



February 22, 2018

ONE LAS OLAS CIRCLE • FORT LAUDERDALE, FLORIDA 33316  
PH: 954.463.0071 • FAX: 954.467.3922 • E-MAIL: office@venetiancondo.com

Dear Members of Venetian Condominium, Inc:

As you were previously advised, the **Annual Meeting of the Owners of Venetian Condominium, Inc. will be held on Tuesday, March 13, 2018 at 7:00 PM in the Venetian Room.** At this meeting, you will vote on four (4) proposals being presented to you for approval by the Board of Governors and consider such other items as are listed on the enclosed Agenda. If you cannot attend the meeting in person you can participate by proxy.

You will also vote for the election of four (4) Governors. The election procedure for Governors is regulated by Florida statutes and must be exactly followed for your vote to count. **Proxy voting is not permitted for the election of Governors.** Your vote, either in person or by mail, will count only if you comply with the instructions contained in this letter.

Included with this letter are the following:

#### **FOR THE OWNERS' MEETING AND VOTE(S) ON PROPOSALS**

1. Notice of Annual Meeting and Agenda;
2. Minutes (subject to adoption) of 2017 Annual Meeting.
3. Explanation of Proposals;
4. Instructions on how to vote by Proxy;
5. Limited Proxy for use by owners **(a)** to be counted as part of a quorum at the Annual Meeting and **(b)** to cast vote(s) on Proposals being submitted for owner approval;

#### **FOR THE ELECTION OF GOVERNORS**

6. Yellow **Ballot** for election of Governors to fill four (4) vacancies on the Board;
7. Information sheets submitted by Board candidates;
8. Yellow **Ballot Envelope** in which to insert **yellow Ballot** for election of Governors;
9. Blue **Signature Envelope** in which to insert the **yellow Ballot Envelope** ;
10. White **Mailing Envelope** in which to insert: (1) Limited Proxy and (2) blue **Signature Envelope** into which you put the sealed **yellow Ballot Envelope** containing your ballot.

#### **HOW TO VOTE FOR GOVERNORS**

The election of Governors is regulated by Florida Statutes 718.112(2) (d) (3) and Florida Administrative Code Rule 61B-23.0021. **Therefore, you must follow these steps:**

- Indicate on the ballot the candidate(s) you are voting for. **You may vote for up to four (4) but not more than four (4).** **Do not write on or sign the ballot.**

- Place the yellow ballot in the yellow envelope marked “**Ballot Only**” and seal. Place the sealed “Ballot Only” envelope into the blue envelope marked “**Signature Envelope**” and seal.
- Sign the “**Signature Envelope**”, print your name, and fill in your unit number where indicated. **The signature must be that of the Designated Voter for the apartment.** *If you are not sure who is the Designated Voter for your unit or if you are not sure a Certificate designating a voter is on file call the office immediately.* **Unsigned Signature Envelopes are invalid and will not be opened.**
- **To vote by mail**, place the blue Signature Envelope inside the white Mailing Envelope and mail to the Venetian Office. **Signature Envelopes** will be opened, and ballots counted at the Annual Meeting and not before.
- Instead of mailing you may drop your **Signature Envelope** into the ballot box located in the main lobby **or** present your **Signature Envelope** at the Annual Meeting when you check in. Envelopes and ballots will be available at the meeting. Ballots must be received before the polls are closed during the Annual Meeting. **Once submitted, whether by mail, depositing in the ballot box, or at the meeting, the ballot may not be changed.**

*WHETHER YOU VOTE BY MAIL, USE THE LOBBY BALLOT BOX OR VOTE AT THE MEETING THE ABOVE PROCEDURES MUST BE COMPLIED WITH IN ORDER FOR YOUR BALLOT TO COUNT.*

#### **PARTICIPATING IN THE ANNUAL MEETING**

If you do not plan to personally attend the Annual Meeting, it is very important that you return your proxy as soon as possible so that (1) you can be counted as “present” for purposes of a quorum and (2) vote on the Proposals being submitted to the Owners for a vote. Even if you plan to attend we urge you to complete and return the proxy so we can have a count for the required quorum. Insert the completed proxy into the white **Mailing Envelope**. **DO NOT PUT THE PROXY INTO THE BLUE SIGNATURE ENVELOPE OR INTO THE YELLOW BALLOT ENVELOPE.** The white **Mailing Envelope** will be opened when received. Proxies will be forwarded to your designee who will record your appearance at the Meeting for purposes of a quorum and **cast your vote on the proposals as you have directed**. Proxy votes can be changed up until the polls are closed during the Meeting. If you attend the meeting personally, a Ballot will be available, so you can personally vote, **or** you can allow your proxy to cast your vote. The Signature Envelope containing your Ballot for Governors will remain sealed until opened at the Annual Meeting by the Counting Committee.

