

Quarterly Newsletter

November, 2023

Message from the President:

The fall season has been beautiful in Venice. Temperatures have been a bit cooler at times, but very pleasant. Winter residents are now beginning to arrive and we are welcoming everyone back. Christmas decorations are now up and look great! The Venice Christmas Parade is scheduled for the Saturday after Thanksgiving, so mark your calendars and get your chairs ready to go!

Regular Business

1. All residents should have received copies of our annual budget for Calendar Year 2024 earlier in October. If you had a chance to review the individual categories, you will note that we have experienced a) a significant increases in insurance rates, which will impact the year; this is consistent with what other units in Florida, as well as individual homeowner rates, and b) the need to plan forward and up our reserves, as we have a number of necessary upgrades we will need to address during the next 5-10 years. Many of the other required costs have been held in check. Special thanks to the budget committee for the preparation work, and who met on October 27 to approve the plan.
2. As a result, we had to increase the quarterly fee to owners beginning 1Q 2024, which has been distributed to all
3. We will no longer send out quarterly invoices. Each unit owner now should have received a booklet for 2024, with individual coupons to submit with quarterly payments. These should be submitted in advance of the 1st of the month each quarter, and note the new mailing address in Tampa, FL.
4. For those who are renting out your unit this season, be sure to submit the rental applications to Sunstate Management prior to your renters arriving, and definitely in advance of the end of this year
5. A Building Tune Up is underway in preparation for the Engineer's inspection to comply with Florida Law. The Pool area will have some repairs in January. Finally, the Building Inspection will take place in Spring of 2024
6. We have new owners in Unit 107; let's all welcome Dave and Linda Maciuk to VB2!
7. We are sorry to let all know that we lost two residents during the summer months- Steve Robinson and George Questor. We will miss both of them, and please keep their families in your thoughts. Steve was past President of the Board and very active for so many years- he had a big impact on our building and was a tireless leader on our behalf.

Looking forward to all returning owners and renters!

Tony