

Annual Owner's Meeting Calendar of Events October 2018
Call the Office RSVP to all Events before October 14, 2018
(904) 471-0932 or email info@oceanandracquet.com

Friday, October 19, 2018

9:00 am – Continental Breakfast at the Clubhouse

10:00 am – Rental Committee Meeting

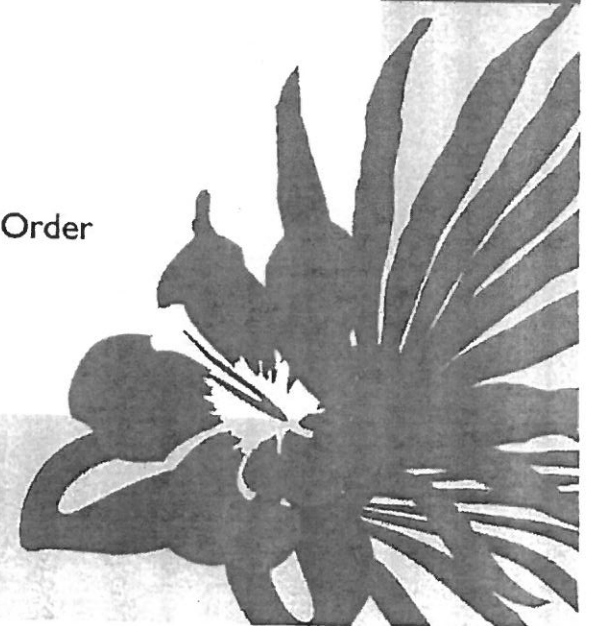
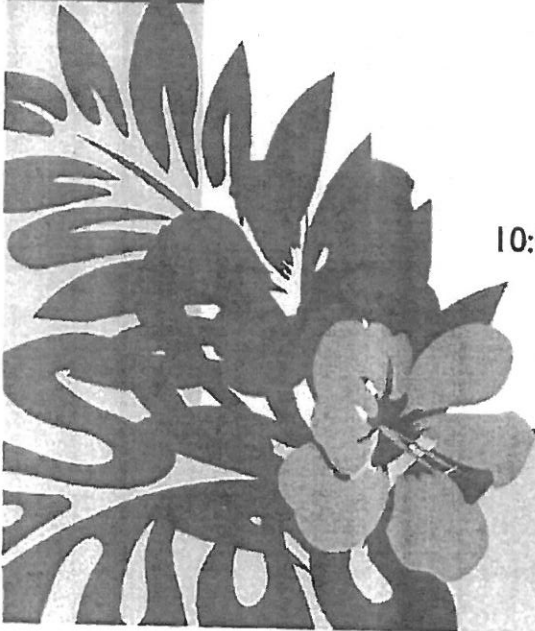
5:30 – Bar-B-Que Dinner *Meet Your Candidates*

Saturday, October 20, 2018

8:30 am – Election Committee Meets

9:15: - Owner Sign-In with Continental Breakfast

10:00 am – Call the 2018 Annual Meeting of the Members to Order



St. Augustine Ocean & Racquet Club Condominium Association, Inc.
Final Notice of 2018 Annual Meeting of Members
AND
Election of Directors

To: All Unit Owners

NOTICE is hereby given that a regular election to fill the vacancies on the Board of Directors caused by the expiration for the terms of office will occur at the time and place at which the annual meeting is scheduled to occur; that being:

Date: October 20, 2018

Hour: 10:00 AM

Place: On-Site Clubhouse

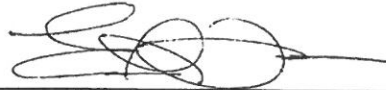
PLEASE TAKE NOTICE OF THE FOLLOWING:

The primary purpose of the meeting is the election of members of the Board of Directors. There are six (6) vacancies to be filled and ten (10) members to be considered for election. Because the Board has established "staggered" terms for the Directors the three candidates who receive the greatest number of votes will serve two year terms and the other three will serve a one year term. You can only vote for six (6) candidates. The election process is as follows:

- A. **BALLOT:** Your ballot for election of Directors with appropriate envelopes is enclosed. To ensure that your ballot is validated, be sure to read and carefully follow the instructions on the ballot form. Ballots must be either mailed or hand delivered to the association: they cannot be sent via facsimile or electronic transmission. The signature on the outer envelope **MUST** be the signature of the "Primary Occupant" as designated on the Voter Certificate on file with the Association.
- B. **PROXY:** If you do not intend to attend the annual meeting in person, please complete the enclosed proxy form and return it in the identified envelope so that a quorum can be attained. The following are the steps which you must follow to insure that your proxy will be valid:
 1. Only the owner (Primary Occupant) identified on the Voter Certificate can sign the proxy.
 2. You may insert the name of the person you wish to act as your proxy holder if you wish. However, for the proxy to be valid, that person must actually attend the meeting. If you choose not to insert a name, then the Secretary of the Association will serve as your proxy.
 3. The General Proxy will only be used for the establishment of a quorum, which is a majority of the voting interest in the association.
 4. Please return the Proxy in the envelope identified as the Proxy envelope.
- C. **VOTING CERTIFICATE:** Article II. C. of the ORC Bylaws States: *"The instrument designating the Primary Occupant shall be filed with the Association, and the person so designated shall be and remain the Primary Occupant of the Unit until such designation has been revoked by written instrument executed by the owner of the Unit or by lawful conveyance of the Unit. The Primary Occupant of the Unit shall be the only person entitled to cast or exercise, in person or by proxy, or by proxy, the vote of the owners of such unit at any meeting of Members or in connection with any action concerning which members of the Association shall be required of allowed to vote or otherwise act."*
 1. If you are uncertain whether a Certificate is on file with the Association, please complete the attached copy and return in the "Proxy" envelope.
- D. Please RSVP for Owner's dinner by October 14, for planning purposes.

St. Augustine Ocean & Racquet Club Condominium Association, Inc.

DATED 16 SEPTEMBER 2018



By Direction of the Board of Directors
Ellen Lumpkin
Sovereign & Jacobs

St. Augustine Ocean & Racquet Club Condominium Association, Inc.

Minutes

**Annual Meeting of the Members
To be held in the On-Site Clubhouse
October 21, 2017 at 10:00 AM**

1. **Last Call for Proxies:** Management called for final proxies
2. **Call to Order:** - Robert Jones, Chairman, called the meeting to order at 10:00 AM on the date and location listed above
3. **Determination of a Quorum:** A quorum was not achieved with a total of 80 owners attending either by proxy or in person
4. **Approval of Minutes of the 2016 Annual Meeting of Members (October 15, 2016):** Due to lack of a quorum the approval of the minutes from the 2016 Annual Meeting were deferred to a future meeting.
5. **Introduction of the Candidates for Election to the Board of Directors:** The chair recognized and introduced the following candidates for the Board of Directors: William Duddy, Calum Jaap, Robert Jones, James Macaluso and David Rutherford.
6. **Last call for Ballots (commence counting ballots):** A last call for ballots was made by the chairperson. Management instructed the election committee to commence counting the ballots.
7. **Officer Reports**
 - **President's:** Robert Jones, Association President, began his report by commending the current board and their accomplishments for the past year. Two current members of the board have decided not to run for another term (Don Davis and Susan Welch), and their service will be missed. Mr. Jones continued on to thank Ellen Lumpkin, Amanda Sims, David Rake, Andrea Barna and the rest of the staff for their hard work throughout the year. Briefly, Mr. Jones listed the accomplishments of the past year that will be discussed in more detail during committee reports such as: Clubhouse Renovations, Comcast Contract Renewal, Paver Installation and Bulkhead Installation. Future projects include: Updates for the future include: Update to CSO Office and Elevator Upgrades.
 - **Treasurer:** Carol Kuhn, Association Treasurer, began by thanking her committee members as well as Amanda, Ellen, Vikki and the rest of the staff for their patience and helpfulness. Mrs. Kuhn was proud to announce that the current cash flow for the association was currently at 5.19 months. Currently, the reserves are down due to large projects completed in the past year including bulkheads, pavers and mainly the plumbing project. Delinquencies are up, however only 1 unit is being handled by an attorney at this time.
8. **Committee Reports**
 - **Finance:** See Treasurer's Report
 - **Rental:** Yvonne Wittreich, Rental Chair, gave a brief overview of the rental standards and guidelines as well as an overview of the winter events that continue to be very well-attended. A popular request is for the addition of a Pickleball court to the facility, of which the Board is discussing. Amanda Sims gave a brief report on Rental Program changes beginning with the addition of new staff. Jeanne, Stephanie and Brittany have resigned and at this time Staci and Melissa have been hired and are in training. Housekeeping costs have increased this year and a letter was mailed out to all owners. Rentals have been decreasing for the past 3 years, but only slightly. With the rate increase last year we saw a higher average daily rate, but occupancy was down to keep the rental program at about a par level over last year. The rental program is continuing to keep up to date with technology