A majority of the Members must be present, in person or by proxy, to constitute a quorum. Should a quorum of the Membership be in attendance, either in person or by proxy, the Association shall conduct all business scheduled for the Annual Meeting. If a quorum is not present, the Board of Governors shall be elected only, but no other business may be conducted.

Sincerely yours,  
Wilfredo Lopez, Manager

**ANNUAL MEETING OF OWNERS  
VENETIAN CONDOMINIUM, INC.  
March 13, 2018 AT 7:00 PM**

The Annual Meeting of Owners of Venetian Condominium, Inc. will be held in the Venetian Room at the Venetian Condominium, One Las Olas Circle, Fort Lauderdale, Florida 33316, at 7:00 PM on Tuesday, March 13, 2018.

**AGENDA**

1. Election of Chairman of the Meeting
2. Proof of Notice of Meeting
3. Determination of a Quorum
4. Approval of the Minutes of the Annual Meeting held on March 2, 2017
5. Vote on Proposals Submitted to the Owners by the Board of Governors:
  - A. 100% Reserve Funding Waiver and Partial Funding of Reserves at 45%
  - B. Use of Reserve Funds
  - C. Allow Governors to Serve More Than Eight (8) Years
  - D. Re-assign appurtenant parking spaces of Units 108, 208, 213, 215, 317, 505
6. Close Polls for Limited Proxy Vote on Proposals and Voting for Governors
7. Auditor's Report
8. Treasurer's Report
9. President's Report to Owners
10. Announcement of Votes on Proposals
11. Results of Election of Governors
12. Adjournment

**MINUTES OF THE ANNUAL MEETING OF THE VENETIAN CONDOMINIUM, INC.**  
**March 2, 2017**

The meeting was called to order by Manager Wilfredo Lopez at 7:00 PM.

Mr. Lopez asked for nominations from the floor for Chair of the meeting. Motion by Shirley Smith (901) nominating Larry Burnette (1501) to serve as Chairman. Second by Rosie Kurlander (1412). There being no further nominations Mr. Lopez called for a vote. Motion unanimously adopted. Mr. Burnette took over as Chair of the meeting.

Manager Wilfredo Lopez presented proof that First Notice of the Annual Meeting was mailed in accordance with Florida Statutes 718.112 on December 31, 2016 and Second Notice of the Annual Meeting was mailed and posted in compliance with Florida Statutes 718.112 on February 3, 2017.

Chairman Burnette asked Manager Wilfredo Lopez if a quorum was established and Mr. Lopez responded that there was a quorum, there being 128 members present by proxy as counted by the Counting Committee through March 2, 2017 at 10 AM.

Shirley Smith (901) moved acceptance of the Minutes of the Annual Meeting of March 8, 2016. Second by Sharon Dones (205). Motion unanimously adopted.

Mr. Burnette explained the two proposals before the owners for consideration and urged those who had not yet submitted a proxy or direct ballot to vote. He explained that passage of Proposals 1 & 2 required a majority of the quorum at the meeting. He also urged all in attendance to submit their ballots for Governors before the polls were closed.

At 7:10 Phil Cordell (1201) moved that the polls be closed. Second by Ed McArdle (301). Motion unanimously adopted. The Chair instructed Manager Wilfredo Lopez to direct the Counting Committee to begin its work, recording proxies received subsequent to their last count on March 8 at noon and recording proxy ballots, if any, submitted by owners appearing in person at the meeting and not by proxy. The Counting Committee was also directed to tally the vote for Governors.

Auditor Scott Halperin, C.P.A. reviewed the 2016 Fiscal Year. Copies of the 2016 Audit were made available to those owners present at the meeting. Mr. Halperin opined that the Association was fiscally sound and well run. He entertained questions from the Membership.

Treasurer John Burns (217) delivered his report, reviewing 2016 operations and opining on the sound fiscal condition of the Association. He entertained questions from the Membership.

