

# MARINE TERRACE RESORT



# FALL NEWSLETTER & 2021 BUDGET

PROXY FORMS WILL BE MAILED TO YOU SEPARATELY PLEASE  
SIGN AND RETURN ONE OF THE (GENERAL OR LIMITED  
PROXIES) WITH THE ENCLOSED ENVELOPE PROVIDED

September 2020 Newsletter

**A MESSAGE FROM YOUR BOARD PRESIDENT**

Dear Fellow Owners,

Welcome Fall 2020!!

We have gotten through two-thirds of 2020 enduring the COVID-19 Pandemic and half of this year's hurricane season.

There has been a lot of exciting projects currently happening at Marine Terrace.

We have installed laminated tile flooring in four units and two more units will be completed by the end of the year. Your maintenance staff has been doing the rip-out of carpet and tile to eliminate the expense of an outside vendor.

Maintenance has been replacing all the queen beds with king beds in the one bedroom B and E units. This changeover will be completed by year end.

New bedroom furniture has been ordered for the one bedroom deluxe A and F units, the two bedroom C and D units and the entire eighth floor A, B, C and D units.

An order has been placed for new sleeper couches for the one bedroom B and E units.

Pool side, additional loungers and chairs have been purchased.

We have started renovation of the elevator room in the garage which will be completed in early 2021.

At our recent Board meeting, the directors approved the 2021 budget wherein your Maintenance fee remains flat. There will be no increase in your Maintenance Fee for 2021 while still funding our reserves at 100%! Your Marine Terrace staff and Board have been working diligently to make this happen to keep our financial future bright.

Your continued support is appreciated and sharing your thoughts and ideas has helped make Marine Terrace successful.

On behalf of the Board of Directors and Staff, we look forward to another successful year.

Respectfully,



Rick Nicholas  
Board President

### PARKING

Parking is limited upfront. The resort offers one parking space for each unit in the garage. The garage clearance is 6' 9" so in the event your vehicle does not fit in the garage, you will need to park upfront. It will be subject to a first come, first serve basis on the twelve (12) parking spaces available. We cannot reserve or hold these parking spaces. All vehicle must be registered with the front desk clerk to avoid towing at owner's expense. No trailers, boats, mobile homes or RV's and the like are allowed on the property.

### SERVICE ANIMALS

Pets are not permitted on property except for 'Registered Service Animals' as governed by the American with Disabilities Act (ADA). Service animals are limited to dogs or miniature horses if they have been individually trained to perform tasks for individuals with disabilities. Service animals must always be under the control of the owners. This means they cannot be left in the unit alone, unattended and must be on a leash or under voice command outside of your unit. If your service dog does not meet these requirements you will be reported and could face State charges of service-animal fraud and additional resort fines.

Certified Emotional, Therapy, or Comfort Animals are not service animals under the Title II and III of the American with Disabilities Act (ADA) and will not be permitted on the property.

### NON-SMOKING UNITS

Marine Terrace is a non-smoking resort. We ask you respect those around you and please smoke only in the designated areas provided. Smoking inside the units will not be tolerated and you will be assessed a \$250 cleaning fee for extra cleaning and possibly additional charges if the next guest must be moved due to the odor.

### OPENING BIDS

Marine Terrace has a few units being released early in this publication subject to court judgement of certificate of title. We are offering these units at an opening bid listed below. Marine Terrace must receive your bid prior October 29<sup>th</sup> at 9 a.m. to be considered. The highest bidder will be notified and 50% down payment will be held, if court judgement is not given deposits will be refunded. Please feel free to contact the resort after said date to see if you were the highest bidder. Sale price and applicable maintenance fees will be applied.

2C/08 – minimum bid \$2,000

6F/27 – minimum bid \$1,500

2C/10 – minimum bid \$3,000

2E/29 – minimum bid \$1,000

6B/10 – minimum bid \$2,000

6D/30 – minimum bid \$3,000

6B/21 – minimum bid \$1,000

6E/30 – minimum bid \$1,000

7F/22 – minimum bid \$1,500

\*These units are not part of 'Let's Make A Deal' sale.

## MARINE TERRACE UNITS FOR SALE



### “LETTING YOU NAME YOUR PRICE”

**HOW IT WORKS:** Attached is a list of our association owned weeks if there is a unit/week you are interested in write us your asking price and address it to Marine Terrace Resort 1018 N. Atlantic Avenue, Daytona Beach, FL 32118 by November 26, 2020. If there are no other offers on the unit/week you want we will sell it to you for your asking price plus applicable maintenance fees.

