BUENA VISTA RESTRICTIONS 2ND ADDITION

We, the BARTELT SUNSHINE CORPORATION, of 13194 Gulf Boulevard, Madeira Beach, Florida, the developer, do hereby declare that the following three pages attached and made a part hereof, constitute the restrictions for Buena Vista 2nd Addition, as platted and recorded, with the exceptions as noted therein.

Dated this 5th day of APRIL, 1967.

Lyle W. Bartelt, President

David C. Bartelt, Secretary

Witnessed by:

Janet I. Allen

Jean Simpson

The following restrictions are now being recorded by the Bartelt Sunshine Corporation herein also referred to as "Company" as covenants running with the land. These have been made up for the pleasure and enjoyment of the mobile home site owners in what we expect to develop as one of Florida's finest trailer cities. All purchases are subject to these restrictions.

These restrictions, covenants, easements, conditions and charges affect all lots in Buena Vista 2nd Addition as now recorded except lots 277,278,415,416,417,428,429, and 430, lying west of U. S. Highway No. 19; as now constructed of Tampa and Tarpon Springs Land Company Plat in Section 31 Township 26S, Range 16E, Pasco County, Florida.

1. Non more than one trailer shall be placed on each lot.

2. The company or its assignees specifically reserves a three (3) foot easement running along the front of all lots and a five foot easement running along the rear of all lots for use private and public utilities.

3. No building (addition or accessory), fence, wall or other structure shall be commenced, erected or maintained, nor shall any addition to or change or alteration therein be made until the plans and specifications showing the nature, kind, shape, height, materials, floor plans, location and approximate cost of such structure shall have been submitted to and approved in writing by the Company. In the event said Company fails to approve or disapprove such design and location within 30 days after said plans and specifications have been submitted to it, or in the event no suit to enjoin the erection of such building, or the making of such alteration has been commenced prior to the completion thereof, such approval will not be required and this covenant will be deemed to have been fully complied with.

4. Nothing shall be placed upon any part of a lot reserved for easements and private and public utilities which shall in any way iterfere with the construction, use, or maintenance of said utilities.

No structure other than a driveway or fence shall be placed on any lot, block, or parcel except as herein provided, within a minimum of five feet from each side of the property line and a minimum of five feet from the back of the lot and ten (10) feet from the front of the lot.

5. These lots must be kept clean, mowed, and kept free of unsightly structures. In case of failure, the Company reserves the right to enter upon all lots, and mow the grass, clean up the lot and remove unsightly structures and charge the occupant for the actual cost of the services performed.

6. All Mobile Homes must have complete sanitary facilities which must include a **lavatory**, wash basin, tub or shower and kitchen sink and must be connected with septic tank.

7. All household pets must be kept on owner's land or on leashes.

8. No property shall ever at any time be owned or occupied by any person of Oriental or African decent.

9. This property is restricted to modern trailers or modern trailers with aluminum or other metal cabanas or other cabanas, the plans to which have been submitted to and approved by said Company. Only metal carports will be permitted.

The maximum charge for water services for non-users of water shall not exceed $1.50 per month per lot. This charge shall be effective as soon as the water main has been brought to said lot and water is available to said purchaser.

Utility rooms may be built on said lots, however, plans for the same must be submitted to the Company for approval. Within 30 days the Company will either approve the plans or make its recommendations as to the revisions of the plans. Said utility rooms must either be constructed behind carports and adjacent to the trailer, but no wider, however, than the carport or behind the trailer, but not wider than the trailer.

10. No goats, horses, cattle, fowl or other such type creatures shall be kept on these lots. House dogs, cats and pet birds are permitted.

11. No mobile home or trailer shall be placed on these lots that is less than twenty-seven (27) feet in length.

12. The Company reserves the right to make reasonable modifications to any or all of the foregoing restrictions.

13. All land now platted as Buena Vista 2nd Addition shall be subject to a monthly charge (payable in advance, either monthly or annually) which shall not exceed the following schedule; (except as provided in note below)

	Occupied Lot	Unoccupied Lot
Monthly Water Charge Per Lot	$ 4.00	$ 1.50
Monthly Garbage Collection Charge Per Lot	1.00	None
Community Center Charge Per Lot		
1. Amortization of Construction Per Lot	.75	.75
2. Maintenance Charge Per Lot	.75	.75
Total Charges Per Lot	$ 6.50	$ 3.00

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Note: The charge for community center maintenance will be determined by the majority vote of the lot owners at Buena Vista, Buena Vista First Addition, and Buena Vista Second Addition and Buena Vista subsequent additions. The amounts collected by the Company (until such time as a form of City government is set up) for Community Center Maintenance will be placed in a separate fund and the unused portion turned over to said City government when said City government is formed.

If said payments are made monthly, they shall be due on the first day of the month in advance, and if not paid shall become a lien on such lot and shall continue to be a lien on such lot until paid.

14. The company shall advance the money for and construct a small park, a Community Building, shuffleboard courts, or other recreation facilities.

15. Each and every heir, successor, legal representative or assign taking any lot or lots, blocks or parcels shall take subject to these covenants and shall expressly vest in the Company the right and power to bring all actions against an owner of the land conveyed or any part thereof for the collection of such charge and to enforce the aforesaid lien thereafter.

The provisions contained herein shall run with and bind the land and shall inure to the benefit and be enforceable by any owner of land included and shown on Buena Vista Subdivisions shall violate or attempt to violate any of the covenants herein, it shall be lawful for any person or persons, owning any real property situated in said development of Buena Vista Subdivision and/or the Company to prosecute any proceedings at law or in equity against the person or persons violating or attempting to violate any such covenant, either to prevent him or them from so doing or to recover damages or other dues for such violation.

The failure by any land owner or the Company to enforce any restrictions, conditions, covenants or agreements herein contained shall in no event be deemed a waiver of the right to do so thereafter as to the same breach or as to one occurring prior or subsequent thereto.

These covenants are to run with the land and shall be binding on all parties and all persons claiming under them until January 1, 198[illegible], at which time said covenants shall be automatically extended for successive periods of 10 years unless by vote the majority of the then owners of the lots it is agreed that it is to the best interest of the Subdivision that said changes should be made and such changes shall then be evidenced.

If any provisions of this Indenture or the application of such provisions to any person or circumstances shall be held invalid, the remainder of the Indenture or the application of such provisions to persons or circumstances other than those as to which it is held invalid, shall not be affected thereby.

The Company's Corporate Seal is impressed hereon for the purpose of identifying the foregoing restrictions as a part of the agreement to which it is attached.