President Burnette reviewed his President's Report, previously mailed to the Membership, on the Association's activities and achievements during 2016. Copies of his report were available

at the meeting. He praised the performance of Manager Wilfredo Lopez commending him for being named a 2016 Manager of Excellence by the Florida Communities Association, thanked staff for their good work and dedication to the Association and thanked the Governors, Committee Chairs and Committee Members for all their help and contributions of time. He paid tribute to Governor Quentin Smith who passed away during 2016 and was a long-time Chair of the Maintenance Committee. He also paid tribute to Governor Shirley Smith, who chose not to stand for election this year, for her many years of service on the Board and as Secretary of the Association.

The Chair called for any member to raise items for discussion. The President recognized several owners and various issues were discussed. Thereafter, City Commissioner Dean Trantalis addressed the meeting and fielded questions.

The Counting Committee then reported the following results:

Proposal 1-Full Reserve Waiver and Partial Funding at 43%	Yes - 145	No - 1	Passed
Proposal 2-Reserve Transfers	Yes - 146	No - 1	Passed

Governor Election Results

Burns-152	elected to 2 year term
Kurlander-139	elected to 2 year term
Logue-51	not elected
McArdle-129	elected to 2 year term
Pins-137	elected to 2 year term
Smith-130	elected to 2 year term

Motion by Phil Cordell (1201) to adjourn the Owners' Meeting. Second by Mona Dermarkar (1107). Motion unanimously adopted. Meeting adjourned at 8:20 PM.

Respectfully submitted,

Howard M. Goldstein  
Secretary/Office Manager

**EXPLANATION OF PROPOSALS TO BE VOTED UPON  
BY OWNERS AT THE 2018 ANNUAL MEETING**

**Proposal 1-Full Reserve Waiver:** This proposal requires an affirmative vote by a majority of those attending the Annual Meeting (in person or by limited proxy) for approval. If not approved the Board of Governors will be required by Florida Statutes Chapter 718 to fully fund the Reserves with an additional \$593,201.00. This would be done by increasing monthly maintenance retroactive to January 1<sup>st</sup> to cover that amount, an average of \$2,503 per apartment.

**THE BOARD OF GOVERNORS UNANIMOUSLY RECOMMENDS A "YES" VOTE**

**Proposal 2-Reserve Use:** This proposal requires an affirmative vote by a majority of those attending the Annual Meeting (in person or by limited proxy) for approval. If not approved a special assessment may have to be made in the event the balance in a reserve component account is insufficient to cover the cost of a major repair or replacement of an item covered by that component account. This could happen if the expenditure has to be made sooner than planned or if the cost is greater than estimated.

**THE BOARD OF GOVERNORS UNANIMOUSLY RECOMMENDS A "YES" VOTE.**

**Proposal 3-Allows Governors to Serve More Than Eight (8) Years:** This proposal requires an affirmative vote (in person or by limited proxy) by 2/3's of the Membership (158) for approval. Florida Statutes were recently amended by the Legislature to limit board member service to not more than four consecutive 2-year terms unless approved by an affirmative vote of two-thirds of the membership of the Association. This limitation would apply to Governors commencing with those elected at the 2018 Annual Meeting. If this proposed amendment to our by-laws is approved Governors would be allowed to serve more than eight (8) years.

**THE BOARD OF GOVERNORS UNANIMOUSLY RECOMMENDS A "YES" VOTE**

**Proposal 4-Reassign Parking Spaces of 6 Units:** This proposal requires an affirmative vote (in person or by limited proxy) by 60 % (142) of the Membership for approval. It would authorize the Board of Governors to re-assign the parking appurtenant to Units 108, 208, 213, 215, 317 & 505, and those Units only. The Board is requesting this authority because when the Developer sold apartments those 6 Units were assigned uncovered spaces on the east side of the property. These assigned Owner spaces are intermingled with the other spaces on the east side which are owned by the Association and are rented to owners with second cars. In exchange for their assigned east side spaces each of these 6 Units would receive a parking space on the south side of the property adjacent to the carport. These 6 south side spaces are currently owned by the Association and used as rental spaces. Approval of this exchange will place all assigned Owner spaces which are not in the garage on the south side of the property and all rental spaces on the east side of the property. The Owners of the 6 Units involved have all agreed to this re-assignment.

