



RESOLUTION RES26-002 OF THE BOARD OF DIRECTORS

Establishing and Administering the Compliance Committee

WHEREAS:

1. The Board of Directors ("Board") of The Forest at Panther Ridge III Homeowners Association, Inc. ("Association") is vested with the authority to manage the affairs of the Association pursuant to the Association's governing documents and Chapter 720, Florida Statutes; and
2. At a duly noticed meeting of the Board of Directors held on March 27, 2021, the Board adopted a resolution creating a Compliance Committee and recognizing the Board's authority to create and disband committees as reasonably necessary or useful; and
3. Section 720.305(2)(b), Florida Statutes, requires that any fine or suspension imposed by the Association be approved by an independent compliance committee composed of members who are not officers, directors, or employees of the Association; and
4. The Board desires to build upon, clarify, and formalize the structure, authority, and procedures of the Compliance Committee originally created by the March 27, 2021 resolution, consistent with current statutory requirements and best governance practices; and
5. The Board further desires to clarify that the Compliance Committee's role is procedural and statutory in nature, and not adjudicatory.

NOW, THEREFORE, BE IT RESOLVED:

1. Continuation and Supersession

The Compliance Committee originally created by Board resolution dated March 27, 2021 is hereby continued. This Resolution is intended to supplement, clarify, and supersede the March 27, 2021 resolution with respect to the structure, administration, authority, and procedures of the Compliance Committee. To the extent of any inconsistency, the provisions of this Resolution shall control.

2. Establishment and Purpose

The Board hereby reaffirms the establishment of a Compliance Committee pursuant to section 720.305(2)(b), Florida Statutes, for the limited purpose of approving or rejecting fines or suspensions levied by the Board of Directors.

3. Appointment of Compliance Committee Pool

3(A). Initial Appointments

The Board hereby appoints the following members of the Association to serve as the current pool of eligible Compliance Committee members:

- Amanda Huffman
- Jim McTigue
- Angie Gervais
- Bruce Roberts
- Clark McEwen
- Harley Frey

Each appointed member is a member of the Association and is not an officer, director, or employee of the Association, as required by section 720.305(2)(b), Florida Statutes.

3(B). Term and Removal

Members of the Compliance Committee pool shall serve at the pleasure of the Board and may be removed, replaced, or reappointed by the Board at any time, with or without cause, by majority vote at a duly noticed meeting.

4. Selection of Hearing Panel and Chair

For each Compliance Committee hearing, the Compliance Committee shall, from among its eligible members, select three (3) members to serve as the hearing panel.

Only those members selected shall participate in the hearing, deliberate, and vote on the approval or rejection of the proposed fine or suspension.

The Compliance Committee shall determine among itself which member shall serve as Chair for a given hearing or for such term as the Committee may decide. The Chair shall preside over the hearing, manage procedural order, ensure the hearing is conducted in accordance with applicable law and this Resolution, and enforce the limited, procedural scope of the Compliance Committee. The Chair shall prevent the proceeding from devolving into re-adjudication of the underlying violation, collateral disputes, or matters outside the Committee's statutory authority.

The President, Board members, and Association officers shall have no role in the selection of the hearing panel, the designation of the Chair, or in the deliberation or voting of the Compliance Committee.

5. Recusal and Continuance

Any Compliance Committee member who has a conflict of interest or is otherwise unable to serve on a particular hearing panel shall recuse themselves. If a panel member becomes unavailable after a hearing has commenced, the hearing shall be continued and re-noticed with a newly constituted panel.

6. Authority and Scope

The Compliance Committee's role is procedural and statutory in nature. The Compliance Committee is not an adjudicatory body and does not determine whether a violation has occurred.

Its authority is strictly limited to:

- a. Confirming that the statutory notice and hearing requirements applicable to the proposed fine or suspension have been satisfied;
- b. Approving or rejecting a fine or suspension levied by the Board of Directors based on whether such fine or suspension falls within the limits authorized by applicable law and the Association's governing documents; and
- c. Providing the affected member an opportunity to be heard.

The Compliance Committee shall not reconsider, retry, or re-adjudicate the underlying violation, shall not substitute its judgment for that of the Board of Directors, and shall not make findings of fact regarding the existence of a violation.

7. Automatic Disqualification

If a Compliance Committee member becomes an officer or director of the Association or otherwise becomes disqualified under section 720.305(2)(b), Florida Statutes, their service on the Compliance Committee shall be automatically deemed terminated, without further Board action.

8. Procedures

The Compliance Committee shall conduct hearings in a fair and impartial manner consistent with applicable law. The Committee may adopt reasonable procedural rules governing hearings, provided such rules do not conflict with Florida law or the Association's governing documents.

ADOPTED this 21 day of February 2026, by the Board of Directors of

The Forest at Panther Ridge III Homeowners Association, Inc.

BOARD OF DIRECTORS

By: Angela Mushkin
Name: Angela Mushkin
Title: secretary