Proxy must be received by 5:00 PM, March 26, 2018 in order to be valid.

Sincerely,

A handwritten signature in black ink that reads "Sarah Riley".

Sarah Riley  
President

Alhambra at Poinciana Owners Association, Inc.

**ALHAMBRA AT POINCIANA OWNERS ASSOCIATION, INC.**

**PROXY**

The undersigned owner(s) (“**Owner**”) of the below listed time share interest (“**Interest**”) in Alhambra at **Poinciana III** hereby appoint(s) Sarah Riley (“**Proxy Holder**”) as the Owner’s attorney in fact, with full powers of substitution, for all matters that come before the Annual Members Meeting of the Alhambra at Poinciana Owners Association, Inc. (“**Association**”), to be held at **10:00 AM** on **Tuesday, March 27, 2018**, at **Alhambra at Poinciana Resort at 500 Cypress Parkway, Kissimmee, FL 34759** and at any adjournments thereof. All powers may be exercised by Proxy Holder or its substitute and Proxy Holder or its substitute may vote as Proxy Holder or substitute sees fit on all matters raised for a vote at the above referenced Annual Members Meeting, subject to Owner direction as set forth below.

The names of the Director candidates to be voted on are located on the reverse side of this Proxy. Owner hereby votes to elect the following Directors to the Board of the Association:

1. For the Director to be elected by Owners of **Alhambra at Poinciana III**: \_\_\_\_\_
2. For the Director to be elected by all Owners at large: \_\_\_\_\_

If the Owner does not fill in the above, Proxy Holder or its substitute may vote on this issue as Proxy Holder or substitute sees fit.

The undersigned acknowledges receipt of the Notice of Annual Members Meeting. This proxy has been executed by all record owners of the Interest indicated below or the owner designated as voting representative on a voting certificate signed by all owners of said Interest and filed with the Secretary of the Association.

Date: \_\_\_\_\_, 2018

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Print Name

\_\_\_\_\_  
Print Name

\_\_\_\_\_  
Title(s), if applicable

\_\_\_\_\_  
Title(s), if applicable

\_\_\_\_\_  
Interest

\_\_\_\_\_  
Interest

**THIS PROXY IS REVOCABLE BY THE INTEREST OWNER AND IS VALID ONLY FOR THE MEETING FOR WHICH IT IS GIVEN AND ANY LAWFUL ADJOURNMENT THEREOF. IN NO EVENT IS THE PROXY VALID FOR MORE THAN NINETY (90) DAYS FROM THE DATE OF THE ORIGINAL MEETING FOR WHICH IT WAS GIVEN.**

**Cheryl Pelosi**  
**Alhambra at Poinciana Owners Association, Inc.**  
**Candidate for Board of Directors Phase III**

Ms. Pelosi is an Asset Manager for Diamond Resorts, supporting 14 resorts in association governance, long-range financial planning and analysis, and creation of annual budgets. Her prior experience with Marriott includes regional leadership in both timeshare resort operations and hotel sales and marketing, most recently as Area General Manager for south Florida. As a Business Council Chair, she led regional lobbying efforts for travel and tourism issues on Capitol Hill and directed community service and public relations for eleven Marriott-managed entities. She was a member of Marriott's sales training cadre, and opened their first regional sales offices in North Carolina. In prior years, she developed hospitality training curricula for Laventhol & Horwath and facilitated classroom instruction for hospitality and accounting candidates. Ms. Pelosi served on the Tourist Development Council of West Palm Beach, and on several Marriott, Ritz Carlton and community association boards. She has an extensive background in timeshare resort operations, financial management and regulatory compliance, and is a licensed Community Association Manager.

**Joseph P. Smith**  
**Alhambra at Poinciana Owners Association, Inc.**  
**Candidate for Board of Directors at Large**

Mr. Smith has successfully operated properties within the hospitality industry for over 20 years. He recently joined Diamond Resorts as the Regional Director of Resort Operations for the Southeast overseeing 20 Associations throughout Florida. His prior experience included regional oversight for the Northeast, Florida, and Caribbean for Bluegreen Resorts. Mr. Smith also worked for Marriott International and Marriott Vacations Worldwide for over 17 years in many managerial roles throughout the country. He currently holds his Florida Community Association Management license and is a graduate of the University of Nevada, Las Vegas.

## **ALHAMBRA AT POINCIANA OWNERS ASSOCIATION, INC.**

### **NOTICE OF ANNUAL MEMBERS MEETING**

Notice is hereby given that the Annual Members Meeting (“**Annual Meeting**”) of the Alhambra at Poinciana Owners Association, Inc., whose address is 500 Cypress Parkway, Kissimmee, Florida 34759 (the “**Association**”), as duly called by the President of the Association, will be held on **Tuesday, March 27, 2018, at 10:00 AM, at 500 Cypress Parkway, Kissimmee, FL 34759**. Owners may also listen to the Annual Meeting telephonically, but may only vote by attending in person or by submitting the proxy attached as Exhibit A. The dial-in information is **(866) 552-9424 conference code 8929045378**.

