

VICTORIA PALMS OF DUNEDIN

NOTICE OF SPECIAL ASSESSMENT MEETING

To All THE VICTORIA PALMS MEMBERS,

December 2, 2024

NOTICE IS HEREBY GIVEN of **VICTORIA PALMS SPECIAL ASSESSMENT MEETING** to be held at the following DATE, TIME, and LOCATION:

- **DATE: December 16, 2024**
- **TIME: 6:00 PM**
- **LOCATION: Zoom**

<https://us02web.zoom.us/j/84930400617?pwd=4IFuKGU8rJAF0GGdboBETetr4T9Zvb.1>

Meeting ID: 849 3040 0617
Passcode: 549999

Below is an Agenda for a Special Meeting for a proposed special assessment. A meeting will be held to approve a Special Assessment in the amount of **\$124,270**. Each owner will be assessed depending on the square footage of their unit, which is below. Payment of the assessment will be stated in the chart below. This will be used for the following projects: \$90,964.27 will be used to fund the rest of the flooded project done by Chad Need, \$33,305 will be used for the shortfall due to hurricane Milton (\$918.00 Dumpster, gate \$180.00, \$295.83, Consolidated Electric for voltage repair to the gate, \$6235.00 Corona/Trees, \$4460 Done Rite Roofing for Missing shingles, \$1217.00 new Motor for the gate, \$20,000 Mailbox) Any excess funds will be returned to the deferred maintenance account.

THERE WILL A TOTAL OF 2 PAYMENTS,

PERCENT %	UNITS	Type Of Unit	1st PAYMENT DUE JAN 1,2025	2nd PAYMENT DUE FEB 1 2025
.9490	40	1 Bedroom	\$589.66	\$589.66
1.2925	48	2 Bedroom	\$803.10	\$803.10

1.

By Order of the Board of Directors,
Ellyse Vosselmann
Ellyse Vosselmann, LCAM
evosselman@ameritechmail.com

Community Manager