

## **SECOND NOTICE OF ANNUAL MEETING & BOARD ELECTION**

Notice Date: November 30, 2024

On **Saturday, December 14, 2024 at 10:30 a.m., local time** the Fort Lauderdale Yacht & Beach Club Condominium Association, Inc., (the “Association”) will hold its Annual Meeting and Board of Directors Election as well as to handle any other business as may lawfully be conducted.

The purpose of this notice is to advise you of the date, time and location of the annual meeting and election, and to solicit your vote for the Board of Directors.

### **MEETING AGENDA**

1. Call to Order
2. Notice of Meeting
3. Attendance & Quorum
4. Nomination of Election Committee
5. Opening of Ballots
6. Counting of Ballots
7. Announcement of Board
8. Adjournment

An organizational meeting shall follow to determine officers and set the next meeting date, time, location and the agenda.

### **THE ELECTION COMMITTEE**

- No Member of the Election Committee, selected at the meeting, may be a nominee for the Board of Directors, the spouse or relative of a nominee for the Board of Directors, a current Board Member who is not running nor anyone related thereto.
- The Election Committee Members are charged with: (a) Ensuring ballots are received prior to the call to order; (b) Opening and separating Outer Envelopes from Ballot Envelopes; (c) Recording the person and unit number on the exterior of the envelope; (c) Opening Ballot Envelopes and separating them from the Ballots; (d) Announcing each ballot's votes clearly; (e) Recording the number of votes a candidate receives; (f) If the need should arise, determining the validity of a Ballot, Ballot Envelope or Outer Envelope.

## **BALLOT INSTRUCTIONS**

1. Use the enclosed ballot and place an “X” or a checkmark in the box next to up to five (5) persons whom you would like to vote to be on the board of directors.
2. Neatly fold the paper and place inside the “BALLOT ENVELOPE”.
3. Seal the ballot envelope. (Envelopes not sealed cannot be counted.)
4. Place the ballot envelope inside the “OUTER ENVELOPE” that **MUST** contain your name, unit number as well as your signature on the exterior of the envelope.
5. Seal the OUTER ENVELOPE. (Envelopes not sealed cannot be counted.)

## **RETURNING THE OUTER ENVELOPE**

Two (2) Options:

- (1) You may mail the envelope to:

Fort Lauderdale Yacht & Beach Club Condo Assn Inc  
C/O Association Management Partners, LLC  
2436 N Federal Hwy STE 205  
Lighthouse Point, FL 33064-6854

**MAILED Ballots MUST BE received on or before  
Friday, December 13, 2024 at 5:00 pm, local time.**

- (2) You may bring the envelope to the meeting as indicated on the first page of this notice and cast your ballot in-person, however the instructions (1 – 5 above) must be followed.

## **IMPORTANT NOTES**

- If your unit is owned by a corporation, you will need to complete a voting certificate. Please email management at [info@AMP-Florida.com](mailto:info@AMP-Florida.com) or call 608-843-4648 to receive one.
- If a ballot is cast, but you or another owner listed on your title/deed with the Broward County Property Appraiser’s Office appears in-person, you will need to complete a voting certificate prior to casting your ballot.
- Any ballot where the voter’s intention is not absolutely clear to the Election Committee will be set aside and ***not counted***.
- If you do not wish to cast a ballot, but still wish for the election to proceed, please complete the enclosed General Proxy. Proxies ***may not*** be used to assign your vote pursuant to Florida Statutes, Chapter 718, but they ***may*** be used to establish the minimum quorum for the meeting.
- As of July 1, 2024, all Board Members are now required to attend a state-approved training for Condominium Association Board Members. Additionally, management will provide all board members with an affidavit to sign stating that they have read, understand, and will uphold the Documents of your Association.
- Ballots, Ballot Envelopes and Outer Envelopes ***will be available*** at the Association prior to the meeting.
- Ballots may only be cast until the meeting is called to order. Once the meeting has been called to order, no more ballots may be eligible to be counted.

**FORT LAUDERDALE YACHT & BEACH CLUB  
CONDOMINIUM ASSOCIATION, INC.**

**BOARD OF DIRECTORS ELECTION  
DECEMBER 14, 2025  
10:30 AM in the Community Room at the Association  
341 N BIRCH RD  
FORT LAUDERDALE, FL 33304**

**\* \* \* YOU MAY ONLY SELECT FIVE (5) PERSONS \* \* \***

<b>NOMINEE</b>	<b>MARK BELOW WITH AN “X” OR CHECKMARK TO SELECT</b>
DOBREFF, RICK	
DONAHUE, KATHY	
HAHNE, BILL	
KIMMEY, MIKE	
LEOPOLD, JOHN	
NESBITT, MARYROSE	

*Names are listed in alphabetical order by last name pursuant to Florida Law.*