The Annual Meeting will have the following purposes:

1. To hear reports of the Officers of the Association.
2. To expand the Board of Directors as follows:
  - a. The three (3) Directors currently serving on the Board have been appointed by the Developer;
  - b. In accordance with Article III(D) of the Declaration and the election procedures set forth in Section 2 of the Bylaws of the Association, the Board will be expanded to five (5) Directors, which will be elected by the Owners as follows:
    - One (1) Director to be elected solely by the Owners of Alhambra at Poinciana I
    - One (1) Director to be elected solely by the Owners of Alhambra at Poinciana II
    - One (1) Director to be elected solely by the Owners of Alhambra at Poinciana III
    - One (1) Director to be elected solely by the Owners of Alhambra at Poinciana IV
    - One (1) Director to be elected by all Owners at large
  - c. An election will be held to elect five (5) Directors to the Board pursuant to a vote by the Owners as set forth above; and
  - d. The three (3) current Directors will be resigning from the Board, effective as of the election of the new Directors.

The agenda for the Annual Meeting is as follows:

1. Call to order, certifying of proxies, and certification of quorum – pursuant to Section 2.6 of the Bylaws, a quorum of the Owners consists of persons entitled to cast 1/3 of the votes of the Owners.
2. Proof of notice of Annual Meeting.
3. Opening remarks.
4. Reports of the Officers.
5. Acknowledgement that the Board will be expanded to include five (5) Directors.
6. Election of Director by Owners of Alhambra at Poinciana I – The individual(s) currently seeking election are as follows: Teri Brady.
7. Election of Director by Owners of Alhambra at Poinciana II – The individual(s) currently seeking election are as follows: John Wolner.
8. Election of Director by Owners of Alhambra at Poinciana III – The individual(s) currently seeking election are as follows: Cheryl Pelosi.
9. Election of Director by Owners of Alhambra at Poinciana IV – The individual(s) currently seeking election are as follows: Dan Ingram.
10. Election of Director by Owners at large – The individual(s) currently seeking election are as follows: Joseph P. Smith.
11. Acceptance of the Resignations of Sarah Riley, Sarah Wolstenholme, and Debbie Mondin from the Board of Directors.
12. Adjournment.

In the event that the Annual Meeting is adjourned for lack of a quorum, the Annual Meeting will be adjourned and then reconvened in one (1) day on **Wednesday, March 28, 2018**, at **10:00 AM**, at **500 Cypress Parkway, Kissimmee, FL 34759**. Owners may also attend telephonically. The dial-in information is **(866) 552-9424 conference code 8929045378**.

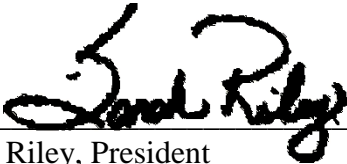
The reconvened Annual Meeting will have the same purposes and the same agenda as set forth in this Notice. However, pursuant to Florida Statutes Section 721.13(7), quorum shall constitute the presence in person or by proxy of Owners representing 15% of the total voting interests. Proxies submitted for the original Annual Meeting will also be valid at the reconvened Annual Meeting.

In connection with the Annual Meeting and any reconvened Annual Meeting, the Board of Directors of the Association has determined and hereby declares that the purposes and agenda constitute a “matter of common interest” of the Association, as that term is referred to in Article

III(C) of the Declaration, Section 2.10 of the Bylaws, and Article IV(E) of the Articles of Incorporation.

This Notice of Annual Members Meeting has been duly executed by the President of the Association.

ALHAMBRA AT POINCIANA OWNERS  
ASSOCIATION, INC.

By:  \_\_\_\_\_  
Sarah Riley, President

**EXHIBIT A**

Proxy

[Attached hereto and incorporated herein by reference.]

# EXHIBIT A

## ALHAMBRA AT POINCIANA OWNERS ASSOCIATION, INC.

### PROXY

The undersigned owner(s) (“**Owner**”) of the below listed time share interest (“**Interest**”) in Alhambra at Poinciana \_\_\_\_, hereby appoint(s) Sarah Riley (“**Proxy Holder**”) as the Owner’s attorney in fact, with full powers of substitution, for all matters that come before the Annual Members Meeting of the Alhambra at Poinciana Owners Association, Inc. (“**Association**”), to be held on **Tuesday, March 27, 2018, at 10:00 AM, at 500 Cypress Parkway, Kissimmee, FL 34759**, and at any adjournments thereof. All powers may be exercised by Proxy Holder or its substitute and Proxy Holder or its substitute may vote as Proxy Holder or substitute sees fit on all matters raised for a vote at the above referenced Annual Members Meeting, subject to Owner direction as set forth below.

Owner hereby votes to elect the following Directors to the Board of the Association:

1. For the Director to be elected by Owners of Alhambra at Poinciana \_\_\_\_:

\_\_\_\_\_

2. For the Director to be elected by all Owners at large: \_\_\_\_\_

If the Owner does not fill in the above, Proxy Holder or its substitute may vote on this issue as Proxy Holder or substitute sees fit.

The undersigned acknowledges receipt of the Notice of Annual Members Meeting. This proxy has been executed by all record owners of the Interest indicated below or the owner designated as voting representative on a voting certificate signed by all owners of said Interest and filed with the Secretary of the Association.

Date: \_\_\_\_\_, 2018

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Print Name

\_\_\_\_\_  
Print Name

\_\_\_\_\_  
Title(s), if applicable

\_\_\_\_\_  
Title(s), if applicable

\_\_\_\_\_  
Interest

\_\_\_\_\_  
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