

**2025 Annual Meeting Agenda, include but are not limited to:**

**1. Owners Check-in,** Call to Order and Introduction of Board Members

**2. Proof of Notice of Meeting:** Notice, Ballots and Proxies were mailed in accordance with the Bylaws Article II, Section D, F and G.

**3. Determination of Quorum:** In accordance with the Bylaws, Article II, Section H, the presence at the Annual Meeting of Members, in person or by proxy of greater than thirty percent (30%) of the total voting power of the designated voters of all Units of the Condominium project (63 units) shall constitute a quorum.

**a. Action by Unit Owners:** In accordance with the Bylaws, Article II, Section I, when acting a meeting at which a quorum is achieved, Members shall act only by vote, in person or by proxy to which are appurtenant greater than 50% of the of the total percentage voting power of the designated voters of all Units of the Condominium project (63 units).

**4. Property Manager's report**

**a. Maintenance Items completed in 2025**

**b. Projects in Process**

**5. Discussion of Financials**

**a. Current**

**b. 2026 Budget**

**c. 2026 Assessment**

**6. Future of COA Internet**

**a. Questions**

**7. Roof Replacement Project**

**a. State of Roof and Awning**

**b. Emergency Special Assessment**

**C. Loan Option**

**d. Questions**

**9. Review of the ballots**

**a. Voting on Internet**

**b. Voting on Roof Replacement Project, Bylaw Amendment and Loan**

**C. Voting for Board of Directors**

**10. Open Discussion**

