VILLAGE ON ISLAND ESTATES CONDOMINIUM ASSOCIATION, INC.

NOTICE OF SPECIAL MEMBERSHIP MEETING

NOTICE IS HEREBY GIVEN that a Special Membership Meeting of the members of the Village on Island Estates Condominium Association, Inc. ("Association") has been called pursuant to Article V, Section 5 of the Association's Bylaws following receipt of a written petition signed by more than ten percent (10%) of the voting interests requesting a special meeting.

DATE: October 21, 2026
TIME: 4:00pm to 5:30pm
LOCATION: Ameri-Tech Community Management Offices
24701 US Hwy 19 N., #102, Clearwater, FL 33763
VIRTUAL ACCESS: Join Zoom Meeting
https://us02web.zoom.us/j/89096522375?pwd=fsHSjADqiD4EpYvbViROje2rRvyZRV.1
Meeting ID: 890 9652 2375
Passcode: 580176

PROPOSED AGENDA

1. Call to Order Special Membership Meeting
2. Certification of Proper Notice
3. Verification of Membership Quorum
4. Statement of Purpose of Meeting
5. Membership Discussion of Petition Topics
6. Owner Questions and Comments
7. Adjournment

PURPOSE OF THE MEETING PER PETITIONERS

The purpose of this Special Membership Meeting is to provide an opportunity for the membership to discuss the matters identified in the owners' petition, including:

1. Concerns regarding potential special assessments and Association expenditures.
2. Discussion regarding Hurricane Helene related property damage, insurance claims, repairs, and related matters.
3. Discussion regarding owner rights under the governing documents and applicable law.
4. Discussion regarding Association governance and fiduciary responsibilities.
5. Discussion regarding prioritization of budget and capital improvement projects.
6. Discussion regarding concerns expressed by owners relating to property damage claims and dispute resolution.

These matters are included solely because they were identified in the petition requesting the meeting. No Board action is scheduled to be taken at this meeting unless a separate properly noticed Board meeting is convened in accordance with the Association's governing documents and Chapter 718, Florida Statutes.

BY ORDER OF THE BOARD OF DIRECTORS
Village on Island Estates Condominium Association, Inc.
Dated: 10/1/2026

The Village on Island Estates
Condominium Association, Inc.
(240 Windward Passage, Clearwater, FL 33767)

Notice of SPECIAL VOIE MEMBERSHIP OWNERS MEETING

FORMAL REQUEST - To be held at the CMA Second Floor Conference

DATE: TBD, 2026 @ 6:00 PM
Join Zoom Meeting: TBD
Meeting ID: TBD **Passcode:** TBD

AGENDA

*Call to Order
*Certification of Notice
*Establish Quorum

***OPEN MEMBERSHIP** Discussion of the Following:

1. UPCOMING VOIE SPECIAL ASSESSMENT EXPOSURE OVERREACH SPENDING ASSOCIATION FUNDS
2. UNRESOLVED HURRICANE HELENE PROPERTY DAMAGE CLAIMS ON "INSURABLE EVENT"
3. PRESERVATION & REINSTATEMENT OF VOIE OWNERS RIGHTS
4. VOIE COMMUNITY GOVERNANCE & FIDICIARY DUTY
5. PRIORITIZE VOIE BUDGET ON CAPITAL IMPROVEMENT PROJECTS
6. VOIE OWNERS FORCED TO CONTEMPLATE LITIGATION TO RESOLVE EXISTING PROPERTY DAMAGES/CLAIMS

- Interactive Session / Feedback & Discussion
- Question / Answer Round Table
- Owner Membership to Define Corrective "Plan of Action" Solution
- Adjournment

I, the undersigned unit owner, support requesting a **special meeting** or **emergency meeting** of the membership or Board of Directors pursuant to **§718.112(2)(d), Florida Statutes**, and the applicable provisions of the Village on Island Estates Declaration and By-Laws, to address urgent matters including insurance claims handling, permit closures, and contractor damage related to Hurricane Helene.

Owner Name / Signature	Unit Number
Alvin Reinauer	1201
[illegible]	302
[illegible]	2003
Arlene Valentine	1203
[illegible]	101
Roger Bartell	805
[illegible]	1301
[illegible]	302
[illegible]	601
Peter Kohut PERKLF	105
[illegible]	901
Michael MADDEN	701

Disclaimer: This Neighbor Briefing is prepared by concerned unit owners for informational purposes only. I am not an attorney, but a concerned homeowner who has become familiar with the statutes and our governing documents where they apply. This is not legal advice. Owners should consult their own qualified attorney or the DBPR for advice specific to their situation.