BARTELT SUNSHINE CORPORATION
13194 Gulf Boulevard
Madeira Beach, Florida

FILED FOR RECORD
PASCO COUNTY, FLA.
1957 APR 10 PM 12: 13
Stanley R. Burnside
CLERK CIRCUIT COURT

ACKNOWLEDGMENT

STATE OF FLORIDA)
COUNTY OF PINELLAS) SS

Personally appeared before me, the above named Lyle W. Bartelt and David C. Bartelt, President and Secretary of the Bartelt Sunshine Corporation respectively to me personally known to be the persons who executed the foregoing restrictions to Buena Vista 2nd. Addn. and that they executed the same as a free and voluntary act.

Witness my hand and seal this 5th day of April, 1957.

Notary Public

Notary Public, State of Florida at Large
My commission expires Sept. 24, 1959
Bonded by American Surety Co. of N. Y.

My Commission Expires

2009028558

BUENA VISTA RESTRICTIONS 2) ADDITION

S/H

Rcpt: 1229605 Rec: 35.50
DS: 0.00 IT: 0.00
03/02/09 _____ Dpty Clerk

We, the BARTELT SUNSHINE CORPORATION, of 13194 Gulf Boulevard, Madeira Beach, Florida, the developer, do hereby declare that the following threepages attached and made a part hereof, constitute the restrictions for Buena Vista 2nd Addition, as platted and recorded, with the exceptions as noted therein.

Dated this 5th day of APRIL 1957

'MEMO-LEGIBILITY OF WRITING, TYPING OR PRINTING UNSATISFACTORY IN THIS DOCUMENT.'

Lyle W. Bartelt, President

David C. Bartelt, Secretary

Witnessed by:

PAULA S. O'NEIL, PASCO CLERK & COMPTROLLER
03/02/09 10:17am 1 of 4
OR BK 8030 PG 1869

The following restrictions are now being recorded by the Bartelt Sunshine Corporation herein also referred to as "Company" as covenants running with the land. These have been made up for the pleasure and enjoyment of the mobile home site owners in what we expect to develop as one of Florida's finest trailer cities. All purchases are subject to these restrictions.

These restrictions, covenants, easements, conditions and charges affect all lots in Buena Vista 2nd Addition as now recorded except lots 277,278,415,416,417,428,429, and 430, lying west of U. S. Highway No. 19; as now constructed of Tampa and Tarpon Springs Land Company Plat in Section 31 Township 26S, Range 16E, Pasco County, Florida.

1. Nom more than one trailer shall be placed on each lot.

2. The company or its assionees specifically reserves a three (3) foot easement running along the front of all lots and a five foot easement running along the rear of all lots for use by private and public utilities.

3. No building (addition or accessory), fence, wall or other structure shall be commenced, erected or maintained, nor shall any addition to or change or alteration therein be made until the plans and specifications showing the nature, kind, scope, height, materials, floor plans, location and approximate cost of such structure shall have been submitted to and approved in writing by the Company. In the event said Company fails to approve or disapprove such design and location within 30 days after said plans and specifications have been submitted to it, or in the event no suit to enjoin the erection of such building, or the making of such alteration has been commenced prior to the completion thereof, such approval will not be required and this covenant will be deemed to have been fully complied with.

4. Nothing shall be placed upon any part of a lot reserved for easements and public utilities which shall in any way iterfere with the construction, use, or maintenance of said utilities.

No structure other than a driveway or fence shall be placed on any lot, block, or parcel except as herein provided, within a minimum of five feet from each side of the property line and a minimum of five feet from the back of the lot and ten (10) feet from the front of the lot.

5. These lots must be kept clean, mowed, and kept free of unsightly structures. In case of failure the Company reserves the right to enter upon all lots, and mow the grass, clean up the lot and remove unsightly structures and charge the occupant for the actual cost of the services performed.

6. All Mobile homes must have complete sanitary facilities which must include a lavatory, wash basin, tub or shower and kitchen sink and must be connected with septic tank.

7. All household pets must be kept on owner's land or on leashes.

8. No property shall ever at any time be owned or occupied by any person of Oriental or African decent.

9. This property is restricted to modern trailers or modern trailers with aluminum or other metal cabanas or other cabanas, the plans to which have been submitted to and approved by said Company. Only metal carports will be permitted.

The maximum charge for water services for non-users of water shall not exceed $1.50 per month per lot. This charge shall be effective as soon as the water main has been brought to said lot and water is available to said purchaser.

Utility rooms may be built on said lots, however, plans for the same must be submitted to the Company for approval. Within 30 days the Company will either approve the plans or make its recommendations as to the revisions of the plans. Said utility rooms must either be constructed behind carports and adjacent to the trailer, but no wider, however, than the carport or behind the trailer, but not wider than the trailer.

10. No goats, horses, cattle, fowl or other such type creatures shall be kept on these lots. House dogs, cats and pet birds are permitted.

11. No mobile home or trailer shall be placed on these lots that is less than twenty-seven (27) feet in length.

12. The Company reserves the right to make reasonable modifications to any or all of the foregoing restrictions.

13. All land now platted as Buena Vista 2nd Addition shall be subject to a monthly charge (payable in advance, either monthly or annually) which shall not exceed the following schedule; (except as provided in note below)

	Occupied Lot	Unoccupied Lot
Monthly Water Charge Per Lot	$ 4.00	$ 1.50
Monthly Garbage Collection Charge Per Lot	1.00	None
Community Center Charge Per Lot		
1. Amortization of Construction Per Lot	.75	.75
2. Maintenance Charge Per Lot	.75	.75
Total Charges Per Lot	$ 6.50	$ 3.00

Note: The charge for community center maintenance will be determined by the majority vote of the lot owners at Buena Vista, Buena Vista First Addition, and Buena Vista Second Addition and Buena Vista subsequent additions. The amounts collected by the Company (until such time as a form of City government is set up) for Community Center Maintenance will be placed in a separate fund and the unused portion turned over to said City government when said City government is formed.

If said payments are made monthly, they shall be due on the first day of the month in advance, and if not paid shall become a lien on such lot and shall continue to be a lien on such lot until paid.

14. The company shall advance the money for and construct a small park, a Community Building, shuffleboard courts, or/other recreation facilities.

15. Each and every heir, successor, legal representative or assign taking any lot or lots, blocks or parcels shall take subject to these covenants and shall expressly vest in the Company the right and power to bring all actions against an owner of the land conveyed or any part thereof for the collection of such charge and to enforce the aforesaid lien thereafter.

