

NOTICE OF

Grand Vista at Riverwood Condominium Association, Inc. ANNUAL MEMBERSHIP MEETING

TO ALL MEMBERS:

On February 27th, 2025, at 1:00 PM. at the Riverwood Amenities Center, Eagle Room, the Annual Member's Meeting of the Association will be held for the purpose of conducting lawful business of the Association. An identification of agenda items is as follows:

1. Call the Meeting to Order.
2. Certification of Notice of Meeting.
3. Certification of Proxies and Quorum
4. Reading or Waiver of Reading & Approval of Prior Years Annual Meeting Minutes.
5. Reports of Officers.
 - A. President
 - B. Treasurer
6. Committee Reports
7. New Business
 - A. Vote on Rollover of 2024 Excess Funds.
8. Other Discussion Items.
9. Public Comments – Limited to 3 Minutes Per Person
10. Introduction of the 2025 Board of Directors.
11. Adjournment.
 - ❖ Kevin Tucker, RCA Vice President will be making a 10-minute presentation on the Proposed Amendments to the RCA By-Laws.
 - ❖ John Larson, Discussion about RCA presenting potential internet providers in 2026.

A minimum of majority vote (51%) of all Association Members (a "quorum") must be present, in person or by proxy, at the meeting, for the business to be conducted. *It is VERY IMPORTANT that you either attend with your proxy or provide a limited proxy to conduct business at this annual meeting.* Proxies may be mailed or emailed to Star Hospitality Management. If you emailed, it must be a scanned copy of the signed original.

THE ORGANIZATIONAL MEETING OF THE 2025 BOARD OF DIRECTORS

will be held immediately following the Annual Meeting

AGENDA

1. Call the Meeting to Order
2. Certification of Notice and Quorum
3. Appointment of Board Members/ Officers
4. Approval of the meeting minutes (11-22-24)
5. New Business
 - * Landscape Design and possibly hiring a new design company
 - * Updates to the ARB forms for Landscape & Modification
 - * Adding new gutters above the condo garage doors
 - * What should we do with the balance of money in the Hurricane Fund
 - * Internet Provider - Contract with Comcast - Xfinity contract has expired
 - * Grand Vista need to develop its own Website - new Florida Law
6. Homeowner's Questions
7. Next Meetings
 - * 4/8/25 at 10am via zoom
 - * 7/15/25 at 10am via zoom
 - * 11/4/25 at 10am via zoom
 - * 11/20/25 at 10am via zoom
8. Adjournment