

SOUTHEASTER, INC.
MINUTES OF THE ORGANIZATIONAL MEETING OF THE BOARD OF DIRECTORS
NOVEMBER 4, 2023

An Organizational meeting of the Board of Directors of Southeaster, Inc. was held on Saturday, November 4, 2023 immediately following the Annual Membership Meeting in the recreation room of the Southeaster Condominium, 4841 Saxon Drive, New Smyrna Beach, Florida. Notice of the meeting was duly posted on the Association property and sent to all owners of record at least fourteen (14) days in advance.

Skip Jewett, President called the meeting to order at 10:25 am. A quorum of the board was established with the following Board Members attending in person or via telephone: Skip Jewett, Linda Breum, Rob Schwarz, Jerry Rauterkus, Steve Howard, Keith Ellis, Blake Thomas and Mark Chase.

Linda Breum moved to nominate Skip Jewett for president which motion was seconded and unanimously approved. Skip Jewett moved to appoint Linda Breum for Vice President which motion was seconded and unanimously approved Skip Jewett moved to appoint Mark Chase for treasurer which motion was seconded and unanimously approved Keith Ellis moved to appoint Robert Schwarz for Secretary which motion was seconded and unanimously approved. The board of directors and their positions and terms are as follows:

		Term Expires
President	Skip Jewett	2025
Vice-President	Linda Breum	2024
Secretary	Rob Schwarz	2025
Treasurer	Mark Chase	2025
Director	Frank Melton	2025
Director	Jerry Rauterkus	2025
Director	Steve Howard	2024
Director	Keith Ellis	2024
Director	Blake Thomas	2024

Skip Jewett appointed the following committee chair persons:

Landscape	Keith Ellis
Budget	Mark Chase
Architectural Review	Blake Thomas
Insurance	Mark Chase

The 2024 monthly maintenance fee as presented by the budget committee and approved by the board for full funding of the reserves and modified to partial funding of the reserves as voted on by the owners which resulted in a monthly fee of \$750.00 per month with \$90.00 going to the reserves.

Annual Meeting Schedule

Board of Directors Meetings

February 10, 2024

May 25, 2024

August 31, 2024

Annual Owners Meeting

November 2, 2024

All Board of Director's meetings will be held at 9:00 a.m. in the recreation room. The Annual Meeting will be held immediately following the 11-02-24 Board of Director's meeting.

Linda Breum moved to adjourn the meeting which motion was seconded and unanimously approved. The meeting was adjourned at 10:30 am.

Rob Schwarz, Secretary
Southeaster, Inc.