The provisions contained herein shall run with and bind the land and shall inure to the benefit and be enforceable by any owner of land included and shown on Buena Vista Subdivisions shall violate or attempt to violate any of the covenants herein, it shall be lawful for any person or persons, owning any real property situated in said development of Buena Vista Subdivision and/or the Company to prosecute any proceedings at law or in equity against the person or persons violating or attempting to violate any such covenant, either to prevent him or them from so doing or to recover damages or other dues for such violation.

The failure by any land owner or the Company to enforce any restrictions, conditions, covenants or agreements herein contained shall in no event be deemed a waiver of the right to do so thereafter as to the same breach or as to one occurring prior or subsequent thereto.

These covenants are to run with the land and shall be binding on all parties and all persons claiming under them until January 1, 1985, at which time said covenants shall be automatically extended for successive periods of 10 years unless by vote the majority of the then owners of the lots it is agreed that it is to the best interest of the Subdivision that said changes should be made and such changes shall then be evidenced.

If any provisions of theis Indenture or the application of such provisions to any person or circumstances shall be held invalid, the remainder of this Indenture or the application of such provisions to persons or circumstances other than those as to which it is held invalid, shall not be affected thereby.

The Company's Corporate Seal is impressed hereon for the purpose of identifying the foregoing restrictions as a part of the agreement to which it is attached.

BARTELT SUNSHINE CORPORATION
13194 Gulf Boulevard
Madeira Beach, Florida

FILED FOR RECORD
PASCO COUNTY, FLA.
1957 APR 10 PM 12 13
Finley Quarrick
CLERK COUNTY COURT

ACKNOWLEDGMENT

STATE OF FLORIDA }
COUNTY OF PINELLAS } SS

OR BK 8030 PG 1872
4 of 4

Personally appeared before me, the above named Lyle W. Bartelt and David C. Bartelt, President and Secretary of the Bartelt Sunshine Corporation respectively to me personally known to be the persons who executed the foregoing restrictions to Buena Vista 2nd. Addn. and that they executed the same as a free and voluntary act.

Witness my hand and seal this 5th day of April, 1957.

Notary Public

Notary Public, State of Florida at Large
My commission expires Sept. 24, 1959
Bonded by American Surety Co. of N. Y.

My Commission Expires

PAGE 4 OF 4 PAGES

STATE OF FLORIDA, COUNTY OF PASCO
THIS IS TO CERTIFY THAT THE FOREGOING IS A TRUE AND CORRECT COPY OF THE DOCUMENT ON FILE OR OF PUBLIC RECORD IN THIS OFFICE
WITNESS MY HAND AND OFFICIAL SEAL THIS 2nd DAY OF March 2009
PAULA S. O'NEIL, CLERK & COMPTROLLER
BY Lenora Kurtz DEPUTY CLERK

S/H

2015135556

Rcpt:1707511 Rec: 154.50
DS: 0.00 IT: 0.00
08/21/2015 S. S., Dpty Clerk

PAULA S.O'NEIL,Ph.D.PASCO CLERK & COMPTROLLER
08/21/2015 03:51pm 1 of 18
OR BK 9245 PG 438

REVIVED GOVERNING DOCUMENTS OF BUENA VISTA 2nd ADDITION

KNOW ALL MEN BY THESE PRESENTS:

A. That the revived governing documents for BUENA VISTA 2nd ADDITION, according to the plat recorded in Plat Book 4 at page 108 of the public records of Pasco County, Florida, were approved, as authorized by section 720.405(6), Fla. Stat., by a majority of the affected parcel owners, in compliance with the provisions of Part III, Chapter 720 of the Florida Statutes, and by the Florida Department of Economic Opportunity on July 27, 2015.

B. That the properties governed by the revised governing documents are: lot 188, 189, lot 190, lot 191, lot 192, lot 193, lot 194, lot 195, lot 196, lot 197, lot 198, lot 199, lot 200, lot 201, lot 202, lot 203, lot 204, lot 205, lot 206, lot 207, lot 208, lot 209, lot 210, lot 211, lot 212, lot 213, lot 214, lot 215, lot 216, lot 217, lot 218, lot 219, lot 220, lot 221, lot 222, lot 223, lot 224, lot 225, lot 226, lot 227, lot 228, lot 229, lot 230, lot 231, lot 232, lot 233, lot 234, lot 235, lot 236, lot 237, lot 238, lot 239, lot 240, lot 241, lot 242, lot 243, lot 244, lot 245, lot 246, lot 247, lot 248, lot 249, lot 250, lot 251, lot 252, lot 253, lot 254, lot 255, lot 256, lot 257, lot 258, lot 259, lot 260, lot 261, lot 262, lot 263, lot 264, lot 265, lot 266, lot 267, lot 268, lot 269, lot 270, lot 271, lot 272, lot 273, lot 274, lot 275, lot 276, lot 277 and the north ½ of lot 278, lot 279 and the south ½ of lot 278, lot 280, lot 281, lot 282, lot 283, lot 284, lot 285, lot 286, lot 287, lot 288, lot 289, lot 290, lot 291, lot 292, lot 293, lot 294, lot 295, lot 296, lot 297, lot 298, lot 299, lot 300, lot 301, lot 302 and the north ½ of lot 303, lot 304 and the south ½ of lot 303, lot 305, lot 306, lot 307, lot 308, lot 309, lot 310, lot 311, lot 312, lot 313, lot 314, lot 315, lot 316, lot 317, lot 318, lot 319, lot 320, lot 321, lot 322, lot 323 less a portion thereof as described in the deed recorded in Official Record Book 8972 at page 3504 of the public records of Pasco County Florida, lot 324 and a portion of lot 323 as described in the deed recorded in Official Record Book 8024 at page 768 of the public records of Pasco County Florida, lot 325, lot 326, lot 327, lot 328, lot 329, lot 330, lot 331, lot 332, lot 333, lot 334, lot 335, lot 336, lot 337, lot 338, lot 339,m lot 340, lot 341, lot 342, lot 343, lot 344, lot 345, lot 346, lot 347, lot 348, lot 349, lot 350, lot 351, lot 352, lot 353, lot 354, lot 355, lot 356, lot 357, lot 358, lot 359, lot 360, lot 361, lot 362, lot 363, lot 364, lot 365, lot 366, lot 367, lot 368, lot 369, lot 370, lot 371, lot 372, lot 373, lot 374, lot 375, lot 376, lot 377, lot 378, lot 379, lot 380, lot 381, lot 382, lot 383, lot 384, lot 385, lot 386, lot 387, lot 388, lot 389, lot 390, lot 391, lot 392, lot 393, lot 394, lot 395, lot 396, lot 397, lot 398, lot 399, lot 400, lot 401, lot 402, lot 403, lot 404, lot 405, lot 406, lot 407, lot 408, lot 409, lot 410 and lot 411, lot 412, lot 413, lot 414, lot 415, lot 416, lot 417, lot 418, lot 419, lot 420, lot 421, lot 422, lot 423, lot 424, lot 425, lot 426, lot 427, lot 428, lot 429, and lot 430, all of BUENA VISTA 2nd ADDITION, according to the plat recorded in Plat Book 4 at page 108 of the public records of Pasco County, Florida

C. That the full text of the revived Declaration, and the articles of incorporation and bylaws of BUENA VISTA CIVIC COUNCIL, INC., are attached.

