

**SIESTA SANDS RESORT OWNERS' ASSOCIATION, INC.**  
**ANNUAL OWNERS' MEETING MINUTES**  
**November 17, 2016**

The meeting was called to order by Board President Jeff Bernacchi at 10:00AM in the Bamboo Room at Siesta Sands, 1001 Point of Rocks Road, Sarasota, Florida, 34242.

Roll Call

Jeff Bernacchi (511), Tom Dalessio (205.45 +) and Tom Sheppard (509) were present. Ronald Trostel (408) and Eugene Earick (203.13,14,15) were present by conference call. Also in attendance were Richard Cunningham and Greg Auen representing Cunningham Property Management Corp. All individual attendees were designated on the sign-in sheet, which will be made a part of the official records.

Proof of Meeting Notice (Certificate of Mailing)

Rich Cunningham stated that Jeff Bernacchi had signed the proof of notice affidavit and that it will be made a part of the Association records.

Election Committee

No election committee was appointed. All proxies were tallied by management and inspected by members of the board. Quorum established and proxy count certified.

Reading and Disposal of all Unapproved Minutes

Tom Sheppard made a motion to approve the last year's annual meeting minutes from November 21, 2015. Tom Dalessio seconded the motion. The motion passed unanimously.

Reports of officers and committees

Richard Cunningham discussed the manager's report from September 2016:

- RCI Gold Crown designation awarded to Siesta Sands.
- The YTD financials were discussed.
- Maintenance and repair projects for the year discussed.
- Comcast contract will be allowed to run out in 2017. Changes/upgrades planned for 2017

Election of Directors

There were fewer volunteers than vacancies to fill the Board positions. As a result, there was no election this year; however officers will be elected in an organizational meeting to be held after the annual meeting.

New Business

For the record:

**Directors for the 2017 Board of Directors:**

**Whole Unit Board Member**

**Timeshare Board Members**

Ron Trostel  
Jeff Bernacchi  
Tom Sheppard

Eugene Earick  
Tom Dalessio

**Voting totals:                      Approved              Rejected**

2017 Operating Budget	24	0
2017 Reserves	24	0

The budget for 2017 was unanimously passed via proxy vote in accordance with Florida Statute and the governing documents of Siesta Sands Resort Owners' Association. Eugene Earick made a motion to affirm the vote by the Siesta Sands owners on the 2017 budget and reserves. Tom Sheppard seconded the motion. Motion passed unanimously.

Construction project/plans introduced to owners in attendance. Items discussed:

- Introductory letters to condo owners.
- Possible time frame to close resort for renovations.
- Complete project one time vs. individual improvements.
- Financing options.

Adjournment

Tom Dalessio made a motion to adjourn the meeting. Tom Sheppard seconded the motion. The motion passed unanimously. Meeting adjourned at 11:57am.

Respectfully Submitted

Ronald Trostel  
Secretary