St. Augustine Ocean & Racquet Club Condominium Association, Inc.

Annual Meeting of the Members

On-Site Clubhouse

880 A1A Beach Blvd. St. Augustine Beach, FL 32080

October 20, 2018 10:00 am

1. Last Call for Proxies
2. Call to Order
3. Determination of a Quorum
4. Approval of Minutes of the 2017 Annual Meeting of the Members
5. Introduction of the Candidates for Election to the Board of Directors
6. Last Call for Ballots (Commence Counting Ballots)
7. Officer Reports
 - a. President
 - b. Treasurer
8. Committee Reports
 - a. Finance
 - b. Rental
 - c. Rules
 - d. Buildings
 - e. Social
9. General Business to come before the Members
10. Announce results of Director Election
11. Comments from the new President
12. Adjourn

that will allow the software to link directly with owner advertising such as VRBO, AirBNB, Homeaway, etc.

- **Rules:** Michael Providence, Rules Chair, mentioned that the owner's corner continues to have all the updated rules on the website. New signs have been contracted and will be installed shortly for the buildings. Notices will be sent out for details on this installation.
 - **Cable:** Mr. Providence further reported on the new contract with Comcast. Owners are welcome to upgrade to HD Cable boxes at no additional charge. Boxes can be picked up at the local Comcast office or by calling Comcast and having them installed by a technician (installation rates apply). Old boxes must be traded in for the new HD boxes. More information is available at the front office. This is a 3-year contract and will be re-evaluated as soon as more technology is available in the area.
- **Building & Grounds:** Donald Davis, Building & Grounds Chairperson, thanked his committee, the Board and the President for their service over the past year. Accomplishments of the past year were the addition of Snow Fences, Bulkheads, Pavers to the Office, New CSO Window and Replacement of Spillways. Major future projects include: Building 3 Elevator Replacement, installation of Unit Numbers, repair to landscaping damaged by drought and possible changes to the boardwalks and walkovers. Pickleball is also a discussion topic after some repairs to the tennis court membrane. Mr. Davis ended by thanking the employees for their tireless work throughout the year and especially during the storm season
- **Social:** Susan Welch, Social Committee Chairperson, thanked her committee of about 15 people as well as the staff for all the hard work for the busy social season. The committee is planning to meet in the next few weeks to begin plans for the 2017 season and is looking forward to using the beautifully renovated clubhouse. Mrs. Welch gave a brief history of how the social committee became an official part of the association. Many events occur throughout the year including: Holiday parties, bridge, soup night w/trivia, high tea, Superbowl party, Mahjong and a Farewell party at the end of the season. As always, new members are welcome.

9. **General Business to come before the members:**

- Questions from the membership included information on re-lining and/or re-piping the unit as well recommendations to get bulk quotes from local window companies for hurricane window replacements. The Board and Management will be gaining information on both of these issues.

10. **Announce results of Director Election**

Ms. Sims thanked the election committee and announced the newly elected candidates to the Board

Two Year Term
Robert Jones.....65
William Duddy.....60
Calum Jaap.....57

One Year Term
David Rutherford.....47
James Macaluso.....37

11. **New Presidents Comments:** Robert Jones, President for the 2016-2017 Year, again thanked the staff and his fellow board and committee members for their hard work. New committee members and board positions will be posted in future meeting minutes.

12. **Adjourn:** With no further business to conduct, the meeting was adjourned at 11:35 am

St. Augustine Ocean & Racquet Club Condominium Association, Inc.