D. That a copy of each of the letters of approval by the Department of Community Affairs is attached.

E. That, pursuant to section 720.407(2), Florida Statutes, the president and secretary of BUENA VISTA CIVIC COUNCIL, INC., the homeowners' association, hereby execute the Revived Declaration and other governing documents incorporated herein or attached hereto, in the name of the association.

Signed on August 18th, 2015.

Shirley Haven
Shirley Haven, as president of
BUENA VISTA CIVIC COUNCIL, INC.

STATE OF Michigan
COUNTY OF Aranac

The foregoing instrument was acknowledged before me this 18 day of August, 2015, by SHIRLEY HAVEN as president of BUENA VISTA CIVIC COUNCIL, INC., who are personally known to me or who produced the following identification: _____.

Deborah A. Norton
_____, Notary Public

DEBORAH A. NORTON NOTARY PUBLIC ARENAC COUNTY, MI

My commission expires: 11/18/2020

Signed on _____, 2015.

Deborah Barlow
Deb Barlow, as secretary of
BUENA VISTA CIVIC COUNCIL, INC.

Province
~~STATE~~ OF Ontario
Country ~~COUNTY~~ OF Canada

The foregoing instrument was acknowledged before me this 10 day of August, 2015, by DEB BARLOW as secretary of BUENA VISTA CIVIC COUNCIL, INC., who are personally known to me or who produced the following identification: Passport QK638814

_____, Notary Public

HOLLY NOTARY PUBLIC ONTARIO

My commission expires: N/A

This instrument prepared by and return to:
Matthew D. Ellrod, 6642 Rowan Road, New Port Richey, FL 34653 (727) 843-0566
Prepared from information provided by the association and without benefit of title search.

Proposed Revised Declaration of Covenants for Buena Vista 2nd Addition

The following restrictions are now being recorded by Buena Vista Civic Council, Inc., herein also referred to as the "HOA" as covenants running with the land. All purchases are subject to these restrictions.

These restrictions, covenants, easements, conditions and charges affect all lots in the Buena Vista 2nd Addition as now recorded in Plat Book 4 at page 108 of the Pasco County public records, except lots 277, 278, 415, 416, 417, 428, 429 and 430 in Pasco County, Florida.

1. Each lot is subject to a three (3) foot easement running along the front and a five (5) foot easement running along the rear for use by private and public utilities.

2. Nothing shall be placed upon any part of a lot reserved for easements and private and public utilities which shall in any way interfere with the construction, use, or maintenance of said utilities.

3. These lots must be kept clean and mowed. In case of failure, the HOA reserves the right, with ten days notice by any reasonable means, including, but not limited to, posting notice on the lot, to enter upon all lots, mow the grass, clean up the lot, and charge the occupant for the actual cost of the services performed.

4. The HOA reserves the right to make reasonable modifications to any or all of the foregoing restrictions.

5. All land subject to this declaration shall be subject to a monthly charge (payable in advance, either monthly or annually) which shall not exceed the following schedule (except as provided in note below):

	(Occupied Lot) Lot)	(Unoccupied
Monthly Garbage Collection Chg. per lot	1.00	None
Community Center Charge per lot		
(1) Amortization of Construction	.75	.75
(2) Maintenance Charge	.75	.75
Total Charge	6.50	3.00

NOTE: The charge for Community Center maintenance will be determined by the majority vote of the lot owners entitled to use the Community Center.

If said payments are made monthly, they shall be due on the first day of the month in advance, and if not paid shall become a lien on such lot and shall continue to be such lien on such lot until paid.

6. The developer erected a Community Center on Recreation Tract "A" commonly known as "South Hall," and sold it (as recorded in Official Record Book 1474 at page 1527 of the public records of Pasco County, Florida) to the HOA, which maintains it. Each lot owner has the right to use the Center, in common with lot owners in other neighboring subdivisions.

7. Each and every heir, successor, legal representative or assign taking any lot or lots, blocks or parcels shall take subject to these covenants and shall expressly vest in the HOA the right and power to bring all actions against an owner of the land conveyed or any part thereof, for the collection of such charge and to enforce the aforesaid lien thereafter.

   The provisions contained herein shall run with and bind the land and shall inure to the benefit of and be enforceable by any owner of land subject to this declaration, their respective legal representatives, heirs, successors and assigns and also by the HOA.

   If any lot owner or person in possession of any of said lots subject to this declaration shall violate or attempt to violate any of the covenants herein it shall be lawful for any person or persons owning any real property subject to this declaration and/or the HOA to prosecute any proceedings at law or in equity against the person or persons violating or attempting to violate any such covenant, either to prevent him or them from so doing or to recover damages or other dues for such violation.

   The failure by any land owner or the HOA to enforce any restrictions, conditions, covenants or agreements herein contained shall in no event be deemed a waiver of the right to do so thereafter as to the same breach or as to one occurring prior or subsequent thereto.

   These covenants are to run with the land and shall be binding on all parties and all persons claiming under them until April 1, 2045, at which time said covenants shall be automatically extended for successive periods of 10 years unless by vote of the majority of the then owners of the lots it is agreed that it is in the best interest of the Subdivision that such changes should be made and such changes shall then be evidenced. Amendment powers by vote of the majority of the then owners of the lots which had already accrued before the date the previous Declaration expired shall not be affected by the revitalization of the Declaration in 2015.

If any provisions of this declaration or the application of such provisions to any person or circumstances shall be held invalid, the remainder of the declaration or the application of such provisions to persons or circumstances other than those as to which it is held invalid, shall not be affected thereby.

Corp\BuenaVistaCivicCounselAmdArticles

FILED
06 APR 13 PM 12:52
SECRETARY OF STATE
TALLAHASSEE, FLORIDA

ARTICLES OF AMENDMENT
TO
ARTICLES OF INCORPORATION
OF
BUENA VISTA CIVIC COUNCIL INC

Pursuant to the provisions of section 607.1006, Florida Statutes, the undersigned Florida nonprofit corporation adopts the following articles of amendment to its articles of incorporation.

