

ANNUAL MEETING NOTICE for BAYHILL RESIDENTIAL DISTRICT ASSOCIATION

February 20, 2025

Dear Bayhill Owner,

Please be advised that the Annual Meeting of the Membership will be held on Thursday, March 13, 2025, at 6:30 p.m. at Faith Viera Lutheran Church, 5550 Faith Drive, Building C, Rockledge, Florida, 32955.

The purpose of this Annual Meeting will be to elect three (3) Board members for two-year terms. Kristine Silliman was elected last year for a 2-year term which expires in 2026. Nominations were received for Andrea Gates and Stacey Ritzer.

The Board will be voting on the enclosed changes to the 2025 Adjusted BRDA Standards, Rules and Regulations.

Also enclosed with this Notice, you will find a Proxy for those who cannot attend the meeting and should be returned to Fairway Management. The Association needs a minimum of 30% (99 homes) of all homeowners either present in person or by proxy to conduct business. So please fax (321-777-4646), scan or take a clear photo with your smart phone or tablet and email to maryw@fairwaymgmt.com, drop off or mail in your proxy, in the return envelope provided, if you cannot attend. If you send in your proxy and decide to come to the meeting, your presence will cancel out your proxy so please send in the proxy if you have any doubt that you will be attending. *When sending in the proxy, if you prefer, you can mark a check on the line that states the proxy is to be used only for quorum purposes and will not be used for voting by anyone.*

The Association needs nominations to serve on the Board. If you wish to submit your name as a candidate for the Board, you may do so by returning the enclosed Notice of Nomination form to Fairway Management by Monday, March 10, 2025. Nominations will also be taken from the floor at the Annual Meeting.

If you have any questions regarding this meeting, you may contact the Fairway Management office at (321) 777-7575.

Sincerely,



Mary Wathen
Fairway Management

BAYHILL RESIDENTIAL DISTRICT ASSOCIATION

2025 ANNUAL MEMBER'S MEETING

This Meeting is to be held on Thursday, March 13, 2025, at 6:30 p.m. at Faith Viera Lutheran Church, 5550 Faith Drive, Building C, Rockledge, FL 32955. This meeting requires (99) members present, either in-person or by proxy to establish the required quorum.

Please return the proxy form enclosed in the proxy reply envelope to Fairway Management. Please be sure to complete all unit identifying lines on the envelope and sign it. You may also hand deliver or email in PDF format to maryw@fairwaymgmt.com or turn in at the meeting.

The Association is also accepting Nominations for the Board of Directors. Please complete the Nomination form enclosed and return it to Fairway Management.

Please also be aware at the board meeting following the organizational meeting, the board will vote to adopt the enclosed new rules and regulations.

MEETING AGENDAS

- A. Call to Order
- B. Quorum Determination
- C. Proof of Notice of Meeting or Waiver of Notice
- D. Reading of Minutes (unless waived) and approval of Prior Annual Meeting Minutes
- E. Reports of Officers and Committees
 - 1. President
 - 2. Vice President and Grounds Committee Chair
 - 3. Secretary
 - 4. Treasurer
 - 5. Member at Large
 - 6. Architectural Review Committee Chair
- F. Nominations received
- G. Nominations from the floor
- H. Election of Board of Directors
- I. Members to address the Association
- J. Adjournment

Immediately following this meeting will be the Organizational Meeting of the Board.

- A. Call to Order
- B. Reading of Minutes (unless waived) and approval of Prior Organizational Meeting Minutes
- C. Election of Officers
- D. Adjournment

Immediately following the Organizational Meeting will be a Meeting of the Board.

- A. Call to Order
- B. Reading of Minutes (unless waived) and approval of December 11, 2024 Board Meeting Minutes
- C. Special Announcements
- D. Unfinished Business
 - 1. Zoom meetings for upcoming meetings (6/12/25, 9/11/25, 12/11/25)
 - 2. Fence
- E. New Business
 - 1. Airbnb discussion
 - 2. Changes to 2025 Adjusted Standards, Rules and Regulations vote
 - 3. Report of number/status of o/s violations
 - 4. Next Board Meeting – June 12, 2025, at 6:30pm
- F. Items from the Floor
- G. Adjournment

BAYHILL RESIDENTIAL DISCTRICK ASSOCIATION.

Proxy for Annual Meeting
MARCH 13, 2025 @ 6:30 p.m.
Faith Viera Lutheran Church
5550 Faith Drive
Rockledge, FL 32955

PROXIES SHOULD BE EITHER GIVEN TO THE DESIGNATED PARTY, MAILED, HAND DELIVERED TO THE ADDRESS BELOW, OR EMAILED IN PDF FORMAT TO MARYW@FAIRWAYMGMT.COM NO LATER THAN THURSDAY, MARCH 13, 2025, at 5:00PM. YOU MAY ALSO BRING PROXIES TO THE MEETING.

Bayhill Residential District Assn
c/o Fairway Management
1331 Bedford Drive, Suite 103
Melbourne, FL 32940

The undersigned hereby appoints (Insert of Name of Proxy in the Blank provided) _____, attorney and agent for and in the name, place and instead of the undersigned, to vote as proxy at the membership meeting of the Association, to be held at Faith Viera Lutheran Church, 5550 Faith Drive, Rockledge, FL 32955 on March 13, 2025 at 6:30 p.m., and any adjournment thereof, according to the number of votes that the undersigned would be entitled to vote if then present upon the matters set forth in the Notice of Annual Meeting, a copy of which has been received by the undersigned.

If you wish not to allow anyone to vote on your behalf but wish to send in your proxy for quorum requirements only, please check the line to the left of Limited Proxy.

_____ LIMITED PROXY ONLY (Only to establish a quorum)

(In no event shall this proxy be valid for a period longer than ninety (90) days after the date of the first meeting for which it was given).

Dated this _____ day of _____, 2025

Lot Owner:

Print Name

Signature

Property address

Bayhill Residential District Association

Notice of Nomination to be on the Board of Directors

If you are interested in being placed as a nominee for the Bayhill RDA's Board of Directors, please complete and return this Notice of Nomination form as soon as possible, but no later than Monday, March 10, 2025 to be listed on the ballot.

WE ARE IN DESPERATE NEED OF NOMINEES FOR THE BOARD POSITIONS SO PLEASE CONSIDER VOLUNTEERING YOUR TIME FOR THE BETTERMENT OF THE BAYHILL COMMUNITY.

I, _____, hereby place by name for nomination as a candidate for the Bayhill Board of Directors.

I am not available to place my name for nomination at this time. However, I hereby nominate _____, phone _____, as a candidate for the Bayhill Board of Directors.

(A Nominee must be a property owner and in good standing with the Association)

Signature

Printed Name

Property Address

Email Address

Date

Please complete and return your Nomination by Monday, March 10, 2025, to:

Bayhill Residential District Assn
c/o Fairway Management
1331 Bedford Drive, Suite 103
Melbourne, FL 32940
Email: maryw@fairwaymgmt.com
Fax: 321-777-4646