

DESIGN REVIEW BOARD
of Waterside Village

RESOLUTION AND CHARTER

At a regular meeting of the Waterside Village Community Association held December 6, 2006 the following resolution was adopted and shall constitute the Charter for the DESIGN REVIEW BOARD of Waterside Village.

1. Pursuant to the applicable Statutes and regulations of the State of Florida, Declarations, Articles and By-laws of Waterside Community Village Association (WVCA herein), there is hereby created a Design Review Board (DRB herein).
2. The DRB shall continue in perpetuity or until one of the following events occur:
 - A. The WVCA ceases to exist
 - B. By a majority vote of the board of WVCA and a majority of the Presidents of its sub-associations to terminate the DRB.
3. The DRB shall have five members, one of its members being designated as President. The first president shall be designated by the WVCA board and shall serve until the election of a president under rules to be established by the DRB. The WVCA board shall also select one other member of the DRB. The remaining three members shall be selected by the presidents of the sub associations and certified to the president of the WVCA; provided however that during the continuance of the DRB each "phase" of the residential component of Waterside Village must have one resident on the DRB board at all times, exclusive of those selected by the WVCA board.
4. The DRB is authorized to enact any by laws and rules it deems appropriate, including those concerning terms of office, selection of members, designation and function of officers, and the carrying out any of its powers and obligations.
5. To the extent permitted by Florida law, the DRB and its members shall be protected and indemnified from any action directed against them, and adequate liability insurance shall be obtained to fully protect the DRB and its members from liability.
6. Should the DRB require funding it shall have the right to petition the WVCA for amounts reasonably necessary to carry out its operations, powers and obligations.

7. The DRB is authorized the following powers and obligations:
- A. Preserving the property values and amenities of the residential condominiums and villas of Waterside Village.
 - B. Promoting uniformity, equality, aesthetics and safety between the various residential components of Waterside Village.
 - C. Planning for future design improvements and alterations to the various residential components of Waterside Village.
 - D. Enforcing applicable rules concerning architecture, design, aesthetics, appearance and safety of the various residential components of Waterside Village.
 - E. Consulting and advising sub group presidents concerning resident's questions or proposals which could be subject to the purview of the DRB.
 - F. Should the DRB conclude by majority vote an individual, group of individuals or a sub association has committed any action under the purview of this charter which contravenes any applicable law, declaration, article, rule or regulation, including rules or regulations to be enacted by the DRB, the DRB shall order the offending person or persons authorizing such improper actions to undo, at their expense, any such improper action. Should the offending parties fail to take such remedial action the DRB may take such action and charge any expense incurred to the offending party. Any charges arising hereunder shall earn interest at reasonable rate to be determined by the DRB until paid in full, and where applicable will become a lien on the offenders property.
8. A quorum shall consist of at least three board members, provided however that such quorum must include at least one member appointed by WVCA.
9. This charter may be amended from time to time but only upon majority votes by both WVCA and the presidents of all sub-organizations. Amendments may be proposed by the DRB, WVCA or a majority of the presidents of the sub-associations.

This resolution and Charter has been approved by WVCA by a vote of ___ to ___ at the board meeting held _____, 2006.

President, WVCA Board

BY LAWS

Pursuant to paragraph 4 of the resolution and charter the following are enacted as by-laws.

1. To avoid confusion caused by the similarity of names, the Design Review Board of Waterside Village shall henceforth be re-named the Architectural Review Committee of Waterside Village.
2. Each committee member, subject to approval by a majority of the committee, shall have the right to appoint an alternate to represent the member during an absence and to act with the full authority of the absent member. Appointments may be made by notifying the Chairman.
3. Committee members shall select by majority vote one of their number to serve as secretary-treasurer.
4. In order to better document decisions made from time to time by this committee, all applications affecting changes in the exterior of any structure shall be initiated by a written "Request for Exterior Modification" form obtained from the President of their residential association. A record of all such requests and the disposition thereof shall be maintained by the secretary- treasurer.

Approved by majority/ unanimous vote April 16, 2007.