FIRST:

The Articles of Incorporation have been amended as shown below:

DELETE all the originally existing Articles.

ADD the following:

ARTICLE I

The name of the corporation ("Corporation") is Buena Vista Civic Counsel, Inc..

ARTICLE II

The principal place of business of the corporation is 4212 Buena Vista Lane, Holiday, FL 34691, and the mailing address of the corporation is c/o Shirley Heiner, 1749 Hoyle Dr., Holiday, FL 34691.

ARTICLE III

The specific purpose or purposes for which the corporation is organized are to operate as a not for profit community association, and to own and manage a community building and property.

ARTICLE IV

The manner in which the Directors are elected or appointed shall be set forth in the bylaws of the corporation.

ARTICLE V

The board of directors shall consist of three (3), five (5), or seven (7) members, and the number may be established and changed at any time as provided in the bylaws.

ARTICLE VI

The name and Florida street address of the registered agent are Janet L. Sherman,5139 Trouble Creek Rd., New Port Richey, FL 34652.

ARTICLE VII

In the event the corporation is dissolved, all assets of the corporation shall be disposed of in accordance with Florida law.

ARTICLE VIII

The corporation shall indemnify its directors, officers, employees, and agents to the fullest extent permitted by law.

SECOND: THE DATE OF THE ADOPTION OF THE AMENDMENT WAS: the 10 day of April, 2006.

THIRD: ADOPTION OF THESE AMENDMENTS WAS BY:

The amendment was adopted by the members and the number of votes cast for the amendment was sufficient for approval.

Dated: 4-10-06.

Buena Vista Civic Counsel, Inc.

By: Ronald Parshall - Pres.
Ronald Parshall, President

STATE OF FLORIDA
COUNTY OF PASCO

Acknowledged before me, a notary public, on 4/10/06, by Ronald Parshall as

Articles of Amendment
to
Articles of Incorporation
of

FILED
10 FEB 10 AM 11:34
SECRETARY OF STATE
TALLAHASSEE, FLORIDA

Buena Vista Civic Counsel Inc.

(Name of Corporation as currently filed with the Florida Dept. of State)

704192

(Document Number of Corporation (if known)

Pursuant to the provisions of section 617.1006, Florida Statutes, this ***Florida Not For Profit Corporation*** adopts the following amendment(s) to its Articles of Incorporation:

A. If amending name, enter the new name of the corporation:

Buena Vista Civic Council Inc

The new name must be distinguishable and contain the word "corporation" or "incorporated" or the abbreviation "Corp." or " Inc." "Company" or "Co." may not be used in the name.

B. Enter new principal office address, if applicable:
(Principal office address MUST BE A STREET ADDRESS)

C. Enter new mailing address, if applicable:
(Mailing address MAY BE A POST OFFICE BOX)

D. If amending the registered agent and/or registered office address in Florida, enter the name of the new registered agent and/or the new registered office address:

Name of New Registered Agent: _____

New Registered Office Address: _____
(Florida street address)

_____, Florida _____
(City) *(Zip Code)*

New Registered Agent's Signature, if changing Registered Agent:
I hereby accept the appointment as registered agent. I am familiar with and accept the obligations of the position.

_____
Signature of New Registered Agent, if changing

President of Buena Vista Civic Counsel, Inc., and who produced FL Driver License as identification.

Sign Donna Anick, Notary Public
Print Name Donna Anick

My Commission Expires: 10/25/09

DONNA ANICK
Notary Public - State of Florida
My Commission Expires Oct 25, 2009
Commission # DD 499515
Bonded By National Notary Assn.

ACCEPTANCE OF REGISTERED AGENT

Having been named to accept service of process for Buena Vista Civic Counsel, Inc. at the place designated in the articles of incorporation, the undersigned is familiar with and accepts the obligations of that position pursuant to Chapter 607, Florida Statutes.

Date: April 11, 2006

Janet L. Sherman

BUENA VISTA CIVIC COUNCIL, INC.

BY-LAWS

THE SOUTH BUENA VISTA CIVIC COUNCIL, INC. IS A NON- PROFIT CORP. MEMBERSHIP IS COMPRISED OF ALL LOT OWNERS, FIRST AND SECOND ADDITION, AND DUES PAYING LOT OWNERS OF THE NORTH BUENA VISTA PARK AND LAKE CONLEY. ALL MEMBERS MUST BE IN GOOD STANDING BY HAVING ALL DUES PAID CURRENT TO DATE. ANY SPECIAL ASSESSMENTS WILL BE INCLUDED IN YEARLY DUES.

THESE BY-LAWS ARE ESTABLISHED IN ORDER TO BETTER REGULATE AND TO ADMINISTER THE AFFAIRS OF THE SOUTH BUENA VISTA CIVIC COUNCIL, INC.

THE BY-LAWS MAY BE AMENDED PROVIDED SUCH PROPOSALS ARE:

1. SUBMITTED TO THE EXECUTIVE BOARD
2. SUBMITTED TO THE COUNCIL AT THE GENERAL MEETING.
3. APPROVED BY WRITTEN BALLOT OR A SHOW OF HANDS.

ALL FUTURE REVISIONS TO THESE BY-LAWS CAN ONLY BE ADOPTED DURING THE MONTHS OF JANUARY, FEBRUARY OR MARCH. REVISIONS SHALL BE SUBMITTED AND POSTED 30 DAYS PRIOR TO ADOPTION.

THESE BY-LAWS WILL SUPERCEDE ALL PREVIOUS RULES OF GUIDANCE, BY-LAWS, ETC. PRIOR TO THIS ADOPTION AND THUS BECOMES THE ONLY EXISTING OF THE SOUTH BUENA VISTA PARK.

THESE BY-LAWS ARE REVISED FOR THE SOLE PURPOSE OF INCLUSION OF AMENDMENTS AT THE REQUEST OF THE SOUTH BUENA VISTA EXECUTIVE BOARD AND APPROVED BY THE COUNCIL.

SUBMITTED TO GENERAL COUNCIL FOR APPROVAL: FEBRUARY 8, 2012
ADOPTED BY GENERAL COUNCIL ON: MARCH 14, 2012

PRESIDENT Stanley Haven

SECRETARY Sharon Travis

ARTICLE I

COUNCIL

A. THE COUNCIL SHALL BE COMPRISED OF ALL SOUTH BUENA VISTA PAARK LOT OWNERS AND/OR THEIR SPOUSES, AND MEMBERS AND THEIR SPOUSES WHO ARE LOT OWNERS IN THE NORTH BUENA VISTA PARK AND LAKE CONLEY.