GENERAL PROXY

INSTRUCTIONS: If you do not plan to be present for the annual meeting, it is important that you complete and return this proxy so that a quorum can be obtained. Please fill in your property address, and the name of the person you desire to vote on our behalf if other than the association secretary, date, sign and return this proxy by mail SO THAT IT REACHES the association not later than 5:00 PM Eastern time on October 19, 2018.

I/We, the undersigned being the owner (Primary Occupant) of the Condominium Unit # _____ in St. Augustine Ocean & Racquet Club do hereby appoint as my attorney-in-fact, _____, or in the absence of naming an attorney-in-fact, the secretary of the association, as my proxy holder to attend the meeting of the members of St. Augustine Ocean & Racquet Club, to be held on October 20, 2018 at 10:00 AM in the On-Site Clubhouse, or any adjournment thereof, but in no event longer than 90 days after the date of the meeting indicated herein. This proxy can be revoked at any time at the pleasure of the undersigned. The proxy holder 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.

I authorize and instruct my proxy to use his or her best judgment on all matters which properly come before the meeting and for which a general power may be used.

DATED this _____ day of _____, 2018

Primary Occupant (Authorized Voter)

SUBSTITUTION OF PROXY (if necessary)

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

DATED this _____ day of _____, 2018

Proxy Holder

DESIGNATED VOTER CERTIFICATE INSTRUCTIONS

A Designated Voting Certificate is required by your Association for the purpose of establishing who is authorized to vote for a property owned by more than one person (even if husband and wife), or a corporation. A Designated Voting Certificate is not needed if the unit is owned by only one person. Only one owner or corporate officer can be the Designated Voter.

Only the person designated on the Voting Certificate will be authorized to cast the Ballot for the election. This information will remain in effect until a change in the record ownership of the property occurs, or the property owners choose to designate a new Designated Voter.

The Voting Certificate must be submitted to the Association prior to the scheduled time of the meeting. A Voting Certificate is not a Proxy and may not be used as such.

To complete and submit the Designated Voter Certificate:

1. Complete the date in the appropriate space (Required).
2. Print the property street address in the appropriate space (Required). It is necessary to include unit number if the street address is shared amongst multiple units.
3. Print the name of the Designated Voter in the appropriate space (Required). This must be an owner of record, or corporate office for the corporation that owns the property. If two names are listed in this space, the Certificate is invalid.
4. Have all owners of record sign the document on the provided lines (Required). The Designated Voter also needs to sign the document. All owners of record must sign the Certificate for it to be valid. Note: If the owner of the property is a corporation, only the Corporate Ownership Attestation needs to be signed. If there are more than three owners of record, please make a copy of this form, complete #1 - #3 above on the copy and have the additional owners sign the copy/second page.
5. If the property is owned by a corporation, the Corporate Ownership Attestation needs to be completed by the appropriate officers.
6. Return the Designated Voter Certificate for the Annual Member Meeting by either:
 - a. Having the Designated Voter bring it to the meeting
 - b. Mailing the Certificate: Place the folded Certificate in the provided return envelope.

**2018 ELECTION
OFFICIAL BALLOT
BOARD OF DIRECTORS**

ST. AUGUSTINE OCEAN AND RACQUET CLUB CONDOMINIUM ASSOCIATION, INC.

INSTRUCTIONS:

Your vote is confidential. Do not sign or otherwise identify your name or unit number on this ballot.

Please vote for any six (6) of the following candidates – You may vote for LESS than six candidates and doing so will assist in creating a vote count spread. The three candidates with the most votes will serve a two year term, the other three will serve one year terms.

TO VOTE for a candidate, check the box to the right of the candidate's name.

Write-in candidates are NOT permitted

Fold and place this ballot in the smaller of the two envelopes (marked "BALLOT") and seal. If you own more than one unit place each ballot in a separate envelope.

Place the smaller envelope(s) in the larger self-addressed envelope with your name, unit number and your signature. Seal the larger envelope, sign your name and PRINT your name and unit number LEGIBLY on the outer envelope in the space provided

After completion, mail or and deliver the envelope to the Association, FAX and EMAIL are NOT permitted.

By law, any BALLOT violating these instructions may have to be disregarded.