**THE BOARD OF GOVERNORS UNANIMOUSLY RECOMMENDS A "YES" VOTE**

## INSTRUCTIONS FOR COMPLETING VENETIAN LIMITED PROXY

If you do not plan to attend the Annual Meeting in person, you are encouraged to complete the enclosed proxy and return it as soon as possible. This will permit you to (1) be counted toward the quorum requirement for the meeting, and (2) instruct your proxy how to vote on the proposals being submitted to the Owners for a vote. **Your proxy must follow your instructions and cannot deviate from them.**

**Even if you plan to attend the meeting in person, we strongly encourage you to complete the enclosed proxy and return it as soon as possible.** This helps us determine that we will have a quorum to conduct business and it provides you with flexibility at the meeting where you may: (1) revoke your proxy, if you wish, and vote in person by ballot; or (2) permit your proxy to vote as you have previously directed.

### TO ENSURE THE VALIDITY OF YOUR PROXY PLEASE NOTE THE FOLLOWING

1. Insert in the appropriate blank the name of the person whom you wish to act as your proxy to cast your vote in your absence. Please note that if the name of your designated proxy is left blank, or if you fill in your own name in the blank, you will be deemed to have named the Association's Secretary as your proxy. **Whoever you choose MUST follow your instructions and vote on the Proposals as you direct. Your proxy cannot change your vote.**
2. Next, instruct your proxy how to vote on the Proposals by checking off *Yes* or *No* on each of them.
3. Sign your name, fill in the date, and return the completed proxy to the Association in the enclosed white **Mailing Envelope**. This envelope must be received prior to the scheduled time of the meeting.
4. It is recommended that you return your completed proxy by mail or personally to the office, rather than providing same to another person to hand deliver. Only timely mailing or personal delivery will insure the integrity and receipt of your proxy.
5. If you appoint a proxy and later decide you will attend the meeting in person and vote you may withdraw your proxy when you register your attendance at the meeting.

**PLEASE MAIL IN YOUR OFFICIAL ASSOCIATION PROXY FORM AS SOON AS POSSIBLE TO ENSURE THAT WE HAVE A QUORUM AT THE ANNUAL MEETING TO CONDUCT BUSINESS AND SO THAT YOUR VOICE MAY BE HEARD ON THE IMPORTANT PROPOSALS BEING SUBMITTED TO THE MEMBERSHIP FOR A VOTE.**

**VENETIAN CONDOMINIUM, INC. LIMITED PROXY**

The undersigned hereby appoints \_\_\_\_\_ as my proxy (or, if I have not appointed a proxy above, I hereby appoint the Secretary of the Association, on behalf of the Governors), with full powers of substitution, for all matters to come before the Annual Meeting of the Venetian Condominium, Inc., to be held on March 13, 2018 at 7:00 P.M. in the Venetian Room at the Condominium, and any lawful adjournment thereof. **My proxy shall vote as specifically directed below.** For all other matters, as provided by law, my proxy shall have general powers to exercise my vote, on my behalf, as well as represent my appearance at the meeting for quorum purposes.

I hereby instruct my proxy to vote as follows on the following Proposals:

**1. Vote on whether to partially fund the Reserves:**

- YES**, partially fund the Reserves to the extent of 45% of the full amount.
- NO**, fund the Reserves in full.

**2. Vote on Reserve use:**

- YES**, authorize use of funds in any and all Reserve accounts, including interest, to defray the costs of any project for which a Reserve account has been established.
- NO**, do not authorize use of funds in any and all Reserve accounts, including interest, to defray the costs of any project for which a Reserve account has been established.

***WAIVING OF RESERVES IN WHOLE OR IN PART, OR ALLOWING ALTERNATIVE USES OF EXISTING RESERVES, MAY RESULT IN UNIT OWNER LIABILITY FOR PAYMENT OF UNANTICIPATED SPECIAL ASSESSMENTS REGARDING THOSE ITEMS.***

**3. Vote on Allowing Governors to Serve for More Than Eight (8) years**

- YES**, permit Governors to serve for more than four consecutive 2-year terms.
- NO**, do not permit Governors to serve for more than four consecutive 2-year terms.