B. GENERAL MONTHLY MEETINGS OF THE COUNCIL WILL BE HELD ON THE SECOND WEDNESDAY OF EACH MONTH, BEGINNING IN NOVEMBER THROUGH THE MONTH OF APRIL, **

C. SPECIAL MEETINGS MAY BE CALLED BY THE PRESIDENT OR WILL BE CALLED IF PITITIONED BY TWENTY FIVE (25) DUES PAYING MEMBERS. THE PURPOSE OF SUCH MEETINGS WILL BE FOR THE DISCUSSION OF A SPECIFIC PROBLEM OR EMERGENCY WHICH MUST BE RESOLVED PRIOR TO THE REGULAR COUNCIL MEETIING.**

D. THE COUNCIL OFFICERS SHALL BE COMPRISED OF PRESIDENT, VICE PRESIDENT, SECRETARY, TREASURER, OR SECRETARY/TREASURER, THREE (3) TRUSTEES AND FIVE (5) DIRECTORS, ALL OFFICERS MUST BE MEMBERS AND RESIDE IN THE SOUTH BUENA VISTA PARK, NORTH BUENA VISTA PARK OR LAKE CONLEY.

E. THESE OFFICERS SHALL ALSO ACT AS OFFICERS OF THE EXECUTIVE BOARD.

F. THE PRESIDENT SHALL ACT AS PRESIDING OFFICER OF BOTH THE COUNCIL AND THE EXECUTIVE BOARD.

G. NO PROJECT IN EXCESS OF $500.00 SHALL BE PRESENTED FOR REGULAR COUNCIL APPROVALS DURING THE MONTHS OF APRIL THROUGH NOVEMBER. **

H. THERE SHALL BE A MINIMUM REQUIREMENT OF TWENTY FIVE (25) MEMBERS AT A REGULAR COUNCIL MEETING IN ORDER TO DECLARE A LEGAL QUORUM.

ARTICLE II

EXECUTIVE BOARD

A. THE SOUTH BUENA VISTA EXECUTIVE BOARD IS A DULY ELECTED REPRESENTATIVE GROUP OF MEMBERS OF THE SOUTH BUENA VISTA CIVIC COUNCIL., WHOSE DUTY IT IS TO SUPERVISE THE ACTIVITIES OF THE CLUB HOUSE AND IT'S GROUNDS IN ORDER TO PROMOTE THE PUBLIC WELFARE GOOD WILL, RECREATION, MAINTENANCE OF THE BUILDINGS AND GROUNDS AND TO RECOMMEND AFTER DUE INVESTIGATION, ANY CHANGES OR IMPROVEMENTS WHICH MAY BE PROPOSED. ALL PROPOSITIONS, WITH THE EXCEPTION OF GENERAL MAINTENANCE AND/OR AN EMERGENCY SITUATION MUST BE SUBMITTED TO THE GENERAL COUNCIL MEETING FOR APPROVAL. **

B. THE EXECUTIVE BOARD SHALL BE GOVERNED BY THE PRESIDING COUNCIL OFFICERS, QUORUM BEING A SIMPLE MAJORITY.

C. IN THE CASE OF A VACANCY ON THE EXECUTIVE BOARD, THE PRESIDENT WITH BOARD APPROVAL WILL APPOINT A REPLACEMENT FOR THE REMAINDER OF THE TERM VACATED.

D. SHOULD A MEMBER OF THE EXECUTIVE BOARD BE ABSENT FOR THREE (3) SUCCESIVE REGULAR MEETINGS WITHOUT A VALID EXCUSE, THEY SHALL BE CONSIDERED RESIGNED.

E. THE EXECUTIVE BOARD SHALL MEET FIRST TUESDAY OF EACH MONTH FOR THE TRANSACTION OF SUCH BUSINESS THAT MAY REGULARLY COME BEFORE IT. THIS MEETING IS OPEN TO ALL RESIDENTS. ANYONE REQUESTING TO ADDRESS THE BOARD MUST HAVE PRIOR APPROVAL TO BE PUT ON THE AGENDA. **

F. THE SECRETARY SHALL KEEP AN ACCURATE RECORD OF ALL EXECUTIVE BOARD AND COUNCIL MEETINGS. A COPY OF THE MINUTES OF THE COUNCIL AND EXECUTIVE BOARD MEETINGS WILL BE MADE AVAILABLE TO ALL BOARD MEMBERS AT LEAST TWO (2) DAYS PRIOR TO THE NEXT EXECUTIVE BOARD AND COUNCIL MEETING.

G. ALL PROPOSALS IN EXCESS OF $500.00 MUST BE SUBMITTED TO THE EXECUTIVE BOARD ACCOMPANIED BY 2 SEPARATE ESTIMATES. **

H. ANY PROPOSED PROJECT IN EXCESS OF $500.00 MUST BE SUBMITTED TO THE REGULAR COUNCIL MEETING FOR APPROVAL.

I. THE EXECUTIVE BOARD WILL APPROVE BONDING OF THE TREASURER.

J. NO MEMBER OF THE BOARD SHALL BE ELIGIBLE TO HOLD MORE THAN ONE OFFICE ON THE EXECUTIVE BOARD AT ANY ONE TIME, WITH THE EXCEPTION OF THE OFFICES OF SECRETARY AND TREASURER WHICH MAY BE COMBINED WITH THE APPROVAL OF THE COUNCIL.

K. STANDING COMMITTEES OR SPECIAL COMMITTEES SHALL BE APPPOINTED BY THE PRESIDENT, WITH EXECUTIVE BOARD APPROVAL.

L. THE EXECUTIVE BOARD SHALL MAKE PROVISIONS TO ACCOMMODATE FULL TIME MEMBERS ACCESS TO THE FACILITIES.

M. SALARIES, BONUSES OR GIFTS SHALL BE APPROVED BY THE EXECUTIVE BOARD.

ARTICLE III

GENERAL ELECTIONS

A. ONE DIRECTOR FROM EACH AREA AS INDICATED ON THE MAP DATED 1981 WILL BE NOMINATED AND ELECTED TO REPRESENT THAT AREA FOR A TERM OF TWO (2) YEARS. AREAS 1, 3, AND 5 DIRECTORS WILL BE ELECTED ON ODD YEARS AND AREAS 2 AND 4 DIRECTORS WILL BE ELECTED ON EVEN YEARS.

