

SABAL POINT PROPERTY OWNERS ASSOCIATION, INC

RESOLUTION 2018-01

WHEREAS, the members assumed operating control of **Sabal Point Property Owners Association, Inc.** (here after “**SPPOA**”), on November 12, 1981; and

WHEREAS, the Board of Directors wishes to promulgate a clarification and amendment to the Amended Residential Planning Criteria Adopted on February 7, 2013 by the Board of Directors of Sabal Point Property Owners Association, Inc.; and

WHEREAS, Article VI (Architectural and Control), Section 1 (Residential Planning Criteria) of the SPPOA Declaration of Covenants, Conditions, and Restrictions provides for the Board of Directors to promulgate such planning criteria for the property and common area;


NOW THEREFORE, by the affirmative vote of the majority of the Board of Directors the following clarification and amendment is adopted:

1. The purpose of the clarification and amendment is to augment the Architectural Controls which are designed to maintain our neighborhood’s, continuity, appearance and property values by assuring that any exterior changes to residences are compatible with other homes in the community.
2. The following sentence: “Wood fences must be finished on outside so that no unfinished surface post or bracing is visible from an adjacent lot, public street, or common area.”; is to be added to the **FENCES AND WALLS** section of the **Amended Residential Planning Criteria Adopted on February 7, 2013 by the Board of Directors of Sabal Point Property Owners Association, Inc.**
3. The affected section will now read as follows:
FENCES AND WALLS Decorator fences, screening walls, etc., must be approved by the Architectural Review Committee and must be of material consistent with those used on the dwelling itself. Plans for screening garage areas and outside equipment must be included on the working drawings submitted for approval. No chain link or metal fences shall be allowed. Wood fences must be finished on outside so that no unfinished surface post or bracing is visible from an adjacent lot, public street, or common area.


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RESOLVED, by a majority of the Board of Directors of Sabal Point Property Owners Association, Inc. at a duly called and noticed Board meeting this _____ day of January, 2018 at Seminole County, Florida.

EXECUTED BY:




John Meacham, President, SPPOA

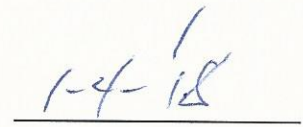


Date

ATTESTED BY:



Mike Sperling, Secretary, SPPOA



Date