

**SECOND NOTICE OF ANNUAL MEETING, BOARD MEETING
AND ELECTION OF DIRECTORS**

ENCLAVE AT NAPLES CONDOMINIUM ASSOCIATION, INC.

TO ALL MEMBERS:

On *January 16, 2025*, at *5:00 P.M.*, at *Enclave at Naples Clubhouse*, located at *1295 Wildwood Lakes Boulevard, Naples, FL 34104*, the Annual Meeting of the Association will be held for the purpose of electing Directors and such other business as may lawfully be conducted. An identification of agenda items is as follows:

1. Call to order by the President.
2. At the discretion of the President, appointment by the President of a chairman of the meeting (who need not be a member or director).
3. Collection of Uncast Ballots.
4. Election of Inspectors of Election (unless previously appointed by the Board, in which case, Announcement of Inspectors of Election).
5. Election of Directors.
6. Calling of the roll, certifying proxies and determination of quorum.
7. Proof of Notice of Meeting.
8. Reports of Officers.
9. Reports of Committees.
10. Unfinished Business.
11. New Business.
 - (a) Vote to roll over excess funds
 - (b) Vote to install lanai ceiling fans with a light at owners' expense (requires 191 votes)
 - (c) Vote to install lanai electrical outlet at owners' expense (requires 191 votes)
12. Adjournment.

NOTE: An organizational meeting of the Board of Directors will be held immediately upon the adjournment of the annual meeting for the purpose of electing officers and such other business as may lawfully be conducted. The directors present at the annual meeting may decide to defer the organizational meeting to a later time, in which case notice will be given through further posting.

***BOARD MEETING
UPON ADJOURNMENT OF ANNUAL MEETING***

1. Certifying Quorum - Call to Order.
2. Proof of Notice of Meeting.
3. New Business.
 - (a) Elect Officers
4. Adjournment.

Thirty-three and one third (33 1/3%) of all Association Members (a "quorum") must be present, in person or by proxy, at the meeting, in order for the business to be conducted, excluding election of Directors. No quorum is necessary for the election of Directors. It is therefore **VERY IMPORTANT** that you either **attend** or **provide a proxy** in order to conduct business other than the election of Directors.

Enclosed with this Notice is a ballot for the election of Directors and Information Sheets, prepared by the candidates for the Board, who are solely responsible for the contents of their Statements. The Association is transmitting this information in accordance with the requirements of Florida Law; however, the Association is not in a position to verify the accuracy of the information or statements contained therein and disclaims any responsibility for the information contained within the Information Sheets.

You will be voting online on the Vote HOA Now website. Do not return the ballot or the Proxy as it is enclosed only for your reference.
<https://enclaveatnaples.ivotehoa.com/register>

VOTING CERTIFICATES:

A Voting Certificate is for the purpose of establishing who is authorized to vote for a unit owned by more than one person or a corporation. A Voting Certificate is not needed if the unit is owned by only one person. A Voting Certificate is not a proxy and may not be used as such. A Voting Certificate must be signed by all of the owners of the unit or the appropriate corporate officer.

Again, please be sure to mail in your proxy, and your ballot or attend the Annual Meeting.

Dated: DECEMBER 12, 20 24.

BY ORDER OF THE BOARD OF DIRECTORS



Joan M. Colosimo, Manager

VOTING CERTIFICATE

ENCLAVE AT NAPLES CONDOMINIUM ASSOCIATION, INC.

We, the undersigned owners of unit number _____, building number ____, in *Enclave at Naples Condominium Association, Inc.* do hereby designate _____ as our designee to cast votes on our behalf.

This document is filed with the Secretary in accordance with *Article 3, Section 3.6(c)* of the By-Laws.

We understand that this document shall be valid until we decide to revoke it.

Appropriate Officer of the Corporation Must Sign
Below:

Dated this _____ day of _____, 202__.

NOTE: This form is not a proxy and should not be used as such.

If a Unit is owned by a corporation, the person entitled to vote for the Unit shall be designated by a certificate signed by an appropriate officer of the corporation.

Unit owners that already have a voting certificate on file do not have to file another one unless they wish to change their designated voting representative.

LIMITED PROXY

The undersigned, owner(s) or designated voter of Bldg. & Unit No. _____ in *Enclave at Naples, A Condominium* appoints (Check one)

- _____ a) *Marc Guiho* President of the Association, on behalf of the Board of Directors, or
- _____ b) _____ (if you check b, write in the name of your proxy.)

as my proxyholder* to attend the meeting of the members of *Enclave at Naples Condominium Association, Inc.*, to be held *January 16, 2025*, at *5:00 P.M.*, at *Enclave at Naples Clubhouse*, located at *1295 Wildwood Lakes Boulevard, Naples, FL 34104*. The proxyholder 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 proxyholder's authority is limited as indicated below:

GENERAL POWERS (You may choose to grant general powers, limited powers or both. Check "General Powers" if you want your proxyholder to vote on OTHER issues which might come up at the meeting and for which a limited proxy is not required).