B. TRUSTEES WILL BE ELECTED FOR A TERM OF THREE (3) YEARS. ONE TERM TO EXPIRE EACH YEAR.

C. THE OFFICE OF PRESIDENT AND SECRETARY WOULD BE ELECTED TO A TWO (2) YEAR TERM ON THE EVEN YEARS AND THE VICE PRESIDENT AND TREASURER ELECTED TO A TWO (2) YEAR TERM ON THE ODD YEARS. IF THE SECRETARY/TREASURER IS HELD BY ONE PERSON, THAT PERSON SHALL BE ELECTED ON EVEN YEARS. **

D. ELECTION WILL BE THE SECOND WEDNESDAY OF FEBRUARY. AT THIS MEETING THE PRESIDENT WILL ENTERTAIN THE NOMINATION OF ANY MEMBER FROM THE FLOOR AS A CANDIDATE FOR EACH OFFICE AND VOTING WILL TAKE PLACE AT THAT SAME MEETING. **

E. ALL CANDIDATES WHOSE NAMES ARE PLACED IN NOMINATION MUST BE PRESENT AT THE GENERAL ELECTION OR FILE A LETTER OF ACCEPTANCE OR REJECTION OF THEIR NOMINATION.**

F. GENERAL ELECTIONS SHALL BE BY WRITTEN BALLOT OR A SHOW OF HANDS.

G. VOTES SHALL BE TALLIED BY THREE (3) TELLERS TO BE APPOINTED BY THE PRESIDENT IF ELECTION IS BY BALLOT.

H. CANDIDATES SHALL BE ELECTED BY MAJORITY VOTE.

I. INSTALLATION OF OFFICERS SHALL IMMEDIATELY FOLLOW THE ELECTION.

ARTICLE IV

VOTING REQUIREMENTS

A. VOTERS MUST BE A MEMBER OF THE SOUTH BUENA VISTA CIVIC COUNCIL. MEMBERS OF A LOT OWNERS IMMEDIATE FAMILY (SON OR DAUGHTER, RESIDING IN THE RESIDENCE WITH THE OWNER AND OF AGE, ARE CONSIDERED VOTING MEMBERS) ONLY TWO (2) VOTES PER HOUSEHOLD.

B. SPECIAL ASSESSMENTS SHALL BE APPROVED BY A BALLOT WHICH SHALL BE MAILED TO ALL MEMBERS OF THE SOUTH BUENA VISTA CIVIC COUNCIL. THERE SHALL BE ALLOWED ONLY ONE (1) VOTE PER HOUSHOLD AND A MAJORITY OF THE VOTES CAST SHALL DECIDE THE ISSUE

C. WITH THE EXCEPTION OF THE GENERAL ELECTIONS, VOTING MAY BE DONE BY MAJORITY SHOW OF HANDS OR BALLOT VOTE IF THE PRESIDENT SO DEEMS IT, OR A REQUEST FOR A BALLOT VOTE FROM THE FLOOR.

ARTICLE V

DUTIES OF OFFICERS

PRESIDENT'S DUTIES

A. THE PRESIDENT SHALL PRESIDE AT ALL MEETING OF BOTH THE COUNCIL AND THE EXECUTIVE BOARD.

B. THE PRESIDENT SHALL CALL MEETINGS OF THE EXECUTIVE BOARD THE FIRST TUESDAY OF EACH MONTH AND MEETINGS OF THE COUNCIL ON WEDNESDAY OF THE FOLLOWING WEEK. HE/SHE SHALL ALSO CALL SPECIAL MEETINGS AS REQUIRED.

C. THE PRESIDENT SHALL MAINTAIN ORDER DURING ALL MEETINGS AND FOLLOW THE FOLLOWING REGULAR ORDER OF BUSINESS:

1. CALL MEETING TO ORDER
2. REQUEST A PLEDGE OF ALLEGIANCE TO THE FLAG
3. ROLL CALL OF OFFICERS
4. SECRETARY'S REPORT
5. TREASURER'S REPORT
6. REPORT OF CORRESPONDENCE

OLD BUSINESS

1. STANDING COMMITTEE REPORTS
2. SPECIAL COMMITTEE REPORTS
3. MISC. UNFINISHED BUSINESS

NEW BUSINESS

1. EXECUTIVE BOARD REPORT
2. DIRECTOR'S REPORTS
3. ACTIVITY GROUP REPORTS
4. NEW BUSINESS FROM THE FLOOR
5. ANNOUNCEMENTS
6. ADJOURNMENT

ARTICLE V (CONT.)

D. THE PRESIDENT AT THE END OF THE FISCAL YEAR SHALL APPOINT THE THREE (3) TRUSTEES TO PERFORM AN AUDIT OF THE TREASURER'S RECORDS AND REPORT AT THE NEXT REGULAR COUNCIL MEETING.

E. THE PRESIDENT SHALL APPOINT COMMITTEES AS DEEMED NECESSARY.

F. THE PRESIDENT SHALL SUBMIT AN AGENDA FOR THE GENERAL COUNCIL MEETING AFTER THE EXECUTIVE BOARD MEETING TO BE DISPLAYED ON THE BULLETIN BOARD IN THE HALL.

VICE PRESIDENT'S DUTIES

THE VICE PRESIDENT WILL ACT WITH FULL RESPONSIBILITY OF THE PRESIDENT'S DUTIES IN THE ABSENCE OF THE PRESIDENT.

SECRETARY'S DUTIES

A. THE SECRETARY SHALL KEEP AN ACCURATE RECORD OF ALL REGULAR COUNCIL AND EXECUTIVE BOARD MEETINGS, INCLUDING SPECIAL MEETINGS.

B. THE SECRETARY WILL MAINTAIN ALL CORRESPONDENCE REQUIRED, AT THE DIRECTION AND APPROVAL OF THE PRESIDENT.

C. MINUTES OF REGULAR AND SPECIAL MEETINGS SHALL BE MADE AVAILABLE TO ANY MEMBER, IF SO REQUESTED.

TREASURER'S DUTIES

A. THE TREASURER SHALL MAINTAIN AND PRESERVE ACCURATE RECORDS OF ALL MONIES RECEIVED AND DISBURSED ON A MONTHLY BASIS.

B. THE TREASURER SHALL MAKE A REPORT EACH MONTH AT THE REGULAR COUNCIL MEETING OF ALL RECEIPTS AND EXPENDITURES FOR THE PAST MONTH AND ALSO ANY SAVINGS AND FUND BALANCES THAT MAY EXIST WILL BE POSTED. **

C. THE TREASURER SHALL SUBMIT ALL RECORDS AT THE END OF THE FISCAL YEAR TO THE PRESIDENT OF THE COUNCIL FOR THE PURPOSE OF AN AUDIT OF SAID RECORDS.

