



2899 Collins Avenue, Miami Beach, Florida 33140 • Phone: 305-532-2416 • Fax: 305-532-1518

**TRITON TOWER CONDOMINIUM, INC.  
ANNUAL MEETING OF THE MEMBERSHIP**

**Tuesday, March 11, 2014**

**MINUTES**

The Annual Meeting of the Membership was called to order at 7:10 p.m. by Association President, Luis Fernandez.

**Directors present were:** Luis Fernandez, Gustavo Tapanes, Benito Filomia, Jorge Clavijo, Jose L. Specht, Alex Romeu, Manuel Granda & Antonio Purrinos. Board of Directors; Jorge Santos and Hilda Bellido, management; Mark Gerstle, Gerstle Rosen CPA; Rosa M. de la Camara, Becker & Poliakoff.

**CERTIFYING QUORUM:**

The first order of business was to establish whether a quorum was present. There were not sufficient persons present in person or by proxy to establish a quorum. A total of 247 persons were present in person or by proxy. A total of 287 persons would have been necessary for a quorum (a majority of the owners). Since a vote on statutory reserves was being taken, it was decided that the meeting would not be adjourned and it would be reconvened at a later date in order to continue soliciting votes for the reserves.

At least 20% of the owners must cast ballots in order to hold a legal election. A total of 242 legal votes were cast for the election, well over 20%.

**PROOF OF NOTICE:**

The notarized Affidavit of Mailing will be kept at the Association office.

**REPORTS:**

Officer Ernesto Rodriguez was introduced and gave a brief report on police presence and assistance in the neighborhood.

Mark Gerstle provided a report on the Association's finances; translated by Luis Fernandez.

**APPOINTMENT OF INSPECTORS OF ELECTION:**

Volunteers were requested from the audience. The following Inspectors of Election were appointed:

Armando Cervera  
Teresa O'Connell  
Gustavo Rodriguez

Maria Fandino  
Argelia Perez-Doval

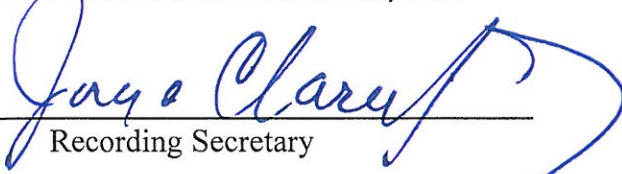
Natalie Cuervo  
Henry Haegele

The Inspectors of Election checked to make sure each ballot outer envelope contained the owner's name and signature as well as a unit number. These were checked off a Master Roster to ensure there were no duplicate votes. The voting results are as follows:

CANDIDATES	VOTES
<b>Atala, Antonio</b>	<b>154</b>
<b>Clavijo, Jorge</b>	<b>156</b>
Cordero, Jose	50
<b>De Los Reyes, Sara</b>	<b>136</b>
Fernandez, Luis	126
Filomia, Benito	94
Garcia, Olga	67
Gonzalez, Mercedes	72
<b>Gonzalez, Nelson</b>	<b>135</b>
<b>Granda, Manuel</b>	<b>168</b>
Holloway, William	16
<b>Meras, Gerardo A.</b>	<b>151</b>
<b>Perez-Liste, Raul</b>	<b>175</b>
Purriños, Antonio	64
<b>Romeu, Alex</b>	<b>145</b>
Specht, Jose L	73
<b>Tapanes, Gustavo</b>	<b>130</b>

There was no further business to come before the membership. The meeting was closed but not adjourned at 9:10 p.m.

**FOR THE BOARD OF DIRECTORS  
TRITON-TOWER CONDOMINIUM, INC.**

By:   
Recording Secretary