_____ I authorize and instruct my proxy 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 (FOR YOUR VOTE TO BE COUNTED ON THE FOLLOWING ISSUES, YOU MUST INDICATE YOUR PREFERENCE IN THE BLANK(S) PROVIDED BELOW):

1. Should the surplus operating funds from 2024 be rolled over to offset 2025 operating expenses?
 YES _____ NO _____

2. Install lanai ceiling fans with a light at owners' expense? (requires 191 votes)
 YES _____ NO _____

3. Install lanai electrical outlet at owners' expense? (requires 191 votes)
 YES _____ NO _____

Owner(s) or Designated Voter Sign Here:

By: _____ By: _____

Print Name: _____ Print Name: _____

Date: _____ Date: _____

*Failure to check either (a) or (b), or, if (b) is checked, failure to write in the name of the proxy, shall be deemed an appointment of the President of the Association as your proxyholder.

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

11-20-2024

Dear owners and neighbors,

I, Jeffrey Sonny Apotheker have been buying and selling properties, and managing properties, since 1976 in the greater Boston area, also for

the last 3 years, in Florida.

Being an owner, of 3 Condo's at the Enclaves has prompted me to want to be on the board.

My area of expertise is budget management.

My promise, to be transparent, I look forward to working with my fellow owners, and sharing ideas.

Jeffrey "Sonny" Apotheker

Let's Together MAKE THE ENCLAVES AT NAPLES GREAT AGAIN!

CANDIDATE INFORMATION SHEET

NAME: Marc Guiho BLDG/UNIT: 1180/102

COMMENTS ABOUT BOARD CANDIDACY/QUALIFICATIONS:

I have 35 years of Health & Safety experience. I have worked 15 years with the Ministry of Natural Resources as a Forestry Technician Forest Fire Management Department. Employed 2 years with the Industrial Safety Association as a Health & Safety Specialist, Consultant and Trainer. I achieved my Canadian Registered Safety Professional designation in 2005. I earned my Forestry Tech Diploma in 1977 and earned my Occupational Health & Safety Diploma in 1998.

I was recently on the Board of Directors as Vice President for one term at The Lancaster Condominium in Ottawa, Ontario, Canada.

I was on the Planning/Maintenance Committee at The Enclave.

I'm presently on the Board of Directors as President for the past term (2 yrs.) at The Enclave.

TELL US ABOUT YOURSELF

- Retired Health and Safety Specialist/Canadian Registered Safety Professional
- Caring, honest, respectful and approachable
- Completed the Condominium Authority of Ontario Director Training
- Recently completed the required Florida Condo Board Certification Training

WHY ARE YOU INTERESTED IN BECOMING A BOARD DIRECTOR?

- To provide open and ongoing communication and transparency
- To provide continuous improvement
- To address owner's concerns promptly

WHEN YOU LOOK INTO THE ENCLAVE'S FUTURE, WHAT DO YOU SEE?

Adequate planning and maintenance of the interior and exterior of The Enclave for the health, safety & enjoyment for everyone.

In conclusion, I have always been committed to the safety of others through being truly diligent in every aspect of my different employments. I have been an owner at The Enclave since 2009 and have confidence that I can continue to be an asset to The Enclave Community in addressing & resolving concerns for "The Best Interest of the Membership".

Asking for your vote and continued support

Thank you,



Marc Guiho



Becky Sandefur

November, 2024

1185 Wildwood Lakes Blvd., Unit 107

Phone: 239-409-1757

Email: beckyjsandefur@yahoo.com

I am a year-round resident of the Enclave and am excited to announce my candidacy for a position on the HOA Board of Directors. The strengths I possess are resourcefulness, excellent customer service, detail orientation, responsibility and most importantly positivity.

Successfully operated the Circulation and Event Departments for 18 years at Triangle Business Journal in Raleigh, North Carolina. Realized a 3-6% paid subscription increase yearly; and organized and directed over 60 events each year with profit margins averaging over 30%. My budget was over \$2M and my responsibilities included working with the public, vendors, site managers, and corporate CEOs.

Communication, respect and willingness to work as a team with the HOA Board and our residents is key as well as to remain positive and bring desirable changes to the community. My goals are to stay within or below budget, quarterly updates/meetings with residents, and working cohesively with our employees, vendors and volunteers.

I ask for your vote in this election.

Sincerely,
Becky

ENCLAVE AT NAPLES CONDOMINIUM ASSOCIATION, INC.

BALLOT FOR ELECTING DIRECTORS

January 16, 2025

5:00 P.M.

We will be electing two (2) persons. The following (in alphabetical order) have submitted their names into nomination. Vote for no more than *two (2)* candidates. **If you vote for more than *two (2)* candidates, your ballot will be invalid.**

Jeffrey “Sonny” Apotheker

Marc Guiho

Becky Sandefur