

NOTICE
PIPER DUNES NORTH CONDOMINIUM ASSOCIATION, INC.
BOARD OF DIRECTORS' MEETING

Dear Piper Dunes North Owner:

In accordance with the Association's Declaration of Condominium and Bylaws, you are advised a Board of Directors Meeting of Piper Dunes North Condominium Association, Inc. will be held:

MONDAY, JANUARY 27, 2025 – 1:30P.M.
AMELIA ISLAND MANAGEMENT
5440 FIRST COAST HWY.
AMELIA ISLAND FL 32034
Via ZOOM

Join Zoom Meeting
<https://us02web.zoom.us/j/88254165535>
Meeting ID: 882 5416 5535
+13052241968,,88254165535# US
+13017158592,,88254165535# US

The agenda is as follows:

1. Determination of Quorum and Call to Order
2. Approval of Minutes – December 20, 2024 Board Meeting
3. Discuss CSI's bid report for replacing all building and garage roofs
4. Discuss financing of the roof replacement project.
5. Discuss other related project needs outside of the roofers' proposals
 - a. Garages – inside restoration of sheet rock and ceilings
 - b. Garages – ventilation elements and soffit replacement
 - c. Garages – inspection of side walls to identify repairs
6. Award the building and garage roof replacement contract
7. Adjournment

Respectfully submitted,



Nick Lambiase, Jr., CPM, LCAM
Registered Agent
NL/jk