

**RESOLUTION TO CREATE A RULE PERTAINING TO BRC APPROVALS AND THE PERIOD OF TIME
A TRACT OWNER HAS TO START AND COMPLETE THE PROJECT**

WHEREAS, pursuant to the applicable Florida Statutes and the Protective Covenants and Bylaws of THE PANTHER RIDGE III HOMEOWNERS' ASSOCIATION, INC. (the Corporation), it is deemed desirable and in the best interests of this Corporation that the following actions be taken by the Members of this Corporation pursuant to this Written Consent:

WHEREAS, extended construction periods may be invasive on the privacy of other tracts.

WHEREAS, extended construction periods may adversely affect property values within the community.

WHEREAS, extended construction periods may affect the roads and traffic within the community.

WHEREAS, extended construction periods may become a nuisances and could possibly interfere with the peaceful enjoyment of other tracts.

WHEREAS, time is of the essence

NOW, THEREFORE, BE IT RESOLVED that the Directors of this Corporation also acting as the Building Review Board and in compliance with their legal authority hereby consent to, approve, and adopt the following:

THE CREATION AND USE OF A BRB RULE THAT ALLOWS A MAXIMUM OF 90 DAYS FROM WRITTEN APPROVAL BY THE BRB TO COMMENCE AN APPROVED BUILDING PROJECT AND UNLESS NOTED ON THE BUILDING APPLICATION, 180 DAYS TO COMPLETE THE SAME.

THE CREATION AND USE OF A BRB RULE THAT REQUIRES AN ADDITIONAL BUILDING APPLICATION FOR ALL REQUESTED EXTENSIONS OF ANY APPROVED BUILDING PROJECT THAT HAVE EXCEEDED THE APPROVED COMPLETION DAYS.

THE CREATION AND USE OF A BRB RULE THAT REQUIRES A \$500.00 BUILDING EXTENSION FEE TO BE APPLIED TO ANY APPLICATION FOR EXTENSION, AT THE BOARD'S DISCRETION, THE BUILD EXTENSION FEE MAY BE WAIVE DUE TO EXTENUATING CIRCUMSTANCES.

RESOLVED FURTHER, that the Directors of this Corporation are, and each acting alone is, hereby authorized to do and perform any and all such acts, including execution of any and all documents and certificates, as said Directors shall deem necessary or advisable, to carry out the purposes of the foregoing resolutions;

RESOLVED FURTHER, that any actions taken by such Directors prior to the date of the foregoing resolutions adopted hereby that are within the authority conferred thereby are hereby ratified, confirmed and approved as the acts and deeds of this corporation.

I certify that I am the Secretary, and keeper of the records and minutes of meetings of the Panther Ridge III "The Forest" Homeowners Association, Inc. a Florida non-profit Corporation, and that pursuant to a meeting held by a majority of the Board of Directors of the Corporation on May 20th, 2023, the creation and adoption of a standard set of processes and procedures is hereby duly and legally adopted and has not been revoked, altered or amended.

In witness whereof, I have set my signature as Secretary of The Panther Ridge III "The Forest" Homeowners Association, Inc.

This written consent shall be filed in the Minute Book of this Corporation and become a part of the records of this Corporation.

Signature:  Date: May 20th, 2023

Print Name: Mark P. Broderick (Acting Secretary)