**4. Vote to Reassign Parking Spaces of Units 108, 208, 213, 215, 317, & 505**

- YES**, authorize Board to re-assign appurtenant parking spaces of these 6 Units.
- NO**, do not authorize Board to re-assign appurtenant parking spaces of these 6 Units

Dated this \_\_\_\_ day of \_\_\_\_\_, 2018

Unit # \_\_\_\_\_ x \_\_\_\_\_

Signature of the Unit Owner or if there is more than one Owner, or a Trust, Partnership, or Corporation by the Voter Designated on the Unit's Voting Certificate

\_\_\_\_\_  
Print Name

\*\*\*\*\* (THE FOLLOWING INFORMATION IS NOT TO BE COMPLETED BY THE OWNER)\*\*\*\*\*

The undersigned, appointed as proxy above, does hereby designate \_\_\_\_\_ to substitute for me in the proxy set forth above.

Dated: \_\_\_\_\_, 2018 \_\_\_\_\_ (Proxy)



# PROPOSAL 3

PROPOSED AMENDMENT  
TO THE RESTATED BY-LAWS  
OF  
VENETIAN CONDOMINIUM, INC.

(additions indicated by underlining, deletions by "----",  
and unaffected language by ". . .")

***To implement the authority in recent changes to Chapter 718 of the Florida Statutes to allow Governors to serve more than four consecutive 2-year terms, a new Section (12) is added to Article III of the Restated By-Laws as follows:***

III. GOVERNORS:

. . .

12. Pursuant to the authority in Chapter 718 of the Florida Statutes, at least two-thirds (2/3rds) of the Owners have approved the ability of Governors to serve more than four consecutive 2-year terms.

. . .

# PROPOSAL 4

PROPOSED AMENDMENT  
TO THE RESTATED DECLARATION OF CONDOMINIUM  
OF  
THE VENETIAN, A CONDOMINIUM

(additions indicated by underlining, deletions by "----",  
and unaffected language by ". . .")

***To provide for the transfer and assignment of certain specific parking spaces to particular apartments, Section (b) of Article IV(3) of the Restated Declaration of Condominium is amended as follows:***

IV. APARTMENTS SHALL BE CONSTITUTED AS FOLLOWS:

...

3. Appurtenances. Each Apartment shall include and the same shall pass with each Apartment as an inseparable appurtenance thereto, whether or not separately described, conveyed or encumbered, all of the rights, title and interest of an Apartment Owner in the Property, which shall include but not be limited to:

...

(b) The conveyance of a Limited Common Element as an appurtenance to the Apartment known as a covered or uncovered parking space for a private passenger automobile, which covered or uncovered parking space shall be assigned the Purchaser from those available at the time of his purchase of his Apartment. Notwithstanding anything to the contrary contained herein, upon the effective date of this amendment, the exclusive right to use the following parking spaces shall be assigned and transferred to the below-listed Apartments as a Limited Common Element appurtenance to such Apartment:

<u>Apartment Number</u>	<u>Assigned Parking Space</u>
#108	#243
#317	#242
#213	#240
#215	#241
#208	#244
#505	#220

CONTINUED ON NEXT PAGE

The following parking spaces, which were previously assigned to the above-referenced Apartments, shall now be considered unassigned to any Apartment in the Condominium, and the Board of Directors shall have the authority, in its sole discretion, to adopt reasonable rules and regulations from time to time concerning the use or rental of these parking spaces and/or to undertake a future assignment of the exclusive right to use these parking spaces: Parking Space #260, Parking Space #290, Parking Space #291, Parking Space #292, Parking Space #293, and Parking Space #297.

...

SELECT YOUR FOUR CHOICES BELOW AND PUT THIS BALLOT IN THE YELLOW "BALLOT ONLY" ENVELOPE

**VENETIAN CONDOMINIUM, INC  
BALLOT FOR THE ELECTION OF FOUR MEMBERS TO THE BOARD OF GOVERNORS**

The individuals listed below have submitted their name as a candidate for the Board of Governors.

There are FOUR (4) vacancies to be filled. Please vote for up to FOUR (4) candidates. **If more than four (4) selections are made the ballot will be void.**

The four candidates receiving the most votes will serve for two years.

Indicate your vote for a candidate by marking the box to the left of the candidate's name. Write in votes are not permitted by Florida law and will be disregarded.

