

May 2, 2023

Re: 2023 Condominium Master Deed and By-Laws Amendments

Dear Co-Owners:

In 1974, the original governing documents for Alexandria Knolls West (AKW) were filed in the Land Records for the City of Alexandria. Since then, the AKW Master Deed and By-Laws have been amended by the Co-Owners six times. These amendments were made for a variety of reasons, including to ensure the documents conform to Virginia law and to reflect current realities that didn't exist in 1974, such as electronic communications. The most recent changes to the AKW Master Deed and By-Laws were in 2016, when Financial and Administrative provisions were amended and updated.

The AKW Board of Directors is pleased to provide you a series of new proposed amendments to the AKW Master Deed and By-Laws for your consideration. These proposed amendments are the result of several years hard and meticulous work by the Master Deed and By-Laws Committee, in partnership with our counsel. This packet of information left on your door today (or mailed to you if you are an offsite owner) provides the proposed amendments and brief synopses of each. Over the next few weeks, we will provide additional information to further explain and clarify the purpose and importance of each amendment.

Most of the items in the proposed amendments are intended to bring our documents in conformance with the Virginia Condominium Act and judicial decisions. Ensuring our documents conform to the proper legal standards can save us from difficulties in the future. The remaining items are primarily aimed at safeguarding everyone's property interests and value, as well as to correct outdated property plans.

I urge you to please read through the proposed amendments and the highlights document, which are part of this package. Familiarize yourselves with the documents, formulate any questions you may have, and bring those questions with you to a:

Master Deed & By-Laws Town Hall Meeting
Tuesday, May 9th, 7 pm
AKW Party Room

At this meeting, we will more fully discuss the documents and the reasons for the changes. You will also have an opportunity to ask questions. We will have an additional virtual town hall meeting on May 22nd. In the meantime, you may also refer to the Master Deed and By-Laws Resource Page on the AKW website at www.akwcondo.com/bylaws or use this QR code to access the page.



The Board fully endorses the proposed amendments, and we look forward to discussing them with you and sharing additional information about them. We also believe they are in AKW's best interest.

Sincerely,

A handwritten signature in blue ink that reads "Rick Treviño".

Rick Treviño
President, AKW Board of Directors