

HARBOR OAKS PLACE INC

SECOND NOTICE OF ANNUAL MEETING AND ELECTION OF DIRECTORS

To All HARBOR OAKS PLACE INC Members,

The ANNUAL MEETING of HARBOR OAKS PLACE INC will be held at the following DATE, TIME, and LOCATION:

DATE / TIME: WEDNESDAY, JANUARY 21, 2026, AT 6:00 PM

LOCATION: Ameri-Tech Office, 24701 US Hwy 19N., Suite 102, Clearwater, FL 33763

Or ZOOM:

<https://us02web.zoom.us/j/3042428381?pwd=rDltfv0hecc1paStB2AcCbG7t2d8kM.1&omn=82721261590>

Meeting ID: 304 242 8381

Passcode: 838702

Enclosed with this notice is the Agenda for the Annual Meeting, and a Proxy which will help establish a quorum and represent your vote on business that may arise. The Annual Meeting of the Association will be held for the purpose of voting on the election of directors and conducting such other business as may lawfully be conducted. It is encouraged that you submit your proxy in advance of the meeting in order to avoid delay in registration and establish Quorum.

This year the number of candidates desiring to run for the Board of Directors does not exceed the current vacancies on the Board, therefore they will be placed on the Board by proclamation. Candidates are: Mike Blanton, Carey Bowen, David Kronenwetter, Marc Steimer and Frank Urso. Nominations cannot be taken from the floor. Immediately following the Annual Meeting, the Board will meet briefly to elect Officers.

The Annual Meeting Agenda items are as follows:

1. Certify Proxies/Establish Quorum & Call to Order
2. Proof of Notice of the Meeting
3. Approve Minutes of Last Annual Meeting 1/15/2025
4. Reports of Officers and Committees
5. Unfinished Business
6. New Business
 - a. Announce Directors
7. Open Forum for Owners
8. Adjournment

The Organizational Meeting for the new Board will be held immediately following the Annual Meeting.

BOARD OF DIRECTORS ORGANIZATIONAL MEETING

1. Call to Order
2. Appoint Chairperson of the Meeting
3. Elect Officer Positions
 - (1) President; (2) Vice President; (3) Treasurer; (4) Secretary
4. Adjournment

Mailed: 12/29/25

BY ORDER OF THE BOARD OF DIRECTORS
SUSAN ABLES, LCAM

VOTING BY PROXY

If you are unable to attend the Membership Meeting and wish to vote on all issues/items by proxy, please note the following information about proxies:

1. A proxy may be used for the purpose of establishing a quorum, and for appointing another person to vote for you in the event that you might not be able to attend the meeting.
2. The proxy must be signed by the owner or voting representative of the unit to be valid.
3. By selecting "General Powers" on the Proxy, you authorize and instruct your proxy holder to use his/her best judgement on all matters which properly come before the meeting and for which general power may be used.
4. The proxy should be submitted to the Association prior to the scheduled time of the meeting. **The proxy can be submitted by mailing to Ameri-Tech Community Management, Inc., 24701 US 19N, Suite 102, Clearwater, FL 33763 in the enclosed "Proxy Return Envelope" or email to sables@ameritechmail.com.** You may also bring the proxy with you the night of the meeting. It is encouraged that you submit your proxy in advance of the meeting in order to avoid delay in registration and establish quorum.
5. If you appoint a proxy and later decide you will be able to attend the meeting in person, you may withdraw your proxy when you register at the meeting.
6. A proxy may be revoked in writing or superseded by a later proxy to another person. It may be assigned (substituted) by the person designated on the proxy to a third person, if the person you designate as a proxy decides that he or she will be unable to attend the meeting

The Association will incur additional administrative costs if the meeting is rescheduled due to failing to achieve a quorum

HARBOR OAKS PLACE INC
Annual Members Meeting
WEDNESDAY, JANUARY 21, 2026, AT 6:00 PM
2026 BOARD OF DIRECTORS

Alphabetical order:

- BLANTON, MIKE**
- BOWEN, CAREY**
- KRONENWETTER, DAVID**
- STEIMER, MARC**
- URSO, FRANK**

NOTE: THE NUMBER OF CANDIDATES RUNNING FOR THE BOARD OF DIRECTORS DOES NOT EXCEED THE CURRENT VACANCIES EXISTING ON THE BOARD; THEREFORE, THE NAMES LISTED ON THIS FORM, BY PROCLAMATION, WILL BE HARBOR OAKS PLACE INC'S 2026 BOARD OF DIRECTORS.

HARBOR OAKS PLACE INC

Please Return to Ameri-Tech Community Management, Inc.
24701 US 19N, Suite 102, Clearwater, FL 33763

E-mail: sables@ameritechmail.com – 727-726-8000 Ext 506 Fax (727) 873-7307

EMERGENCY CONTACT INFORMATION
FOR OWNER OR TENANT

PROPERTY ADDRESS _____ UNIT _____

Please complete the form below by PRINTING the requested information, sign & date and either hand deliver, mail, or scan & email to Ameri-Tech Community Management c/o SUSAN ABLES.

Homeowners Name(s) _____

Resident Address _____ Unit _____

Mailing Address (if different) _____

Home Telephone Number _____

Work Telephone Number _____ Text Cell Phone: YES or NO

Email _____ Cell # _____

Nearest Contact (relative, friend, neighbor) with a key (in case of emergency)

Name _____ Phone _____

Mailing Address _____

Nearest Relative (in case of emergency)

Name _____ Phone _____

Mailing Address _____

TENANT(s), if applicable _____

Home Telephone Number _____

Work Telephone Number _____ Text Cell Phone: YES or NO

E-mail _____ Cell # _____

Number of Person(s) occupying unit

Number of Pets (and type)

Adults(s) _____ Children _____

Dogs _____ Cats _____ Other _____

Vehicle(s) Make/Yr Model

Color TAG Number

PLEASE SIGN AND DATE BELOW:

Owner Signature Date Co-Owner Signature (if applicable) Date

I give permission to share my personal information (phone numbers, e-mail & address) with other HARBOR OAKS PLACE INC owners.