<i>Candidate</i>	<i>Unit #</i>
<input type="checkbox"/> Rosemarie Barton	1417
<input type="checkbox"/> Larry Burnette	1402
<input type="checkbox"/> Thomas Copeland	1116
<input type="checkbox"/> Phil Cordell	1201
<input type="checkbox"/> Jamie Holder	507
<input type="checkbox"/> Mary-Ann Massad	411

**VOTING PROCEDURES**

1. Mark the ballot to select your choice of candidates.
2. Fold the ballot and place it into the small yellow envelope, marked "**Ballot Only**".
3. Seal the small yellow envelope with the ballot inside.
4. Place the small yellow envelope into the larger blue **Signature Envelope** and seal.
5. **The Signature Envelope must be signed, and the unit number filled in.** If one person owns the unit that person signs. If more than one person or a Corporation or Trust owns the unit **only** the voter designated on the Voting Certificate may sign.
6. The ballot must be received by the Venetian no later than the close of the polls during the meeting on March 13, 2018.
7. This procedure must be followed even if you attend the meeting and vote in person.

*Rosemarie Barton*

THE VENETIAN  
ONE LAS OLAS CIRCLE SUITE 1417  
FORT LAUDERDALE, FL 33316

My husband, Ken, and I are Florida residents and reside at The Venetian for a major portion of the year. We are in the process of reducing our commitment to our business and I am now in a position to contribute more time to being involved in helping to continue to make The Venetian the award winning home that it has become during our time here.

My background includes the past 19 years in various positions and responsibilities including the board positions of secretary, treasurer and vice president of QPAC (Quality Products and Concepts) Corporation. QPAC designs and manufactures micro-polishing and finishing equipment for major engine and transmission parts for two-stroke engines and compressors, automotive size crankshafts and camshafts and larger diesel engine crankshafts and camshafts up to 12 feet in length in markets worldwide. In this position I was responsible for planning, implementing, managing and controlling all financial related activities of the company. In addition I was the point of contact with vendors and sub-contractors and planned and organized industry trade shows.

Prior to 1999 I was the owner and director of a pre-school daycare center responsible for providing a safe and developmentally appropriate early education pre-school program for young children and prior to that was a mortgage account representative for Metropolitan Savings. This position was responsible for maintaining customer insurance compliance, as well as, escrow analysis for payment of taxes and insurance for properties under mortgage.

On a lighter side, I am a published author of a fun book, "Just Rose: Easy Home Cooking" (ISBN:978-0-578-03999-2).

While residing at The Venetian I have contributed many hours in working with the Social Committee helping with the various events that have been a part of the winning atmosphere that exists here.

With the above experience I will strive to contribute to the board so that we continue to have a facility that is run in a fiscally responsible manner while properly maintaining a condominium complex that continues to show increasing property values. I will also be available to listen and to respond to all of the residents' concerns and suggestions.

I would be honored to have your support and ask for your vote in this election. Please call me if you have any questions or concerns that I may be able to help with.

248-613-6200

[roseQPAC@aol.com](mailto:roseQPAC@aol.com)

## Larry Burnette

Thank you for your consideration of my candidacy for the Venetian Board of Governors.

I have **actively served on the Venetian Board of Governors for the past 11 years**. During my first year on the Board, I served as Vice-President and led the Interiors Renovation Project which started a series of projects that have significantly upgraded and transformed the Venetian. I am honored to have served as President of the Board for the last 10 years.

I am very proud of several major accomplishments during my time on the Board:

- I have used my **extensive corporate background in accounting and finance** to guide our Association to its **strongest financial position ever**. I recommended and implemented new financial reporting and internal controls that allow the Board to make better decisions.
- I have used my **senior corporate management experience to implement better planning, prioritization, and budgeting processes for the Board**. As a result, the members of the Association have not had a maintenance increase in any of the last 10 years.
- I have used my **experience in renovating property** to become personally involved in updating the Venetian and it has never looked better – both inside and outside. We have witnessed a transformation of an aging facility into a polished jewel. This manifested itself in the **Venetian being selected as the “2015 Florida Condo of the Year”**.
- I have also used my **experience in managing large organizations** to provide leadership to the Board of Governors resulting in effective processes, so we partner with the Manager, Committees, and staff on priorities in a timely and affordable manner;

I have consistently drawn on my education and background in corporate finance, human resources, and managerial experience to contribute to the effective operations of our Association. I believe in a principle-based approach to issues we face at the Venetian, rather than situational. I also believe in a robust financial reporting process that allows the Board to effectively plan for current and future needs to keep our property running smoothly and well-maintained while operating within an affordable budget.

I have served as the editor of the “Venetian View” for the last 9 years. I have a strong belief that keeping owners and residents well informed, and encouraging owner involvement in our committee process is a key to our success.

I am a full-time, year-round resident at the Venetian. I am semi-retired, willing, and able to volunteer my time for the good of our community. I would appreciate your vote for me.

