

## **NOTICE OF SPECIAL MEETING OF BOARD OF DIRECTORS**

NOTICE IS HEREBY GIVEN that a meeting of the Board of Directors of Plaza South Association, Inc. will be held at the following date, time and place.

Date of Meeting: Tuesday, June 27th, 2023  
Time of Meeting: 10:00 AM  
Place of Meeting: Lounge or via Zoom at <https://us02web.zoom.us/j/2435649476>

### **AGENDA**

The agenda for the meeting is as follows:

1. Call to Order – Nick Tortorella, President
2. Roll call of Directors – quorum verified
3. Proof of Notice of Meeting
4. Approval of minutes of prior meeting
5. President’s Report
6. Report from Dynamic Accounting & CPA Firm
7. Review of December 31, 2022 audited financial statements & footnotes
8. Finance & Insurance Committee update
9. Building & Grounds Committee update, including update on West Deck and 40-year certification
10. Vote on selection of contractor for 40-year certification and project manager
11. Vote on contractor and costs associated with lobby window hurricane impact window replacement
12. Consideration of and vote on Special Assessment in the estimated amount of Six Million Three Hundred Nine Thousand Nine Hundred Twenty Four and 00/100 Dollars (\$6,309,924.00) for the above referenced purposes; and all related permit fees, engineering, legal and other costs associated with these projects.
13. Old Business:
  - a. Miscellaneous
  - b. Owner comments
  - c. Board member comments.
14. Adjournment.

This meeting notice was electronically distributed & posted on June 13th, 2023 to meet the 14-day Meeting Notice Requirement per Florida Statutes.

**(Note: This meeting is being held in the Lounge and electronically via Zoom Meeting ID: 243-564-9476. Facial coverings and social distancing are recommended. Anyone with Covid-19 or cold/flu like symptoms should attend via Zoom.)**