

Castaways Beach Resort Condominium Association, Inc.

Owners Annual Meeting Minutes

Draft

Date: December 21, 2021

Time: 9:00 AM

Place: Castaways, 2043 S. Atlantic Ave., Conference Room.

Meeting called to order at 9:00 AM by Tim Balas. Board of Directors present Tim Balas, and Gary Smith and by phone Trish Antonetti and Mike Ellul.

Present from Daytona Shores Realty Inc. (DSR): Stan Solomon and Kelly Roskamp.

Proof of notice meeting certified

Owners present (20)

Owners + Proxies (63)

Certified Quorum

Gary Smith read the Minutes of the Owners meeting 12-15-2020. **Tim Balas motioned to accept the minutes as read, seconded by Mike Ellul, discussion followed. Motion to accept passed unanimously.**

Treasurer Report given by Tim Balas. He reported an operating balance of \$30,028.61 and Reserve Balance of \$428,713.41. **Gary Smith motioned to accept the Treasures Report, Seconded by Trish Antonetti, discussion followed. Motion passed unanimously.**

Referencing this year's Second Notice of Election: **Since there were five (5) candidates or fewer to fill the Five (5) vacancies on the Board of Directors (BOD), no formal balloting or election process is required. Therefore, the following owners are elected to the BOD's for a one year term.**

**Trish Antonetti, Tim Balas, Sandra Crandall, Michael Ellul and Nanette McKeel Petrella.**

A comment or questions session was opened up to all the owners present.

Gary Smith motioned to adjourn, seconded by Tim Balas, meeting adjourned at 9:30AM.

Respectfully Submitted,

Date Minutes approved \_\_\_\_\_.

Gary B. Smith B.O.D./Secretary

Castaways Beach Resort Condominium Association, Inc.

Board of Directors Meeting Minutes

Draft

Date: December 21, 2021

Time: 9:30 AM

Place: Castaways, 2043 S. Atlantic Ave, Conference Room.

Meeting called to order at 9:30 AM by Tim Balas. Board of Directors present, Tim Balas and Nanette McKeel Petrella. Mike Ellul, Trish Antonetti and Sandra Crandall by phone.

Certified quorum.

Proof of notice meeting certified

Tim Balas read the Minutes of the 11-30-2021 BOD meeting. **Nanette McKeel Petrella motioned to accept the minutes as read, seconded by Mike Ellul. Motion to accept the minutes as read passed unanimously.**

New Business:

**Tim Balas motioned that the Officers of 2021 for the coming year 2022 be: President Tim Balas, Vice President Nanette McKeel Petrella, Secretary Sandra Crandall, Treasurer Trish Antonetti and Mike Ellul Director, seconded by Nanette McKeel Petrella. Discussion followed. The motion passed unanimously.**

Comments or questions were opened to all the owners present.

**Tim Balas motioned to adjourn, seconded by Nanette McKeel Petrella, motion passed unanimously, meeting adjourned at 10:00 AM.**

Respectfully Submitted,

Date Minutes approved \_\_\_\_\_.

Sandra Crandall B.O.D./Secretary