

EMERALD BAY HOMEOWNERS' ASSOCIATION

ANNUAL MEETING NOTICE AND ELECTION OF DIRECTORS

To All EMERALD BAY HOMEOWNERS' ASSOCIATION Members,

The ANNUAL MEETING of **EMERALD BAY HOMEOWNERS' ASSOCIATION** will be held at the following DATE, TIME and LOCATION:

- **DATE / TIME: TUESDAY, JANUARY 13, 2026, at 7:00 PM**
- **LOCATION: EMERALD BAY CLUB HOUSE
1 EMERALD BAY DRIVE
OLDSMAR, FL 34677**

The purpose of the Annual Meeting is to elect directors and to conduct any other business, as permitted by, Florida Statutes and the governing documents of the Association. **This year there are Four (4) open positions on the Board.** Nominations for Directors can be self-nominated or can be taken from the floor. Any homeowner or other eligible person may nominate any other homeowner or eligible person, if written permission has been given from the person being nominated.

Agenda items are as follows:

1. Call to Order
2. Appoint Chairperson to the Meeting
3. Proof of Notice of the Meeting
4. Certifying of Proxies & Establish Quorum
5. Read or Waive Minutes of Last Members' Meeting
6. Election of New Directors
 - Call for Candidate Nominations from the Floor
 - Introduction of Candidates
 - Close of Nominations
 - Appointment of Persons to Assist in Counting Ballots
 - Casting of Ballot
7. New Business
 - Open Forum
 - Announcement & Seating of New Board
8. **Adjournment**

A quorum of Association Members must be present, in person or by proxy, at the meeting in order for the business of the Association to be conducted. It is therefore **VERY IMPORTANT** that you either attend the meeting or provide a proxy, in order for the Association to conduct business.

The Organizational Meeting for the new Board will be held immediately following the Annual Meeting.

BY ORDER OF THE BOARD OF DIRECTORS
JAMES J. MATEKA, LCAM

AMERI-TECH COMMUNITY MANAGEMENT PARTNERS, LLC
24701 US Highway 19 N. Suite 102, Clearwater, FL 33763 (727) 726-8000 24hrs (727) 723-1101 Fax
(Check out our website for the latest updates @ www.ameritechcompanies.com)