



BELLA
VISTA

Bella Vista Condominium, Inc.

2515 S. Atlantic Avenue
Daytona Beach Shores, FL 32118

Phone: 386-262-6140

bellavista2515@gmail.com www.bellavista2515.com

First Notice of Annual Membership Meeting and Election of the Board of Directors

Date of Notice: January 23, 2025

To All Members:

At 10:00 AM, on Saturday, March 22, 2024, at the Bella Vista Club Room, the Annual Meeting of the Membership will be held for the purpose of electing Directors to the Board and other such business as may be lawfully conducted. Directly following the meeting, the Board will convene for an Organizational Meeting. Subsequent to this **FIRST NOTICE**, you will receive a **SECOND NOTICE OF ANNUAL MEMBERSHIP MEETING** which will specify the agenda and advise you of other important information concerning the Annual Meeting, if any. The purpose of this **NOTICE** is to advise you of the date, time and place of the Annual Meeting and Election and to inform you of the process for qualifying for the Board of Directors.

QUALIFYING FOR THE BOARD OF DIRECTORS

On or before February 14, 2025, you must give written notice of intent to be a candidate for the Board of Directors to the Association, either in person or by mail addressed to Bella Vista Condominium, Inc., 2515 S. Atlantic Ave., Daytona Beach Shores, FL 32118. Your information must be submitted on the form enclosed with this NOTICE containing your qualifications, and/or your platform for office. The information statement/application must be received by the Association on or before February 14, 2024, by 4:30 p.m. The information statement/application will be included in the package (SECOND NOTICE) to be mailed to all Owners as required by Florida Statute not less than 14 days prior to the Annual Meeting. A person convicted of any felony by any United States court of record and who has not restored his or her right to vote is not eligible to run for the Board of Directors at a condominium. Effective January 1, 2025 all elected Board Members are required under Florida Law to be register with - FinCEN (website) www.fincen.gov/boi it is a law, all members of the Board are to provide the state with credentials, valid driver's license, social security card as well as contact information. Failure to register has substantial penalties to both the COA as well as the individual that fails to comply.

VOTING CERTIFICATES

An "Appointment of Voting Representative" form is being provided to determine who the voting representative will be for your condominium if your condominium is owned by more than one person or a corporation. Please note the following information about APPOINTMENT OF VOTING REPRESENTATIVE:

- A Voting Certificate is not needed if the condominium is owned by only one person.
- A Voting Certificate is not a Proxy and cannot be used as such.
- A Voting Certificate MUST be signed by all owners of the condominium or the appropriate corporate officer.
- An Appointment for a Voting Representative is enclosed for your use, IF NEEDED.

DATED: January 23, 2025,

By: Raymond H. Landry, Jr.
Raymond H. Landry, Jr., LCAM, CMCA



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Annual Membership Meeting
Saturday, March 22, 2025, at 10:00 A.M.
Club Room, 2515 S. Atlantic Ave., Daytona Beach Shores, FL

AGENDA

- I. Call to Order and Establish Quorum
- II. Proof of Meeting Notice
- III. Approval of Previous Unapproved 2024 Annual Meeting Minutes
- IV. Announcement of 2025-2026 Board of Directors
- V. Adjournment

Organizational Board Meeting

AGENDA

- I. Call to Order and Establish Quorum
- II. Election of Officers
- III. Adjournment

Zoom Invite to be emailed later.