The Ballot is irrevocable after it is received by the Association.

- CAYCE, LEN
- DAVIS, DON
- DUBOWICZ, LOU
- GRIFFIN, DAN C.
- KUHN, CAROL
- MACALUSO, JAMES
- PROVIDENCE, MICHAEL
- RUTHERFORD, DAVID
- SHAILER, HAROLD (KIM)
- WELCH, DON

Len B. Cayce

HISTORY AT OCEAN AND RACQUET

My wife Diane and I have owned Unit 4207 since January 2002. We moved into the unit in 2015 and renovated it before moving to my mother-in-law's Seagrove home to be her caretakers. We participated in the rental program for over 15 years.

EDUCATION

BS and MS in Electrical Engineering, Georgia Institute of Technology

COMMUNITY SERVICE

- Secretary – 8 years – Old Roswell Place Condominium Association
- Secretary – 3 years – Coldstream Courts HOA
- President – 4 years – Coldstream Courts HOA
- Treasurer – 2 years – ShagAtlanta - Carolina Shag Dance Club
- Social Committee Co-Chair (with Diane) – 2 years -ShagAtlanta
- DJ Chairman – 2 years – ShagAtlanta

MILITARY SERVICE

U.S. Navy, active and reserve 1969 to 1975, Honorable Discharge as ETN2

CAREER

A 38 year career in engineering and product development in various industry segments:

- Military
- Industrial/Computer
- Telecom
- Electronic Component Distribution

...in various roles:

- Design and development engineering
- Project Management
- Engineering Department Director
- Technical Sales

Hello

My name is Don Davis. I reside at 7201. I have served on the board of directors and chaired the buildings and grounds committee.

Being a permanent resident allows me greater insight on situations that pertain to the complex. I am energized and ready to serve.

I ask for your vote.

Don Davis

Lou Dubowicz

Unit 7302

My wife Joan and I purchased our unit in April of 2012. We spend Oct. thru April here. I am a Veteran and have spent 35 yrs. In a manufacturing environment and retired from Altria in 2006. I have been active in our HOA in Mooresville NC serving as Secretary, Treasurer, Vice President, President.

I am presently The Chairman of the Buildings and Grounds committee at St Augustine Ocean and Racquet.

We have seen tremendous improvements during our time here and want to see these improvements continue to make our complex the best on the beach.

Dan C. Griffin

880 A1A Beach Blvd #3101

St Augustine FL 32080

Owners, St Augustine Ocean and Racquet Resort,

I have been an owner and full time resident of the Ocean and Racquet Resort since 1989. I am a veteran, having served in the U.S. Navy during the Viet-Nam era. I am retired from the U. S. Postal Service where I served in various administrative and management positions. Some of those positions are: Postal Systems Examiner; Associate Office Coordinator; Postmaster, Bunnell, FL; Officer-in-Charge, Ponte Vedra Beach FL; and Postmaster, Flagler Beach/Palm Coast FL.

I have served the Ocean and Racquet Resort on the Board of Directors two times in the past for two years each term. I feel that with my background and previous board experience I can be an asset to our Association once again.

I ask for your vote because I will work with management and the board of directors to maintain and improve our investments.

Sincerely,


Dan C. Griffin

Carol Kuhn

Unit #4103

To the owners at Ocean & Racquet:

My husband George & I bought our unit at Ocean and Racquet in 1997. We currently live in the Cypress Lakes Subdivision in Elkton Florida. My husband retired from teaching in 2010 so we have officially made Florida our primary residence.

I retired in 1992 after working for more than 30 years in Computer Operations Management. We have 3 children and 5 grandchildren.

I have had the pleasure of serving on the Board of Directors the past eight years, and as your Treasurer for the past five years. Being your treasurer has been challenging but interesting. I have tried to represent the owner's interest as much as possible to continue giving you the best return on your investment.

Because I am in the area I try to attend almost all of the committee meetings and the board meetings. I feel attendance of the meetings in person or by phone is an important part of being a board member.

We spend a lot of time here at Ocean & Racquet Club either updating our unit or visiting when my family and friends are in the area. We have the opportunity to meet many of the guests at the pool and other functions which gives us a good feel for how things are going on the property.

