

# WATERFRONT

THE WATERFRONT ON VENICE ISLAND BUILDING B CONDOMINIUM ASSOCIATION, INC.

NOTICE IS HEREBY GIVEN that the monthly Board of Directors meeting for **THE WATERFRONT ON VENICE ISLAND BUILDING B CONDOMINIUM ASSOCIATION, INC.** will be held at the date, time and place posted below:

**DATE:** Monday, March 18, 2024  
**TIME:** 2:30 THE WATERFRONT ON VENICE ISLAND BUILDING B CONDOMINIUM ASSOCIATION, INC.  
**PLACE:** William H Jervey Jr Venice Library  
300 Nokomis Ave S, Venice FL 34285

## BOARD OF DIRECTORS MEETING AGENDA

### ~10 MINUTE OPEN FORUM FROM SELECTION COMMITTEE~

1. Call to order. Joe called the meeting to order at 2:38PM.
2. Determination of quorum and Proof of Notice: A Quorum was established with all board members present.
3. Unfinished Business: None
4. New Business
  - a. A **MOTION** was made by Mark and seconded by John to release **Real Manage** with the effective date of **March 31<sup>st</sup>, 2024. All in Favor. MOTION PASSES unanimously.**
  - b. A MOTION was made by Mark and seconded by Joe to approve **Sunstate Association Management Group's, Inc.** contract as presented starting on **May 1, 2024. All in Favor. MOTION PASSES** unanimously.
  - c. A **MOTION** was made by Joe and seconded by Mark to appoint Sunstate Association Management Group, Inc. as Manager and Registered Agent of **THE WATERFRONT ON VENICE ISLAND BUILDING C CONDOMINIUM ASSOCIATION, INC.** starting **May 1, 2024. All in favor. MOTION PASSES** unanimously.
  - d. A **MOTION** was made by Joe and seconded by Mark to appoint Sunstate Association Management Group, Inc. as signers on all **THE WATERFRONT ON VENICE ISLAND BUILDING C CONDOMINIUM ASSOCIATION, INC.** bank accounts. All in favor. **MOTION PASSES** unanimously.
  - e. A Motion was made by Joe and seconded by Mark to amend the agenda to remove this to waive any future Capital Contribution collections in accordance with or an amendment of **THE WATERFRONT ON VENICE ISLAND BUILDING C CONDOMINIUM ASSOCIATION, INC.** documents.
  - f. A MOTION was made by Mark and seconded by Joe Motion confirming **THE WATERFRONT ON VENICE ISLAND BUILDING C CONDOMINIUM ASSOCIATION, INC.'s, Inc.** Board of Directors are advised and aware of the Florida Statute the Marketable Record Title Act (MRTA) which requires a formal renewal of association corporate documents every 30 years. (MRTA simplifies the transfer of property by extinguishing certain covenants and restrictions after 30 years.) – RARELY EFFECTS CONDOMINIUMS] Please make a motion at all annual meetings as to the date of the Covenants and Restrictions.
5. Owners' comments or questions
6. Next Regular Board meeting – TBD
7. Adjournment: With no further business to discuss a **MOTION** was made by Joe to adjourn the meeting at 2:57pm.