February 2018

VENETIAN CONDOMINIUM  
CANDIDATE FOR **BOARD OF GOVERNORS**  
NAME OF CANDIDATE **THOMAS COPELAND**

1. **PERSONAL:**

Age 50  
Born: Fort Lauderdale, FL  
One son – Age 21  
Telephone: (954)684-4403  
Email: [copelandthomas@hotmail.com](mailto:copelandthomas@hotmail.com)

2. **FORMAL EDUCATION:**

US Air Force Academy, 1989: Bachelor of Science degree in General Engineering  
Embry-Riddle Aeronautical University, 1996: MAS degree in Aviation Aerospace Operation

3. **PROFESSIONAL CREDENTIALS:**

1989-1998: USAF - Aircraft Commander, Instructor, Examiner  
1998-Present: American Airlines - International Captain  
2012-2016: Allied Pilots Association board member representing the 1500 pilots of American Airlines

4. **COMMUNITY ACTIVITIES:**

Career Day Volunteer at Broward County Schools  
Humane Society Volunteer  
Beach Clean-up Volunteer

5. **VENETIAN ACTIVITIES:**

Initiated process to create indoor bicycle storage for residents  
Security Committee Volunteer  
Rules Committee Volunteer  
Hurricane preparation and clean up volunteer  
Full time resident

6. **VENETIAN GOALS:**

Implement Energy Saving Technology to lower condominium fees and increase property value  
Increase transparency and seek owner participation and consent to be governed  
Increase Safety and Security

Venetian Neighbors,

I've enjoyed calling the Venetian home for almost 15 years, and have proudly served as a member the Board of our Homeowners Association for over 10 of those years. I'm asking for your vote for an additional term in the upcoming election.

My background in the hotel industry provides a base of experience that frequently applies to serving as a member of your Board. I've worked with Hilton Worldwide for over 30 years, serving as a Senior Vice President in a variety of roles. I'm currently Global Head of New Brand Development, and most recently served as Global Head of Hampton Inn Hotels, Hilton Garden Inn Hotels, and Tru by Hilton Hotels.

My 30+ years with Hilton give me a great base of experience and insights to help me be a contributing member of your Board:

- I lead Hampton Inn Hotels to grow to 2300+ hotels in 23 countries around the world – through a mix of relationship building and owner relations and sound business decisions, we made Hampton Inn a \$6 billion dollar business, and the #1 Franchise in the United States
- We launched Tru by Hilton – and it became the “most successful and fastest growing brand in US history”
- As a result of my resources, I'm able to share a variety of insights and information – compensation information, owner relations, business trends, relevant and current trends and information – to help our Board and our community make smart and well-informed decisions

Our Venetian home is a great community. Our community is managed by a great manager; our committees do great work; our building is well maintained; our financial position is strong; and our building is respected and envied by many other condo communities in Ft Lauderdale.

Keeping our community great and strong requires, in my opinion, a balance of perspectives:

- Understanding the needs of individual owners, while recognizing that we must ultimately make decisions that are in the best interests of our overall community
- Finding the balance of a “feeling of home,” and also working to positively impact the long term value of our real estate investment – a mix of “home” and “business”
- Respecting that each owner has a voice, is comfortable providing constructive feedback, is hopefully working towards the good of our overall community, and supportive of the Manager and our Board

Balancing each of these perspectives is no easy task, but for over 10 years, I've tried to use these principles as my North Star in making decisions on behalf of our community as a member of the Board. I would be honored to receive your vote to continue with this approach – supporting keeping the Venetian a great place to live.

With pride,

Phil Cordell  
Venetian #1201



**JAMIE HOLDER**  
1 Las Olas Circle Unit 507  
Fort Lauderdale, FL 33316  
(305)968-2547 / [Jamieholder2003@yahoo.com](mailto:Jamieholder2003@yahoo.com)

I live at the Venetian full time the entire year and appreciate what a great building we have. I have been here full time since 2006 and have been involved in the Dock Committee since 2009 and served as co-chair of the committee since 2014. I want to run for our board to help serve the best interest of all owners and help continue current path. I would also apply a common sense business approach to continue running our multi-million HOA as efficiently as possible. In 2014 we took steps to improve our docks as well as negotiate significant cost reductions in the contracts for the work starting on the west deck in 2015. We lowered our cost more than \$10,000, while negotiating for upgrades such as salt water marine treated lumber to guarantee a 30+ year life from the substructure and decking. We are now in the permitting phase to complete the finger piers and finalize our great marina. Call me if you have any questions and thank you for your consideration for the Venetian Board.