As an owner as well as a renter I feel that I can appreciate both areas of concern. We have one of the nicest complexes on the beach and I would like to help with the decisions that will keep it that way.

I would appreciate the opportunity to continue to represent you on the Board of Directors. Please consider voting for me in the upcoming election.

Thank you,

Carol Kuhn

MICHAEL J. PROVIDENCE

For the owners who don't know me, my name is Mike Providence. My wife Pat and I have been owners of Unit 8202 since building 8 was built in 1984.

Ocean & Racquet has been our home away from home every year since then. We brought our two toddler sons with us every year to vacation, and now their children(our grandchildren) have been visiting several times a year. We love it here because, not because Saint Augustine never gets old, but also because of the commitment management and our Board devotes to making O&R the best complex on the beach. Three generations in my family have enjoyed O&R over the years.

Let me tell you a bit about my work history. Most of my working career was spent within the New York State Court System. Before retirement I spent the last 25 years as the Chief Clerk of Monroe Supreme & County Courts in upstate New York. This court is the trial court in the State with unlimited jurisdiction. My duties included management of court operations related to case processing of several hundred civil and criminal cases. It also included payroll preparation, budget preparation, security issues, plus deployment and management of up to 100 non-judicial personnel. I served in developing court policy and was a member of several State committees engaged in drafting policies, rules, and statutes effecting State legislation. I also served on committees comprised of State and local Bar associations and numerous Criminal Justice Services for the purpose of developing efficient case management procedures.

I am finishing my second two-year term as a Board Member, and am running for re-election. I am presently serving as Vice President of the Association. Here is a current listing of my committee membership:

1. Building & Grounds
2. Finance
3. E-Pipe
4. Website Development
5. Wi-fi
6. Rules(Chairman)

During my term as Chairman of Rules I have written new rules for Parking, Patio & Balcony and Pet policies. Also, rules regarding hover boards, bikes, and other policies that were subsequently approved by the Board.

Why am I running for re-election? Because I want to continue to give back in some volunteer manner what O&R has given to my family for the last 30 plus years - the joy and happiness we have experienced by coming here every year. Please be assured I will continue to place the community's best interests above my own, and sustain an attitude that positively promotes the goals and interests of the Association.

Thank you.



Greetings Members

I want to introduce my wife, Karen, myself, David and the newest member of the family, Dasher, a rescue Husky from the streets of Camden. We are proud grandparents of Parker and Elisa.

Like many of you, we have become snowbirds. In the last three years we have vacationed at St Augustine, and fell in love with it. This spring we acted and bought a unit in your association. That should make us one of your newest members.

As a new member I do not have concepts of what changes or issues you have on the table. While that is not good, coming in as a neutral member can be advantageous to all. What I will bring to the table is my life business and personal experiences as stated below.

I come from a startup company that grew to a 100 million dollar company before being taken over. I was Vice President of a division that worked with AT&T. We helped automate AT&T's central offices across the country. In Florida we up-graded 5 central offices. In my position, I opened and staffed five offices across the county and had full P&L responsibility as well as management responsibility. But most importantly, I participated in contracting and bidding on commercial contracts. The nuisances of this activity are important. On a personal note, we have enjoyed vacation shore homes since 1973, not only from personal use but also for their rental possibilities.

In summary I believe my open view, my financial background, as well as contract background will allow me to provide relative information into the boards future decisions.

I want to thank you for your support and ask you to email or call me with any questions.

David Rutherford

Dgrutherford.email@gmail.com

973 228 7373

My name is H.R. "Kim" Shailer and I'm running for a position on our Board of Directors.

My wife, Sharon, and I purchased unit 6104 a couple of years ago and we love it here. We have always loved the First Coast. We actually met when we lived in Jacksonville Beach, many years ago, and the whole coast from Fernandina to Ormond Beach was our stomping ground. We currently live just north of Atlanta so am close enough to come down anytime I am needed.

Among the many reasons we decided to purchase in Ocean and Racquet was our reputation for being a well-run association, well-managed financially. I'd like to offer my experience to help maintain Ocean and Racquet.

