

**RESOLUTION OF THE BOARD OF DIRECTORS  
OF  
THE LINKS HOMEOWNERS' ASSOCIATION, INC.**

WITNESSETH:

WHEREAS, THE LINKS HOMEOWNERS' ASSOCIATION, INC., ("Association") is the entity responsible for the operation and maintenance of THE LINKS, pursuant to the Declaration of Covenants, Conditions and Restrictions recorded at Book 7779, Page 52, et seq. of the Official Records of Hillsborough County (hereinafter "Declaration"); and

WHEREAS, the Board of Directors of Association has determined that enforcement of the governing documents' prohibition of structures of a temporary nature, specifically the installation of a pergola (aka arbor, trellis, etc.) and the enforcement of the four foot (4') height requirement on golf course/lot borders in regards to THE LINKS has taken place in the past without formal legal action being instituted by the Board; and

WHEREAS, the Board desires to follow the logic of Chattel Shipping v. Brickell Place Condominium, 481 So.2d.29 (Fla. 3D DCA 1985), and grandfather in current improper temporary structures and fences but, at the same time, put the membership on notice of the intent of the Board to strictly enforce the provisions of the Governing Documents (hereinafter "Documents") of the Association going forward; and

NOW THEREFORE, the Board hereby resolves as follows:

1. The above recitations are true and correct and are incorporated herein by reference.
2. Effective with the date of this resolution, the Board is to strictly enforce the provisions of the Documents relating to enforcement of the prohibition of structures of a temporary nature, specifically including but not limited to, pergolas (aka arbors, trellises, etc.) and enforcement of the four foot (4') height requirement on golf course/lot borders.
3. Where the Board obtains knowledge, either actual or constructive, of a violation of the Documents, notice shall be provided to the offending party and a reasonable period to cure the violation shall be allowed. If the violation is not cured, the Board may move forward with all legal remedies available.

IN WITNESS WHEREOF, the Board has adopted this resolution this 2 day of APRIL, 2014, by a vote of 3 to 2 at a duly called meeting at which a quorum was present.

THE LINKS HOMEOWNERS' ASSOCIATION, INC.

By: 

Secretary