D. THE TREASURER SHALL KEEP THE EXECUTIVE BOARD APPRAISED OF ALL CHANGES IN INSURANCE COSTS, INVESTMENTS AND RATE CHANGES WHICH SHALL COME TO THE ATTENTION OF THE TREASURER.

TRUSTEE'S DUTIES

A. TRUSTEES SHALL BE IN CHARGE OF MAINTENACE OF BUILDINGS AND GROUNDS, REPORTING DIRECTLY TO THE EXECUTIVE BOARD THEIR FINDINGS AND RECOMMENDATIONS.

B. TRUSTEES SHALL OBTAIN BIDS ON ANY PROJECT REQUIRING MATERIAL OR OUTSIDE LABOR AND MATERIAL.

C. PERFORM AN ANNUAL AUDIT OF TREASURER'S RECORDS.

ARTICLE V (CONT.)

DIRECTOR'S DUTIES

A. DIRECTOR'S SHALL REPRESENT THEIR RESPECTIVE AREA RESIDENTS AT ALL MEETINGS.

B. DIRECTOR'S SHALL COUNCIL THEIR RESPECTIVE AREA RESIDENTS AS TO THE PROCEDURE FOR HANDLING GRIEVANCES. (CORRECT PROCEDURE IS TO HAVE WRITTEN GRIEVANCES SIGNED BY THE RESIDENT, WITH LOT NUMBER OR THEY SHOULD MAKE A PERSONAL APPEARANCE BEFORE THE COUNCIL.)

C. DIRECTORS ARE REQUESTED TO BRING TO THE ATTENTION OF THE EXECUTIVE BOARD SUCH SUBJECTS AS THEIR CONSTITUENTS MAY DEEM ESSENTIAL FOR THE GOOD OF THE PARK.

D. DIRECTOR'S WILL BE REQUIRED TO SERVE ON SUCH STANDING COMMITTEES AS THEY ARE APPOINTED TO BY THE PRESIDENT.

E. EACH DIRECTOR SHALL REPORT ANY ACTIVITY IN THEIR DISTRICT AT EACH COUNCIL MEETING.

F. EACH DIRECTOR SHALL MEET WITH NEW RESIDENTS AND WELCOME THEM TO JOIN THE COMMUNITY AND PROVIDE THEM WITH A WELCOME PACKET. **

ARTICLE VI

ACTIVITY GROUPS

A. ALL ACTIVITY GROUPS SHALL ELECT A CHAIRPERSON, AND VICE-CHAIRPERSON. SECRETARY AND TREASURER MAY BE A COMBINED OFFICE.

B. MONTHLY REPORTS SHALL BE MADE AT THE REGULAR COUNCIL MEETING.

C. RECORDS OF GROUP MEETINGS SHALL BE KEPT BY THE GROUP'S SECRETARY.**

D. MONIES FROM GROUP PROJECTS AND MONIES EXPENDED WILL BE THE SOLE RESPONSIBILITY OF THE GROUP.

E. THE TREASURER OF EACH GROUP SHALL KEEP RECORDS OF THE ABOVE. **

F. ACTIVITIES INVOLVING THE USE OF BUILDING AND GROUNDS OR THE COMMUNITY HALL SHALL FIRST BE APPROVED BY THE EXECUTIVE BOARD. THIS APPLIES TO SPECIAL EVENTS ONLY.

G. THERE SHALL BE NO SMOKING IN THE CLUBHOUSE OF SOUTH BUENA VISTA HALL AND THERE SHALL BE NO ALCOHOL IN THE CLUBHOUSE OR ON THE GROUNDS OF THE SOUTH BUENA VISTA CIVIC ASSOCIATION.

H. ACTIVITIES SHALL BE COORDINATED WITH THE COMMUNITY CALENDAR.

I. OTHER THAN EXISTING ACTIVITY GROUPS, THE EXECUTIVE BOARD MUST BE INFORMED PRIOR TO THE FORMATION OF A NEW GROUP.

J. MATERIAL ASSETS WITH THE EXCEPTION OF MONIES SHALL BE CONSIDERED AN ASSET OF THE SOUTH BUENA VISTA CIVIC COUNCIL, INC.

K. CAPITAL EXPENDITURES BY ACTIVITY GROUPS IN EXCESS OF $500.00 SHALL BE SUBMITTED FOR APPROVAL BY THE EXECUTIVE BOARD AND COUNCIL, AND PAYMENTS SHALL BE MADE THROUGH THE SOUTH BUENA VISTA CIVIC COUNCIL, INC. TREASURER.

ARTICLE VII

BUENA VISTA ADVENTURE INC.

OUR 3 REPRESENTATIVES TO THE BUENA VISTA ADVENTURE INC. BOARD WILL BE APPOINTED BY THE PRESIDENT OF THE SOUTH BUENA VISTA COUNCIL WITH APPROVAL OF THE EXECUTIVE BOARD.

Rick Scott
GOVERNOR

Jesse Panuccio
EXECUTIVE DIRECTOR

FINAL ORDER NO. DEO-15-111

July 27, 2015

Matthew D. Ellrod, Esq.
Law Offices of Matthew D. Ellrod, PA
6642 Rowan Rd.
New Port Richey, FL 34653

Re: Buena Vista 2nd Addition

Dear Mr. Ellrod:

The Department has completed its review of the proposed revived declaration of covenants and other governing documents for **Buena Vista 2nd Addition** and has determined that the documents comply with the requirements of Chapter 720, Part III, Florida Statutes. Therefore, the proposed revitalization of the homeowners documents and covenants is approved.

This revitalization will not be considered effective until the requirements delineated in sections 720.407(1) – (3), of the Florida Statutes, have been completed.

Section 720.407(4), Florida Statutes, requires that a complete copy of all of the approved, recorded documents be mailed or hand delivered to the owner of each affected parcel. The revitalized declaration and other governing documents will be effective upon recordation in the public records.

If you have any questions concerning this matter, please contact Rozell McKay, Government Analyst I, at (850) 717-8480.

Sincerely,

Ana Richmond, Chief
Bureau of Community Planning

An equal opportunity employer/program. Auxiliary aids and services are available upon request to individuals with disabilities. All voice telephone numbers on this document may be reached by persons using TTY/TDD equipment via the Florida Relay Service at 711.