

**MALLORY HARBOR AT CORAL BAY VILLAGE H.O.A.**  
**BOARD OF DIRECTORS MEETING**  
**Tuesday, March 26, 2019 – 8:00 PM**  
**Club House**

**AGENDA**

1. Roll Call & Establish Quorum
2. Approve Minutes from February 26, 2019
3. Financial report
4. Attorney Update
5. Violation Report
  - A. Approve homeowners for fines
6. Adjournment

This meeting will be conducted in accordance the Association By-Laws utilizing Roberts' Parliamentary Rules governing all Association meetings. These rules state:

Audience participation, comments, and questions are restricted to the meeting segments set aside for them.

Members of the audience are not allowed to interrupt meeting proceedings unless their participation is recognized by the presiding member of the Board.

Once recognized, comments or questions from any member of the audience are restricted to no more than three minutes.

Members of the audience who fail to adhere to proper rules of meeting participation will be called out of order and may be required to leave the meeting room if they persist in disrupting the meeting.

# Mallory Harbor Homeowners' Association, Inc.

Minutes of the Board of Directors Meeting  
Tuesday, February 26, 2019  
Clubhouse at Coral Bay

There being a quorum of directors present, in accordance with the By-Laws of the Association, and citing that the meeting was noticed as per Florida Statute, the Meeting of the Board of Directors was called to order by, Fred Bourdin at 7:09pm

Board members present:

Fred Bourdin – President  
Martin Carberry – Director  
Charles Brown – Treasurer

Board Members absent

Present from Management:

Alice Connolly, Community Association Manager

Others Present

Financial Report presented by Alice Connolly

**MOTION** was made by Charles Brown to adopt the minutes from January 22, 2019

Seconded by Martin Carberry

All approved

**MOTION** was made by Martin Carberry to send out demand letters to all homeowners late as of 2/26/19

Seconded by Charles Brown

All approved

**MOTION** was made by Martin Carberry to approve the MRTA Meeting date of 3/26/19

Seconded by Charles Brown

All approved

**MOTION** was made by Fred Bourdin to approve the Annual Meeting date of 3/26/19

Seconded by Charles Brown

All approved



**Associa**<sup>®</sup>

Association Services of Florida

March 8, 2019

**NOTICE OF ANNUAL MEETING**  
**MALLORY HARBOR AT CORAL BAY VILLAGE ASSOCIATION INC.**

To All Members:

Please be advised that the Annual Meeting of your Association will be held for the purpose of electing Directors, and such other business as may lawfully be conducted will be held:

**DATE:** Tuesday, March 26, 2019  
**TIME:** Sign In 6:30 p.m./ Meeting 7:00 p.m.  
**PLACE:** Coral Bay Clubhouse  
3101 S. Bay Drive, Margate, FL 33063

Please note that in order to conduct the election a "quorum" of members must be present, either in person or by Proxy at the Annual Meeting. For your Association, thirty percent (30%) of all Association members constitutes a quorum. If you are unable to attend the Annual meeting in person, it is imperative that you submit your proxy.

**NOMINATIONS WILL BE TAKEN FROM THE FLOOR**

Please note the following information about **Proxies and Voting Certificates**:

A voting certificate is for the purpose of establishing who is authorized to vote for a unit owned by more than one person (**other than husband and wife**) or a corporation. A voting certificate is not needed if the unit is owned by one person. A voting certificate **IS NOT A PROXY** and may not be used as such. A voting certificate must be signed by all owners of the unit or the appropriate corporate officer.

Please return forms to: **Mallory Harbor at Coral Bay Village Association, Inc.**  
**c/o Association Services of Florida**  
**10112 USA Today Way, Miramar, FL 33025**

Very truly yours,

**ASSOCIATION SERVICES OF FLORIDA**

**An Associa member company**

Managing Agent for:

**Mallory Harbor at Coral Bay Village Association, Inc.**

**MALLORY HARBOR AT CORAL BAY VILLAGE ASSOCIATION INC.**

ANNUAL MEETING OF THE MEMBERSHIP  
Coral Bay Clubhouse 3101 S. Bay Drive Margate, FL 33063  
7:00 P.M., Tuesday, March 26, 2019

**Agenda**

1. Call to order by President
2. Appointment by the president of Chairman of the Meeting
3. Proof of Notice of Meeting or Waiver of Notice
4. Reading of Minutes
5. Reports of Officers
6. Reports of Committees
7. Election of Directors
  - a. Nomination from the floor
  - b. Introduction and remarks from nominees
8. Appointment of Inspectors of Election
9. Voting
10. Unfinished Business
11. New Business
12. Adjournment of Annual Meeting

Organization meeting may follow immediately after Annual Meeting.