



## **Preface Restated Park Docs**

The original Park documents have been scanned from 11x17" legal paper. Addendums were scanned on letter size 8 1/2 " paper. Over time there were addendums that were recorded with Pinellas County. The addendums being separate from the original documents created confusion for anyone looking up the Park documents because you needed the original and revised addendums to understand any governance. So, for this reason the Park documents and addendums were merged into one document with all the updates. Any changes that occur in the document are also identified where they occur with reference to the OR book number reference. This reflects our current practices and we have added a log of changes at the end of each document striking out revised text and underlining new or revised text that has been underlined. Most of the addendums reflect current practices, new county or state regulations of the day or just corrected to be consistent in all documents where mistakes were made to the original submissions.

In order for changes to occur the board prepares the changes required in the Park documents. The process is as follows:

- The document created by the Board of Directors is reviewed by our Park lawyer.
- The change documents/addendums are voted on by mail or delivered and collected from owners residing within the Park. There needs to be a majority of 2/3rds acceptance (82 votes) by the owners to pass. If mailed votes are not returned the vote by the owner is registered as "No".
- If the change document/addendum passes the majority vote then the document is passed to the lawyer who ensures that the documented is formatted properly and submits the documents to be registered with the county as well as keeping a copy in the lawyers office.
- When documents are approved and updated they will be posted on the website and copies can be obtained from the Park office. When a new unit owner purchases a property in the Park, copies will be provided to the new owners.

The restated Park documents are not registered with the county due to costs associated with lawyer fees and county fee charges to register our Park documents. All restated Park documents are reviewed by the Board of Directors.