I graduated from Norwich University in Vermont (the Yankee version of The Citadel). I entered the U.S. Army as an officer on a career path. A few years later, I graduated from the Command and General Staff College in Fort Leavenworth, KS, which is a graduate level program including instruction on leadership, history, planning and decision making. The first part of my career was EOD (Explosive Ordnance...I took bombs apart for a living!) The second part was focused on logistics and support management for larger units.

After retiring from the Army, I began a path toward another interest...real estate. I won't go into all the details, but I studied for and passed state exams to be licensed as a Florida real estate broker, a Florida mortgage broker and a Florida Community Association Manager. This gave me a broad background and understanding of real estate, especially as it relates to Florida. Even though we no longer work in real estate, I keep my real estate education up to date and maintain my broker license.

One of the investments my wife and I made was a 24-unit inn on the North Carolina coast. This gave us a crash course in the ups and downs of hospitality management. Basically, my wife ran the office and I ran the back end, meaning setting up and overseeing all the logistics of maintenance and operations.

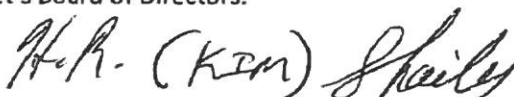
After eleven years as an innkeeper, I semi-retired again. We moved just north of Atlanta, to be near family. This time, I took an easier path and got a two-year degree from our local community college in refrigeration...something that had interested me when we had the inn. After graduation and working to gain the necessary experience, I studied and tested for HVAC and refrigeration licenses in SC and GA. I specialized in commercial ice machine repair and got certified by and contracted with Hoshizaki, Manitowoc, Scotsman, and Follett for warranty work.

I really am ready to take life a little easier, hence our purchase at Ocean and Racquet. All of my career as a small business person has led to an interest in marketing. I'll continue to help small companies find customers through promotional products and offering a small business person's perspective...when I'm not on the beach!

Over the past twenty years, my experience in volunteer board positions include President of (Jacksonville) Beaches Business Association, Vice-Chair at the Greater Jacksonville Kingfish Tournament, Chair of Jax Beach Zoning Variance Board, President of the Topsail Island Chamber of Commerce, Junior Warden of the Vestry at St. Matthias Episcopal Church.

I believe my many experiences with logistics, real estate, hospitality, maintenance and volunteerism would be an asset to Ocean and Racquet's Board of Directors.

I'd appreciate your support.

A handwritten signature in black ink that reads "H.R. (Kim) Shailer". The signature is written in a cursive, flowing style.

DON WELCH

UNIT 3220

To the Owners at St. Augustine Ocean & Racquet:

After serving on the Board of Directors for twelve years, I took a break for four years. Once again, I am asking you for the opportunity to serve you and the St. Augustine Ocean & Racquet community. I believe my living at O&R will benefit the Association since full-time residents are aware of the day-to-day operations and situations that occur and need to be dealt with. If elected, I also bring my O&R background and understanding of the history of various policies, problems, and decisions. Because of the age of our complex, it has become even more important to make sure that we continue to maintain it to the excellent level that we all have come to expect.

I am originally from upstate New York, where I taught for several years and worked in a variety of part-time jobs such as roofing and construction. I spent the remainder of my working years as Guidance Coordinator at the Albany BOCES, a vocational education agency. I worked with 24 school districts in 4 counties, and I also supervised the Apprentice Training Program. In addition, I served on the Board of Directors and on the Building & Grounds Committee for our county YMCA and served on our town's Emergency Services Committee.

In March 2000, my wife and I rented a condo at O&R. We liked it here so much that we bought 3220 and put it into the O&R rental program. Then in 2001, we sold our home in upstate New York and made 3220 our permanent residence. In 2002, we bought a second condo and kept it in the O&R rental program for over ten years before selling it.

I feel that I have valuable first-hand knowledge of being a guest renter, a part-time and full-time resident, and the owner of an O&R rental unit. Each one has its own concerns, problems, and priorities. While I was on the Board before, I served as President for two years, Vice-President for two years, Chairman of the Rental Committee for four years, and as a member of the Building & Grounds and Financial Committees. In all of these capacities, my goal was--and will be if elected--to work with the other Board members, with other owners, and with our staff to keep this complex the special place that it has always been.

Sincerely,



Don Welch