### **EDUCATION**

**NORTH CAROLINA STATE UNIVERSITY, Raleigh, NC**

- B.S. of Business Management, graduated May, 2004.
- Finance Concentration, Spanish Minor.

**UNIVERSITY OF VERITAS, San Jose, Costa Rica (1/03-5/03)**

- Completed 17 credit hours in Costa Rican language and Business Management.

### **EXPERIENCE**

**Universal Forest Products, Medley, FL**

**Sales Manager (7/04 – present)**

- Attended Chester Karass's Effective Negotiating seminar.
- Developed new markets for existing products to expand reach and sales.
- Purchasing, organization, and oversight of an inventory of \$22,000,000.
- Attended management classes in Spanish and English.
- Averaged 40% sales growth 5 straight years, fastest rep to 10 million.
- Promoted to Sales Manager after serving several roles in the company.

**SILVER LAKE WATER PARK, Raleigh, NC**

**Operations Manager (6/98 – 7/04)**

- Provided customer care and ensured safe environment for 50,000 seasonal guests.
- Oversee hiring, counseling, scheduling, and termination of 20+ park employees.
- Promoted to manager after serving several roles within the company.

### **HONORS / ACTIVITIES**

- Earned Dean's List four consecutive semesters.
- Phi Sigma Theta National Honor Society.
- Recipient of Study Abroad Scholarship and Triangle Education Advancement Scholarship for academic and athletic excellence.
- Wrestling Club – Treasurer, Fall 2001, and distributed a budget of \$600.
- Delta Sigma Phi – Academics Chair, Fall 2002 and Formal Chair, Spring 2004.
- Food Bank, Habitat for Humanity, Service Raleigh
- Life Scout and Order of the Arrow Member.
- 2000 NCHSAA runner-up State wrestling champion



### **Mary-Ann Massad, Chartered Director (C.Dir)**

Mary-Ann Massad, is the Founder and Chief Executive Officer of the Knowsys Group (1995), a strategic IT management consulting and managed services firm focused on maximizing return and reducing risk on technology investments for Fortune 500 companies and Public Sector organizations in Canada, USA, and Europe. Knowsys Group is a 100% female-owned company.

Mary-Ann has enjoyed over 33 years of experience in:

- **Chartered Director designation from McMaster University-Gold Standard Board of Directors designation**
- Public speaking in leadership, innovation, agile, collaboration, entrepreneurship, digital transformation, diversity in vendor management;
- Management consulting, in leadership, governance, strategy, portfolio/program management, business/digital transformation, and outsourcing audits;
- SAM (Software Asset Management) Managed Services (including SaaS);
- Cybersecurity and Data-centric Encryption Solutions;
- BI and Master Data Management Strategy, Roadmap, and Integration Implementation;
- Portfolio, Program, and Project Management advisory/audit and implementation-over \$3.3 B served;
- Sales, business development, and marketing for strategic accounts (over \$100 MM);
- Senior executive roles at CGI, Ernst and Young, and Keane;
- Clients include Financial Services, Telecommunications, Government, and Utilities sectors

#### **Achievements:**

- Strategy, Governance, Program and Performance management of business/digital transformation, large scale systems integration, infrastructure, outsourcing, and applications development projects/programs in excess of \$500 MM;
- Profitable management of IT consulting and managed services over \$100 MM in sales (cumulative sales over 33 years, average gross profit of 40%);
- Managed operational budgets in excess of \$20 MM, and personally generated product and services/product revenue in excess of \$100 MM.
- Led, coached, and managed strategic sales teams focused on systems integration, outsourcing, software development, infrastructure deployment, and management consulting.
- Hired, led and managed teams up to 2000 people (sales, marketing, financial, engineering, software development, project management); and
- CEO in Residence at University of Ottawa Telfer School of Business as recognition for remarkable business achievements by an alumni.
- Board Director roles for Kidney Foundation, IT Association of Canada, and Women Dentists Organization
- Public Speaking engagements, media interviews, and publishing by University of Toronto, University of Ottawa, Women Presidents Organization, Women Dentist's Organization Conference Board of Canada, Report on Business TV, National Post, International Diversity Conference-Washington, D.C.