



INSTR 4 2019179132  
 BK 10951 F'95 124-125 PG(s)>2  
 RECORDED 08/23/2019 01:48:28 FT1  
 STACY Ft. BUTTERFIELD; CLERK OF COURT  
 POLK COUNTY  
 RECORDING FEES \$18.50  
 RECORDED BY shakcawp

**RESOLUTION OF THE BOARD OF DIRECTORS OF CHELSEA OAKS  
 TOWNHOMES HOMEOWNERS ASSOCIATION, INC. ADOPTING STANDARDS  
 PROHIBITING THE CONSTRUCTION, INSTALLATION AND/OR PLACEMENTS  
 OF FENCES OR OTHER SIMILAR ENCLOSURES IN THE BACK YARD OF  
 HOME OWNERS' LOTS**

The Board of Directors acknowledges its and the Architectural Review Committee's ("ARC") responsibility and obligation to consider and develop architectural standards for the community in considering and evaluating homeowners' written requests to make any modification, change or alteration in the exterior portion of their property, including, but not limited, ornamental sculptures, outside lighting, fencing, hedges, walks, walls, or other structures or plantings, pursuant to Article VII of the Amended and Restated Declarations of Covenants, Conditions and Restrictions.

WHEREAS, the Board of Directors finds that where the Association has been authorized by the membership to assume responsibility to maintain the exterior yards of the townhome owner's property with the adoption of the Amendment to Article XIII, Section 1, as set forth in the Sixth Amendment to the Amended and Restated Declarations of Covenants, Conditions and Restrictions, the Board hereby deems it necessary and in the best interest of the Association and community to adopt a standard that prohibits and bars the construction, installation and/or placement of fences and/or other similar types of enclosures in the back yards of the townhome owner's property, as the continued construction of back yard fences or enclosures in the future would have an adverse impact on the Association's ability to maintain the homeowners lots in a uniform fashion, and would unreasonably impair the landscaping company's ability to perform its obligations and responsibilities relating to the maintenance and upkeep of the homeowners' lots.

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 PILKA & ASSOCS PA  
 213 PROVIDENCE  
 BRANDON, FL 33511

ACCORDINGLY, the Board of Directors has determined that absent extenuating circumstances, the construction, installation and/or placement offences and other similar types of encroachment in the back yards of the property owners' lots is hereby prohibited.

ADOPTED by the Board of Directors this 14 day of August, 2019.

CHELSEA OAKS TOWNHOMES  
HOMEOWNERS ASSOCIATION, INC.

By: Nancy Craig  
NANCY CRAIG, Its President

Attested to by:  
[Signature]  
JEFF KEITH, Its Secretary

STATE OF FLORIDA  
COUNTY OF POLK

BEFORE ME personally appeared NANCY CRAIG and JEFF KEITH, who executed the foregoing instrument, and acknowledged to and before me that they executed said instrument for the purposes therein expressed.

Sworn to and subscribed before me this 14 day of August, 2019.

[Signature]  
Notary Public, State of Florida

Print, Type or Stamp Name of Notary

