

**EMPRESS CONDOMINIUM
ANNUAL MEMBERS MEETING
Monday, February 3, 2020
Location: Social Room**

MINUTES

1. CALL TO ORDER

The meeting was called to order by Howard DaCosta at 7 p.m.

2. SELECTION OF PRESIDING CHAIRMAN

Howard DaCosta turned the meeting over to Barbara Shea, Owner of Advantage Property Management LLC, acting as Chairman and introduced Albert Moore, Counsel for Advantage Property Management and Lisa Kusen, General Manager.

Barbara reminded everyone that this was an owner's meeting.

3. ELECTION OF DIRECTORS

Barbara welcomed everyone and asked if there were any ballots that had not been turned in and no further ballots were turned in.

4. SELECTION OF INSPECTORS

Sunny Fedak and Shelley Mahoski volunteered to assist with the vote counting.

5. CALLING OF ROLL AND CERTIFYING OF PROXIES

A quorum was established.

6. PROOF OF NOTICE OF MEETING

Proof of notice was confirmed by Barbara Shea; two (2) notices were mailed and posted, on a timely basis.

7. READING OR DISPOSAL OF 2019 ANNUAL MEETING MINUTES

Motion was made Bob Christianson; seconded by Carl Visscher to waive the reading of the 2019 minutes. Approved unanimously.

8. OFFICER'S REPORTS

Treasurer's Report

Mike Vinyon reported on the building's 2019 finances. Gave a brief description of the upcoming Elevator Modernization Special Assessment. Discussion followed.

9. COMMITTEE REPORTS

a. President's Council

Chuck Shelton explained what the President's Council was and then gave a detailed report of everything they do for the betterment of Hutchinson Island and upcoming meeting dates. Bob Fedak also explained the ongoing sand replenishment project for St Lucie County.

b. Social Committee

Shelly Mahoski thanked everyone for their help with the Social Committee. Lots of functions still to come.

10. MEMBERSHIP DISCUSSION

Question was raised regarding the garages going up across the street. Discussion followed.

New Empress owners, Raul and Jeannette Montero, Unit #302 and Lee and Kathy Schuster, Unit #1109, introduced themselves and applauded by all.

Question was raised about the dune crossover walkway. Discussion followed.

11. ANNOUNCEMENT OF ELECTION RESULTS

The 2020-2021 Board of Directors are Steed Johnson, Carl Visscher, Mike Vinyon, Carl Valdiserri and Bill Borland. Organizational Meeting immediately following

12. ADJOURNMENT

Motion to adjourn the meeting; approved unanimously. The meeting adjourned at 7:31 p.m.

Respectfully submitted,



Deb Taylor
Empress Condominium
Administrative Assistant

Subject to Approval