Sudden Valley
Naturally!

Date: November 10, 2026
To: Daniel Rodriguez, President, SVCA Board of Directors
From: Rob Gibbs, Chair, 2025-2026 Nominations & Elections

Subject: Certification AGM Held November 7, 2026

This report is presented pursuant to SVCA By-laws Article III, Section 3 (f) and the 2024 Nominations & Elections Committee Manual.

On 11/07/2026 the N&E Committee performed a final canvass of election materials. Three (3) UniLect election representatives (Catherine Burkhart, Andrew Burkhart, and Jack Burkhart) and five (5) volunteer SVCA members (Terri Mensch, Cheryl Taylor, Michael Wadsworth, John Gingrich, and Janelle Spain, one to two (1-2) N&E members (Rob Gibbs and/or Donn Jamtass), and one (1) SVCA Admin person (Nakell Jones) were always in the counting room.

Summary:

- 3022 ballots mailed (Postage statements attached)
- 92 ballots mailed via Canada Post
- 201 E-Voting Opt-ins
- 1,393 ballots were counted, comprised of:
  - 645 Mail in ballots (US and Outside US)
  - 521 Dropped-off SVCA Ballot Box Ballots
  - 201 E-Voting Ballots
  - 26 voted the day of the AGM
- 44 ballots were not counted, comprising:
  - 14 ballots had no signature
  - 10 ballots were Not Identified/Missing Blue Envelope
  - 16 ballots were returned as undeliverable
  - 4 ballots were invalid (owner discrepancies)

Candidates

There were eight (8) candidates for the five (5) open Board positions. The elected candidates are:

Candidate	No. of Votes	Term
Robert Livingston	1055	3
Brad Edwards	1024	3
James Pinkerton	1018	3
Tomi Flack	994	2
Daniel Rodriguez	989	1

There were three (3) candidates for the five (5) open ACC positions. The elected candidates are:

Candidate	No. of Votes	Term
Jo Jean Kos	907	3
Matt Griscom	900	3
Patric Zwolenski	831	3

There was one (1) candidate for the five (5) open N&E positions.

Candidate	No. of Votes	Term
Matt Bilderback	1041	2

Ballot Measures

Measure #1 Budget ☐ Approved-617 ☐ Rejected-740

The result of the vote on this measure was determined by Washington State Law (RCW 64.90.525) which provides that the budget is ratified if it is not rejected by owners holding a majority of votes in the Association.

Measure #2 Bylaw Amendment ☐ Approved-908** ☐ Rejected-405

Requires approval by two thirds of the members voting by mail in ballot or in person per SVCA bylaws Article VI Section 5.
**69.15% Approved Measure

Measure #3 Bylaw Amendment ☐ Approved-900** ☐ Rejected-405

Requires approval by two thirds of the members voting by mail in ballot or in person per SVCA bylaws Article VI Section 5.
**68.9% Approved Measure

2026 Voting Issues

The Nominations and Elections (N&E) Committee has no issues of concern to report for the 2026 election.

Vendors. The association again used AMS as a local printer/mailer subcontractor to Unilect. Both Unilect and the committee consider this arrangement a best practice and recommend continuing it.

Candidate forums. The committee held its first candidate forum after ballots were mailed, then reviewed what went well and where there is room to improve. The committee believes the number of forums should be reduced to one, held before candidate applications open and their announcement is made. This would move the application period and announcement back thirty days. This change and several other open items will be examined further in early 2027, and recommendations will come to the board.

Candidate feedback. As in previous elections, a survey will be sent to all candidates to gather feedback on the 2026 election period.

Contract recommendation. The committee strongly recommends requesting a contract proposal from Unilect soon, as Unilect has noted that the fourth quarter is its busiest period for organizational election services. Other companies could be asked for proposals, but many did not respond in the past. The committee values continuing with contractors who perform well and feel strongly that Unilect provides excellent service to our community.

Respectfully Submitted,

Rob Gibbs
2026 Chair Nominations and Elections Committee

Attachments

1. UniLect “Gold Seal” Document

COMBINED. RESULTS

Budget Measure 1

	Approve	Reject
EV	84	113
Paper	533	627
Total	**617**	**740**

Bylaw Measure 2

	Approve	Reject
EV	125	68
Paper	783	337
Total	**908**	**405**

Bylaw Measure 3

	Approve	Reject
EV	125	67
Paper	775	338
Total	**900**	**405**

Board of Directors	Paper	E-Vote	**Total**	
Brad Edwards	877	147	**1024**	2
James Pinkerton	870	148	**1018**	3
Tom Henning	287	49	**336**	8
Tomi Flack	849	145	**994**	4
Keith McLean	303	60	**363**	7
Daniel Rodriguez	843	146	**989**	5
Robert Livingston	903	152	**1055**	1
Jon Elliott	346	60	**406**	6

ACC Committee	Paper	E-Vote	**Total**
Jo Jean Kos	762	145	**907**
Matt Griscom	768	132	**900**
Patric Zwolenski	696	135	**831**

N&E Committee	Paper	E-Vote	**Total**
Matt Bilderback	884	157	**1041**

TOTAL Ballots Cast 1393