



April 3, 2025

Members of Orchid Cove Condominium Association, Inc.:

We did not receive enough proxies to obtain quorum for the vote on the Leasing Amendment at the annual meeting, therefore we must have a reconvened annual meeting. The reconvened Annual Members' Meeting will be held on **April 17, 2025 at 5:00 PM** via zoom platform hosted at Progressive Community Management, 3701 South Osprey Avenue, Sarasota, Florida 34239. The zoom information is below:

<https://us06web.zoom.us/j/83919859541?pwd=RULCC660nBjeBhQUCHNXIf5l5bKjnB.1>

Meeting ID: 839 1985 9541

Passcode: 940441

However, the Board is also asking that you vote on another item on the proxy. That is for switching from a straight-line method to a pooled method of funding the reserves. The Board recommends the pooled method of funding the reserves. This was explained in detail by Dr. Rob Maguire at the March 6, 2025 informational meeting. A copy of the minutes is attached.

Enclosed is the limited proxy with both items. If you already sent in your proxy for the Leasing Amendment, please just fill out the item for funding the reserves. If you have not sent in your proxy, please fill out both items. You may return this proxy via fax (941)923-7000, or take a picture of your proxy and send it via email to llysen@pcmfla.com.

In order for these two items on the proxy to be passed, a quorum of 51% of the Association Members must be present at the meeting via zoom or by proxy. It is therefore VERY IMPORTANT that you return the proxy in order for the Association's business to be conducted.

Sincerely,

Loren Lysen, LCAM
Progressive Community Management, Inc.
Managing Agent for Orchid Cove Condominium Association, Inc.
941-921-5393 Ext 1112
llysen@pcmfla.com

Attached: Leasing Amendment
Minutes from March 6, 2025 Board information meeting on funding the reserves

3701 South Osprey Avenue • Sarasota, Florida 34239
Telephone: (941) 921-5393 • Fax: (941) 923-7000

RECONVENED
ANNUAL MEETING
of
Orchid Cove Condominium Association, Inc.

APRIL 17, 2025
at 5:00 PM
Via Zoom.US

<https://us06web.zoom.us/j/83919859541?pwd=RULCC660nBjeBhQUCHNXIf5l5bKjnB.1>

Meeting ID: 839 1985 9541

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Hosted at Progressive Community Management
3701 South Osprey Avenue
Sarasota, Florida 34239

A G E N D A

ANNUAL MEETING OF OWNERS

- A. Call meeting to order
- B. Determination of a quorum
 - Report those present via zoom and those by proxy
- C. Proof of emailing of notice of Annual Meeting
- D. Proxy Results
 - Amendment on Leasing
 - Switching to Pooled Method of Funding Reserves
- E. Owners Participation
- F. Adjournment

ADDITIONAL AGENDA ITEMS TO THE BOARD OF DIRECTORS MEETING
MAY BE POSTED AT LEAST 48 HOURS PRIOR TO THE MEETING
AS REQUIRED BY FLORIDA LAW

ORCHID COVE CONDOMINIUM ASSOCIATION, INC.

A Corporation Not for Profit

LIMITED PROXY

RECONVENED ANNUAL MEMBERSHIP MEETING

KNOW ALL PERSONS BY THESE PRESENTS, that the undersigned owner(s) or their voting representative, hereby appoint _____ (or if left blank, hereby appoint the President, or in the absence of the President, the Vice President, or in the absence of the Vice President, the Secretary of the Association) as my Proxy Holder, with full powers of substitution, for all matters to come before the Reconvened Annual Meeting of Members of the **Orchid Cove Condominium Association, Inc. on April 17, 2025 at 5:00 P.M. Via Zoom Platform, hosted at Progressive Community Management, 3701 South Osprey Avenue, Sarasota, Florida 34239** and any adjournment or adjournments thereof. The proxy holder named above has the authority to vote and act for me to the same extent that I would if personally present, with power of substitution, except that my proxy holder's authority is limited as indicated below:

<https://us06web.zoom.us/j/83919859541?pwd=RULCC660nBjeBhQUCHNXIf5l5bKjnB.1>

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GENERAL POWERS (You may choose to grant general powers. Check box below for General Powers if you want your proxy holder to vote on other issues which might come up at the meeting and for which a limited proxy is not required).

- ☐ General Powers: I authorize and instruct my proxy holder to use his or her best judgment on all other matters which properly come before the meeting and for which a general power may be used.

LIMITED POWERS You may choose to grant your proxy holder limited powers by checking the box below.

- ☐ Limited Powers: I specifically authorize and instruct my proxy holder to cast my vote in reference to the following limited proxy matters as indicated below:

1. Do you approve the proposed amendments to Sections 21.E and 23.5 of the Declaration of Condominium of Orchid Cove, a Condominium?

- ☐ **Yes, I approve** and consent to the proposed amendments to Sections 21.E and 23.5 of the Declaration of Condominium of Orchid Cove, a Condominium
- ☐ **No, I object to** the proposed amendments to Sections 21.E and 23.5 of the Declaration of Condominium of Orchid Cove, a Condominium

2. Do you approve switching from the straight-line method to the pooled method of funding the reserves?

- ☐ **Yes, I approve** switching from the straight-line method to the pooled method of funding the reserves for Orchid Cove, a Condominium
- ☐ **No, I object to** switching from the straight-line method to the pooled method of funding the reserves for Orchid Cove, a Condominium

DATED this _____ day of _____, 2025

UNIT OWNERS (or all owners of the Unit or such person designated on the Voting Certificate)

Signed name of Unit Owner or Designated Voter

Signed name of Unit Owner or Designated Voter

Print name

Print name

THIS PROXY IS REVOCABLE BY THE OWNER AND IS VALID ONLY FOR THE MEETING FOR WHICH IT IS GIVEN AND ANY LAWFUL ADJOURNMENT. IN NO EVENT IS THIS PROXY VALID FOR MORE THAN NINETY (90) DAYS FROM THE DATE OF THE ORIGINAL MEETING FOR WHICH IT WAS GIVEN.

[FOR PROXYHOLDER USE ONLY]

SUBSTITUTION OF PROXYHOLDER: The undersigned, appointed as proxyholder above designates _____ to substitute for me in voting the proxy as set forth above.

Signature of proxyholder: _____

Date _____, 2025.