


**NOTICE OF ANNUAL MEETING FOR
CROSS CREEK II PATIO HOME OWNERS ASSOCIATION, INC**

February 1, 2024.

Dear Homeowner:

Please be advised that the Annual Meeting of your Association will be held for the purpose of electing Directors. The meeting will be held:

DATE: Monday, February 26th, 2024
TIME: 6:30 P.M.
PLACE: **Volunteer Park**
12050 W. Sunrise Blvd.
Plantation, FL 33324

 Thirty-three percent (**33% or 1/3**) of all Association members (**a “quorum”**) must be present, in person or by proxy, at the meeting in order for the business to be conducted, including election of Directors. It is, therefore, **VERY IMPORTANT** that you either attend or provide a proxy.

Enclosed with this Notice is a proxy form. The proxy is for the purpose of appointing another person to attend the meeting for you. If you cannot attend the meeting, please submit your proxy so that a quorum can be established. Also enclosed is a Voting Designation Certificate regarding the election.

AGENDA

1. Call to Order & Certifying of Proxies
IF A QUORUM IS ESTABLISHED, THE AGENDA WILL CONTINUE
2. Proof of Notice of Meeting or Waiver of Notice
3. Approval of Minutes
4. Election of Directors
(NOMINATIONS WILL BE TAKEN FROM THE FLOOR)
5. Open Homeowner Forum
6. Adjournment

**NOTE: A BOARD OF DIRECTORS/ORGANIZATIONAL MEETING WILL BE HELD
IMMEDIATELY FOLLOWING THE ANNUAL MEETING.**

10112 USA Today Way, Miramar, Florida 33025 Telephone 954.922.3514 Toll Free 800.714.3514 Fax 954.922-9199


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AGENDA

1. Call to Order & Establish Quorum
2. Minutes of Previous Meeting.
3. Officer Appointments
4. Adjournment

VOTING CERTIFICATE INSTRUCTIONS

 A Voting Certificate is provided to determine who the voting representative will be for your unit if your unit is owned by more than one person (other than married couple), a corporation, or a partnership. Please note the following information about Voting Certificates.

1. A Voting Certificate is for the purpose of establishing who is authorized to vote for a unit owned by more than one person (other than married couple), a corporation, or a partnership. A Voting Certificate is **not** needed if only one person owned the unit.
2. If unit is owned by more than one person (other than married couple) the Voting Certificate must be signed by all of the owners of the unit or the appropriate corporate officer.
3. A Voting Certificate is NOT A PROXY OR A BALLOT and may not be used as such. Only an owner or the appropriate corporate officer may be named on a Voting Certificate, not a third party.

Please return the Voting Certificate, if required.

By e-mail or by mail to:

CROSS CREEK II PATIO HOME OWNERS ASSOCIATION, INC.
C/O ASF, 10112 USA Today Way
Miramar, FL 33025-3903

Thank you.

ASSOCIATION SERVICES OF FLORIDA

An Associa member company

As Managing Agent for:

CROSS CREEK II PATIO HOME OWNERS ASSOCIATION, INC.

10112 USA Today Way, Miramar, Florida 33025 Telephone: 954.922.3514 Toll-Free 800.714.3514 Fax 954.922-9199

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VOTING CERTIFICATE

To the Secretary of Cross Creek II Homeowners Association, Inc. (The "Association")
THIS IS TO CERTIFY that the undersigned, constituting all of the record owners of address _____ have designa

(Name of Voting Representative) as their representative to cast all votes and to express all approvals that such owners may be entitled to cast or express at all meetings of the membership of the Association and for all other purposes provided by the Declaration of Covenants and Restrictions and the Articles and By-Laws of the Association.

The following examples illustrate the proper use of this Certificate:

1. Lot owned by John Doe and his brother, Jim Doe. Voting Certificate requires designating either John or Jim as the Voting Representative (**NOT A THIRD PERSON**).
2. Lot owned by AIA Corporation, Inc., a corporation. Voting Certificate must be filed designating person entitled to vote, signed by President or Vice President of Corporation and attested by Secretary or Assistant Secretary of Corporation.
3. Lot owned by John Jones only. No Voting Certificate required.
4. Lot owned by John and Jane Jones, husband and wife. Voting Certificate is optional.

This Certificate is made pursuant to the Declaration of Covenants and Restrictions and By-Laws and shall revoke all prior Certificates and be valid until revoked by a subsequent Certificate.

Dated this _____ day of _____, 20____.

(OWNER)

(OWNER)

NOTE: This form is not a proxy and should not be used as such. Please be sure to designate one of the joint owners of the lot as the Voting Representative, not a third person.

Please return forms to: **CROSS CREEK II PATIO HOMEOWNERS ASSOCIATION, INC.**
c/o Association Services of Florida
10112 USA Today Way, Miramar, FL 33025

INSTRUCTIONS: This General Proxy can be used to reaching a quorum to conduct the Association's Annual Meeting and must be completed and filed with the **Secretary of the Association or Management Company** if you have any doubt about attending the meeting in order to obtain a quorum.

GENERAL PROXY

CROSS CREEK II PATIO HOME OWNERS ASSOCIATION, INC.

The undersigned hereby appoints _____ as my proxy, with full powers of substitution, for all non-substantive matters to come before the meeting of the above Association including the Election of Directors, or any adjournment thereof, to be held:

DATE: Monday, February 26th, 2024.
TIME: 6:30 P.M.
PLACE: Volunteer Park
 12050 W. Sunrise Blvd.
 Plantation, FL 33324



NOTE: Should you fail to designate a specific proxy holder above, it will be presumed that you wish for the Secretary or President of the Association to serve as your proxy holder.

I hereby certify that I am the person authorized to execute this Proxy for and on behalf of the owners of the aforesaid unit.

Dated this _____ day of _____, 20_____.

Unit Address

Signature of Designated Voter or
Signature of all Unit Owner(s)

-----**SUBSTITUTION OF PROXY – DO NOT COMPLETE THIS SECTION**-----

This section is only to be filled in by the Proxy holder if they wish to appoint a substitute proxy holder. The undersigned, who is named on the above proxy, does hereby designate _____ to act as Substitute Proxy as set forth above.

Dated: _____ Proxy Holder Signature: _____