

DELRAY ESTUARY HOMEOWNERS' ASSOCIATION, INC.

# SPECIAL MEMBERSHIP MEETING

IMMEDIATELY FOLLOWING THE BOD MEETING, THURSDAY, JUNE 4, 2015

At Community Pool Cabana

## MINUTES

### CALL TO ORDER – ESTABLISH QUORUM

Jeff Steiner called the meeting to order at 8:54 pm. The quorum of 31 homeowners in attendance was established with 25 Proxies received and 16 homeowners present to cast ballots. Directors present: Jeff Steiner, President; Julie Hagnauer VP; Cara Destefano-Greif, Treasurer, Don Uselmann, Secretary and Director Bob Smith. Representing Capital Realty Advisors, Inc. (CRA) was Steve Polino, LCAM, Community Association Manager.

### PROOF OF NOTICE

Steve presented notarized Affidavit attesting to the sending of the Notice of the Special Membership Meeting on April 17, 2015, within the guidelines prescribed in the Bylaws and by Florida Statutes. *See Affidavit attached.*

### PURPOSE FOR THE SPECIAL MEETING

Jeff Steiner explained that the purpose for the meeting was to Vote on the proposed clarification Amendment to the Declaration concerning the Association being responsible for maintenance repairs when repairs are needed at every home and homeowners are responsible for handling their individual home maintenance requirement when they come up. As it has been done for at least the past 7 years, no change on the procedure will occur.

### RESIDENTS FORUM

Jeff opened the floor for homeowners to speak, ask questions and make comments. The Board answered questions concerning the proposed Amendment from the membership present.

### VOTE ON THE AMENDMENT

Jeff called for the owners to Vote and the Ballots were collected. *Signed: counted by Joe Hurtuk and Certified by Barbara Conahan attached. See ballot/proxy Tally Sheet attached.*

### VOTING RESULTS

Steve Polino advised that the Amendment was defeated by the membership with a total of 29 homeowners voting **For** the Amendment and 12 voting **Against**.

### ADJOURNMENT

As there was no further Association business on the agenda, **a motion was made, seconded and approved unanimously to adjourn the meeting.** The meeting was adjourned at 9:49 pm.

Prepared by Steve Polino – Approved August 6, 2015 Board Meeting as written.