**Some exclusions may apply:**

- Unit/weeks may already be rented so usage year may not be until 2022. Please feel free to call the resort anytime to check on availability.
- Minimum asking price accepted is \$150
- This offer is excluded from all other offers or incentives that are currently going on.
- Offer ends November 26, 2020.



## MARINE TERRACE RESORTS UNITS FOR SALE!

UNIT/WEEK	UNIT/WEEK	UNIT/WEEK	UNIT/WEEK	UNIT/WEEK	UNIT/WEEK	UNIT/WEEK	UNIT/WEEK	UNIT/WEEK
2A/01	5C/03		2F/39	4A/43	2C/46		3E/49	2A/51
2F/01	5B/03		4F/39	4F/43	2E/46	7A/47	3F/49	2B/51
3C/01	6A/03		5A/39	8A/43	2F/46	7B/47	4A/49	2F/51
3F/01	6B/03		6A/39	2A/44	3C/46	8B/47	4B/49	
4A/01	2A/04		6F/39	2B/44	3D/46	2A/48	4C/49	3E/51
4B/01	2B/04			2E/44	3E/46	2B/48	4F/49	3F/51
4C/01	3A/04		7B/39	2F/44	3F/46	2C/48	5B/49	4A/51
4F/01	3C/04	2A/20	2F/40	3A/44	4A/46	3A/48	5E/49	4B/51
6A/01	4C/04	2F/20	3A/40	3B/44	4E/46	3C/48	5F/49	4F/51
6B/01	5C/04	3A/20	3F/40	3F/44	4F/46	3D/48	6B/49	5E/51
6F/01	5D/04	3F/20	4A/40	4A/44	5B/46	4A/48	7F/49	5F/51
7A/01	5F/04	5A/20	5A/40	4B/44	6A/46		8A/49	7A/51
	6B/04		7F/40	4C/44	6B/46		2A/50	7B/51
	7B/04		2F/41	4F/44	6C/46	4F/48	2B/50	8B/51
2A/02	2A/05		3B/41	5F/44	6D/46	5A/48	2C/50	8A/51
2E/02	3A/05		3A/41	4D/44	6E/46	5D/48	2E/50	3B/52
3A/02			3F/41	7C/44	6F/46	5E/48	3A/50	
3C/02	4A/05		5A/41	8A/44	7A/46	6C/48	3B/50	
3F/02	4F/05	2F/35	5B/41	8B/44	7B/46	6F/48	3C/50	
4A/02	6A/05	2A/36	6A/41	2A/45	8B/46	7A/48	3D/50	
4B/02	6F/05	3A/36	7F/41	2F/45	8C/46	7B/48	3E/50	
4F/02	7B/05	3F/36	8A/41	3B/45	8D/46	7C/48	3F/50	
5C/02	3A/06	4A/36	2A/42	4A/45	2A/47	7D/48	4A/50	
6A/02	3F/07			4E/45	2B/47	7F/48	4B/50	
6B/02	8D/07		2F/42	5A/45	7E/47	5B/48	4C/50	
6F/02	2A/08	2F/37	3A/42	5B/45	2E/47	8C/48	4E/50	
7C/02	3A/08	2A/37	3F/42		2F/47	2A/49	5A/50	
	7B/09	3B/37	7F/42	3D/45	3A/47	2B/49	5D/50	
8D/02	2F/12	3F/37	2E/43	5F/45	3E/47	2C/49	6D/50	
		5A/37	2A/43	6A/45	3F/47	2D/49	6E/50	
2A/03			2F/43	6B/45	4A/47	2E/49	6F/50	
2B/03		6F/37	3A/43	6E/45	4B/47	2F/49	7B/50	
3A/03		4A/37	3B/43	7A/45	4C/47	3A/49	8A/50	
3C/03		4E/38	3E/43	8A/45	4E/47	3B/49	8B/50	
3F/03		2A/38	3F/43	8B/45	5B/47	3C/49	8C/50	
4B/03		2F/38	7A/43	8D/45	6A/47	3D/49	8D/50	

