

NEW HAVEN CONDO

BUDGET ADOPTION MEETING

To New Haven,

The BUDGET MEETING of **New Haven** will be held at the following DATE, TIME, and LOCATION:

- **DATE / TIME: Saturday October 28, 2023 @ 10:30 AM**
- **LOCATION: GOLFVIEW/ WATERVIEW CLUBHOUSE**
PHONE CONFERENCE Dial In 878-220-3300 Passcode 727-1400

This Board Meeting of the Association will be held for the purpose of final approval and adoption of the 2024 Budget, as well as the establishment of the annual assessment and/or maintenance fee(s) schedule for the 2024 calendar year. We have enclosed a copy of the 2024 Proposed Budget for your review.

Agenda items are as follows:

1. Certify Quorum of Board
2. Proof of Notice of the Meeting
3. Vote to Waive Financial Reporting
4. Vote to Waive Fully Funding The Reserves
5. Vote to Roll Over Excess Funds
6. Board Approval of 2024 Annual Budget
7. Adjournment

By Order of the Board of Directors,

Corey Palmer

Corey Palmer, LCAM
Community Manager

AMERI-TECH COMMUNITY MANAGEMENT, INC.
6415 1ST Avenue South St. Petersburg, FL 33707 (727) 726-8000 24hrs Fax - (727) 873-7307
(Check out our website for the latest updates @ www.ameritechcompanies.com)

PROXY WILL ALSO BE USED TO ESTABLISH A QUORUM

NEW HAVEN

The undersigned owner(s) or designated vote of Address _____ in **NEW HAVEN** hereby appoints the **Secretary** of the Association or _____ as my proxy-holder to **ATTEND** the Annual Membership Meeting of **NEW HAVEN** to be held on **SATURDAY OCTOBER 28, 2023 at 10:30 AM at GOLFVIEW/ WATERVIEW CLUBHOUSE**

The proxy- holder named above has the authority to vote and act for me to the same extent that I would, if personally present, with power of substitution, including the establishment of a quorum, in all matters before the membership, except that my proxy holder's authority is limited as indicated below:

GENERAL POWERS: Check "General Powers" if you want your proxy holder to vote on other issues which might come up at the meeting and for which a limited proxy is not required.

_____ I authorize and instruct my proxy holder to use his or her best judgement on all other matters which properly come before the meeting and for which a general proxy may be used.

LIMITED POWERS: For your vote to be counted on the following issues, you must indicate your preference in the blank(s) provided below.

_____ I specifically authorize and instruct my proxy holder to cast my vote in reference to the following matters as I have indicated below:

Waiver of Year-End Financial Reporting Requirement:

I cast my vote to waive the requirement for a **Audited** financial statement for 2023 as required by the Florida Statutes and provide in lieu thereof a Report of Cash Receipts and Expenditures in accordance with the Florida Statutes and 61B-22.006 of the Florida Administrative Code.

_____ Yes _____ No

(Board recommended)

Reserve Funding Waiver:

WAIVING OF RESERVES, IN WHOLE OR IN PART, OR ALLOWING ALTERNATIVE USES OF EXISTING RESERVES MAY RESULT IN UNIT OWNER LIABILITY FOR PAYMENT OF UNANTICIPATED SPECIAL ASSESSMENTS REGARDING THOSE ITEMS.

Do you want to **waive fully funding** the reserve accounts, and **partially** fund the reserve requirements as stipulated on the attached 2023 budget that is required by Florida Statutes, for the next fiscal/calendar year?

_____ YES _____ NO

(Board recommended)

Roll Over Excess Funds:

Do you want to roll over any excess operating funds in the **2023** calendar year into the **2024** budget, as a constructive return of capital to the membership consistent with IRS rulings 70-604.

_____ YES _____ NO

(Board recommended)

Signature of Owner or Designated Voter: _____ Signature of Co-Owner: _____ Date: _____

Print Name: _____ Print Name: _____ Date: _____

SUBSTITUTION OF PROXY HOLDER

The undersigned, appointed as proxy holder above, designates:

_____ To substitute for me in voting the proxy set forth above. (Print Name)

Dated: _____

(Signature of Proxy-holder)

This proxy is revocable by the unit owner and is valid only for the meeting for which it is given and any lawful adjournment. 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.

*By voting "Yes" on the Financial Reporting, you waive performing an **Audited** for 2023 which is what the Board of Directors recommends. Failure to say "Yes" will result in an **Audited** being performed at a cost between \$4,500 to \$7,500.

**By voting "Yes" on Reserve Funding Waiver, you waive the fully funding of reserves and only partially fund these items. Failure to do so may result in a special assessment.

VOTING BY PROXY

If you are unable to attend the Membership Meeting and wish to vote on all issues/items by proxy, please note the following information about proxies:

1. A proxy may be used for the purpose of establishing a quorum, and for appointing another person to vote for you in the event that you might not be able to attend the meeting.
2. The proxy must be signed by the owner or voting representative of the unit to be valid.
3. By selecting "General Powers" on the Proxy, you authorize and instruct your proxy holder to use his/her best judgement on all matters which properly come before the meeting and for which a general power may be used.
4. By selecting "Limited Powers", your proxy holder may only cast your vote as you specifically direct. For your vote to be counted on that issue, you must indicate "yes" or "no" on the question on the proxy.
5. The proxy should be submitted to the Association prior to the scheduled time of the meeting. **The proxy can be submitted by email – athompson@ameritechmail.com faxing to 727-873-7307 or mailing to Ameri-Tech Community Management 6415 1st Avenue South St. Petersburg, FL 33707, in the enclosed "Proxy Return Envelope".** You may also bring the proxy with you the night of the meeting. It is encouraged that you submit your proxy in advance of the meeting, in order to avoid delay in registration.
6. If you appoint a proxy and later decide you will be able to attend the meeting in person, you may withdraw your proxy when you register at the meeting.
7. A proxy may be revoked in writing or superseded by a later proxy to another person. It may be assigned (substituted) by the person designated on the proxy to a third person if the person you designate as a proxy decides that he or she will be unable to attend the meeting.

The Association will incur additional administrative costs if the meeting is rescheduled due to failing to achieve a quorum.

**AFFIDAVIT OF MAILING OR HAND DELIVERING
OF NOTICE TO UNIT OWNERS**

STATE OF FLORIDA

COUNTY OF PINELLAS

BEFORE ME, personally appeared **COREY PALMER and Ashley Thompson** who after being duly sworn, deposes and says the notice of **BUDGET MEETING of NEW HAVEN** to be held on **SATURDAY OCTOBER 28, 2023 at 10:30 PM** at **GOLFVIEW/ WATERVIEW CLUB HOUSE OR PHONE CONFERENCE 848-220-3300 PASSCODE 727-1400** were mailed, or hand delivered in accordance with applicable law. The Notices were mailed, or hand delivered to each unit owner at the address last furnished to the Association, as such address appears on the books of the Association. (Copy Attached)

NW HAVEN CONDO

BY: _____

COREY PALMER, Community Manager

BY: _____

ASHLEY THOMPSON, Administrative Assistant

STATE OF FLORIDA
COUNTY OF PINELLAS

Sworn to and subscribed before me this ____ day of _____, _____,

By **COREY PALMER** as Community Manager and **ASHLEY THOMPSON** as Administrative Assistant of **NEW HAVEN CONDO** a Florida not-for-profit corporation.

Personally Known ___ or

NOTARY PUBLIC – STATE OF FLORIDA

Produced Identification ___

Type of Identification _____

Sign _____

Print _____