PRICES AS LOW AS \$250!!! CALL TODAY UNITS ARE GOING FAST! (386)253-2000 EXT.102

IN SEASON WEEKS 1-32

OFF SEASON WEEKS 33-52

SPECIAL EVENT WEEKS 4, 6, 7, 10, 11, 12, 16, 27, 21, 23, 26, 27, 35, 42, 47, 48 + 52

<b>2021</b>			<b>2022</b>		
<b>WEEK</b>	<b>FRIDAY 2021</b>	<b>to FRIDAY 2021</b>	<b>WEEK</b>	<b>FRIDAY 2022</b>	<b>to FRIDAY 2022</b>
1	January 1,2021	to January 8, 2021	1	January 7,2022	to January 14, 2022
2	January 8, 2021	to January 15, 2021	2	January 14, 2022	to January 21, 2022
3	January 15, 2021	to January 22,2021	3	January 21, 2022	to January 28,2022
4	January 22, 2021	to January 29,2021	4	January 28, 2022	to February 4, 2022
5	January 29, 2021	to February 5, 2021	5	February 4, 2022	to February 11, 2022
6	February 5, 2021	to February 12, 2021	6	February 11, 2022	to February 18, 2022
7	February 12, 2021	to February 19, 2021	7	February 18, 2022	to February 25, 2022
8	February 19, 2021	to February 26, 2021	8	February 25, 2022	to March 4, 2022
9	February 26, 2021	to March 5, 2021	9	March 4, 2022	to March 11, 2022
10	March 5, 2021	to March 12, 2021	10	March 11, 2022	to March 18, 2022
11	March 12, 2021	to March 19, 2021	11	March 18, 2022	to March 25, 2022
12	March 19, 2021	to March 26, 2021	12	March 25, 2022	to April 1, 2022
13	March 26, 2021	to April 2, 2021	13	April 1, 2022	to April 8, 2022
14	April 2, 2021	to April 9, 2021	14	April 8, 2022	to April 15, 2022
15	April 9, 2021	to April 16, 2021	15	April 15, 2022	to April 22, 2022
16	April 16, 2021	to April 23, 2021	16	April 22, 2022	to April 29, 2022
17	April 23, 2021	to April 30,2021	17	April 29, 2022	to May 6, 2022
18	April 30, 2021	to May 7, 2021	18	May 6, 2022	to May 13, 2022
19	May 7, 2021	to May 14, 2021	19	May 13, 2022	to May 20, 2022
20	May 14, 2021	to May 21, 2021	20	May 20, 2022	to May 27, 2022
21	May 21, 2021	to May 28, 2021	21	May 27, 2022	to June 3, 2022
22	May 28, 2021	to June 4, 2021	22	June 3, 2022	to June 10, 2022
23	June 4, 2021	to June 11, 2021	23	June 10, 2022	to June 17, 2022
24	June 11,2021	to June 18, 2021	24	June 17, 2022	to June 24, 2022
25	June 18,2021	to June 25, 2021	25	June 24, 2022	to July 1, 2022
26	June 25, 2021	to July 2, 2021	26	July 1, 2022	to July 8, 2022
27	July 2, 2021	to July 9, 2021	27	July 8, 2022	to July 15, 2022
28	July 9, 2021	to July 16, 2021	28	July 15, 2022	to July 22, 2022
29	July 16, 2021	to July 23, 2021	29	July 22, 2022	to July 29, 2022
30	July 23, 2021	to July 30, 2021	30	July 29, 2022	to August 5, 2022
31	July 30, 2021	to August 6, 2021	31	August 5, 2022	to August 12, 2022
32	August 6, 2021	to August 13, 2021	32	August 12, 2022	to August 19, 2022
33	August 13, 2021	to August 20, 2021	33	August 19, 2022	to August 26, 2022
34	August 20, 2021	to August 27, 2021	34	August 26, 2022	to September 2, 2022
35	August 27, 2021	to September 3, 2021	35	September 2, 2022	to September 9, 2022
36	September 3, 2021	to September 10, 2021	36	September 9, 2022	to September 16, 2022
37	September 10, 2021	to September 17, 2021	37	September 16, 2022	to September 23, 2022
38	September 17, 2021	to September 24, 2021	38	September 23, 2022	to September 30, 2022
39	September 24, 2021	to October 1, 2021	39	September 30, 2022	to October 7, 2022
40	October 1, 2021	to October 8, 2021	40	October 7, 2022	to October 14, 2022
41	October 8, 2021	to October 15, 2021	41	October 14, 2022	to October 21, 2022
42	October 15, 2021	to October 22, 2021	42	October 21, 2022	to October 28, 2022
43	October 22, 2021	to October 29, 2021	43	October 28, 2022	to November 4, 2022
44	October 29, 2021	to November 5, 2021	44	November 4, 2022	to November 11, 2022
45	November 5, 2021	to November 12, 2021	45	November 11, 2022	to November 18, 2022
46	November 12, 2021	to November 19, 2021	46	November 18, 2022	to Novemeber 25, 2022
47	November 19, 2021	to November 26, 2021	47	November 25, 2022	to December 2, 2022
48	November 26, 2021	to December 3, 2021	48	December 2, 2022	to December 9, 2022
49	December 3, 2021	to December 10, 2021	49	December 9, 2022	to December 16, 2022
50	December 10, 2021	to December 17, 2021	50	December 16, 2022	to December 23, 2022
51	December 17, 2021	to December 24, 2021	51	December 23, 2022	to December 30, 2022
52	December 24,2021	to December 31, 2021	52	December 30, 2022	to January 6, 2023
53	December 31,2021	to January 7,2022			

## 2020 ANNUAL MEETING NOTICE

This is an official notice of the Annual Meeting Owners' Association of Marine Terrace Condominium Association, Inc. on **Saturday, November 7, 2020 at 9:00 a.m.**, the agenda to this meeting is attached.

**Due to COVID-19** the Annual Meeting location is undetermined due to the Schnebly Recreation Center where the meeting is usually held is currently closed. However, the meeting is still being held either at the Schnebly Recreation Center (located across the street from Marine Terrace) or in the owners' lounge of Marine Terrace with limited seating. Mask will be required until local officials announce otherwise. Once location is determined it will be posted on our website at [www.marineterraceresort.net](http://www.marineterraceresort.net) or feel free to contact the resort closer to the said date above.

The Annual Meeting will be available virtually to owners interested in joining via ZOOM, please email: [manager@marineterraceresort.net](mailto:manager@marineterraceresort.net) prior to November 7, 2020 for your link to attend this meeting. The ZOOM app will need to be downloaded on your device for access.

If you cannot attend the meeting or will be virtually attending, we request you return one of your proxies in the enclosed envelope giving ample time to reach the offices of: Weston & Gregory, LLC CPA firm, 100 Lacosta Lane, STE 100, Daytona Beach, FL 32114 prior to the meeting date. **Again, it is imperative each owner does not delay in sending their vote.** Under statutory law no official business including board elections may be conducted without the presence of a quorum which is represented in person or by proxy vote.

There are two ways to vote either by GENERAL PROXY or LIMITED PROXY which are both enclosed. Both establish a quorum for the annual meeting but only one is needed to be mailed back. Please do not enclose any other information or payments with your proxy.

\* **GENERAL PROXY (BLUE FORM)** - is appointing your vote to another person as explained on the form.

\* **LIMITED PROXY (YELLOW FORM)** - is your own vote for two (2) nominees you would like to elect to serve on the Board of Directors.

Marine Terrace received six (6) resumes attached from owners interested in serving on the Board of Directors. This year there is only two (2) openings on the Board of Directors and the candidates with the most votes will be elected to the Board of Directors to serve a three-year term.

## MAINTENANCE FEES

Marine Terrace accepts on-line payments on [www.marineterraceresort.net](http://www.marineterraceresort.net) by clicking on 'REGISTER AND PAY ONLINE' tab. There is an automatic 5% convenience fee for payment online or if you prefer to contact us by phone. American Express is not accepted.

Owners may choose to get a head start by prepaying their maintenance fees in full or making partial payments by sending a check to Marine Terrace at any time. Invoices are mailed in mid-November and any credit will be applied.

If you would like to bank or rent out your week the following year, maintenance fees must be paid in full prior doing so or it will be denied.

**\*\* Please visit our website at [www.marineterraceresort.net](http://www.marineterraceresort.net) to view the Presidents Letter along with further news updates, 'Let's Make a Deal' Sales, a Special Bidding Sale and the 2021 CALENDAR\*\*\***

**ANNUAL MEMBERSHIP MEETING**  
**SATURDAY NOVEMBER 7, 2020 AT 9:00AM**

**AGENDA**

Location: Marine Terrace Condominium Association (To be determined due to COVID)

Date: November 7, 2020

Time: 9:00 a.m.

1. Meeting called to order.
2. Verify quorum to hold annual meeting.
  - In the absence of a quorum, a motion to adjourn shall be set forth recording of time.
  - Reconvene of new meeting shall be called to order with the time and set forth per Florida Statue 721.13.
3. Welcome and Introduction of Board of Directors:

Rick L. Nicholas, President	Jerry Moes, Board Member
Jennifer Sandberg, Vice-President	Jeffrey Reed, Board Member
Diane M. Novak, Secretary	Cheryl Shaw, Board Member
Dale Volkman, Treasurer	
4. Approval of the November 2, 2019 Annual Meeting Minutes.

**ELECTION**

5. Unit Owners present may nominate themselves from the floor to be considered for board membership.
6. Unit Owners present are asked to turn in their proxies for accountability.

-----BRIEF RECESS-----

7. Announcement of proxy count and winning nominees to serve on the Board of Directors.

**BUDGET**

8. Treasurer to present and discuss the adopted 2021 budget approved by the Board of Directors.
  - A motion to apply the 2019 surplus to the 2021 budget.
  - A motion to use reserves for emergency purposes other than designated if needed.
9. Transaction of other business as may properly come before the meeting.
10. Adjournment of meeting and time.