

**RESOLUTION OF THE BOARD OF DIRECTORS OF
LITTLE CREEK HOMEOWNER'S ASSOCIATION, INC.**

The undersigned, being the President of **LITTLE CREEK HOMEOWNER'S ASSOCIATION, INC.**, a Florida non-profit corporation ("Association"), hereby states that, after a duly noticed meeting of the Board of Directors on November 18, 2020, at which a quorum was present, no less than a majority of the Board of Directors for the Association duly and properly adopted the following Resolution, pursuant to all requirements of the Association's Articles of Incorporation, Bylaws and Declaration:

WHEREAS, pursuant to Section 8.1 of the Association's Declaration, every Owner shall comply with any and all rules and regulations adopted by the Association as contemplated in Section 12.10 of the Association's Declaration; and

WHEREAS, pursuant to Section 12.10 of the Association's Declaration, all Owners shall comply with the rules and regulations adopted and amended from time to time by the Board of Directors; and

WHEREAS, pursuant to Article VII, Section 1(a) of the Association's Bylaws, the Board of Directors shall have power to adopt and publish rules and regulations governing the use of Common Areas, facilities and the personal conduct of the members; and

WHEREAS, pursuant to Section 720.303(2)(b), Fla. Stat., the Association may adopt written reasonable rules governing the right of members to speak and governing the frequency, duration, and other manner of member statements at Board Meetings; and pursuant to Section 720.306(6), Fla. Stat. the Association may adopt the same with regard to membership meetings.

WHEREAS, the Association is desirous of implementing written reasonable rules for meetings of the Association; and

NOW THEREFORE,

BE IT RESOLVED THAT, the Association reserves all rights and remedies available to it under its governing documents and/or Florida law and nothing herein shall be deemed to be a waiver of any such rights.

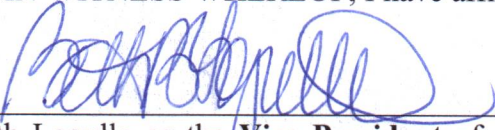
BE IT FURTHER RESOLVED THAT, by the Board of Directors that **ADOPTED** this the 18th day of November, 2020:

1. The above-mentioned Recitals are hereby incorporated and made a part of this Resolution as if more fully set forth herein.

2. The Association shall enforce the Ground Rules for Members Attending Meetings which is attached hereto and incorporated herein by reference as **EXHIBIT A**.

3. The Association intends to enforce these Rules to the full extent permitted under Florida Statutes and the Association's governing documents.

IN WITNESS WHEREOF, I have affixed my name this 18th day of November, 2020.

Sign: 
By Beth Logullo as the **Vice President** of
Little Creek Homeowner's Association, Inc.

STATE OF FLORIDA)
)
COUNTY OF SEMINOLE)

The foregoing instrument was acknowledged before me, **by means of physical presence or online notarization**, the 18th day of November, 2020, by Beth Logullo as the **Vice President** of Little Creek Homeowner's Association, Inc., on behalf of said Corporation, who is personally known to me or who produced _____, as identification.



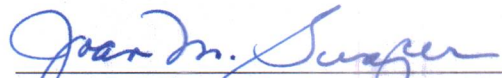

NOTARY PUBLIC – State of Florida
Print Name JOAN M. SCAPER
My Commission Expires:

EXHIBIT “A”
Little Creek HomeOwners Association, Inc.
Ground Rules for Members Attending Board Meetings

The goal is for Members to feel welcomed at meetings, and welcomed to share any concerns, but balanced with basic etiquette and an understanding that the Board has to conduct its business, too. Prior to starting the meeting, the presiding chair explains the ground rules for conducting the meeting.

- Board meetings are open to all Members and the Board shall grant opportunity for Members to speak.
- The Board and Members are always to speak cordially to each other, with business meeting decorum.
- On a topic with multiple speakers desiring to contribute, all who wish to speak must have an opportunity to speak once before anyone can speak a second time.
- For all Public Comment:
 - Before speaking, each Member identifies their name and address, and presentations are given while the Board listens
 - Members have a 3 minute time limit. The Member speaks uninterrupted for their time
 - after which, the Board may ask follow-up questions for clarification, director by director
 - after which, the Member has a 1 minute followup to concisely answer any asked questions
 - any presentation materials shall be conveyed to Management in advance of the meeting
- **For Public Comment on an Agenda Item:** Members have the right to speak on Agenda items. Members may share thoughts and views on any Agenda topic. This is the Member's opportunity to share their position to the Board, before deliberations begin. At the time when the Agenda topic is being addressed, and if the Board then has any additional targeted questions for the Member, the Member may be asked question(s) and the Member may share a direct response.
- **For Public Comment on any Item not on the Agenda:** Members may share thoughts and views on any association-related topic. Presentations are given and the Board will listen, without interruption. Members should know it is not best practice to take action on an item if it isn't on the Agenda; the Board is happy to consider matters brought forward by Members, but without advanced preparation the likely outcome will be for the information to be collected, and reviewed/researched at a later time. It is understood that Members want answers right away, but the Board will likely want to take the information back, research it, give thought to it, and bring an answer back at a later time, usually conveyed through Management back to the Member.
- After Public Comment is closed, the Board will then perform its work on the full agenda, without interruption from the Members in attendance.

Agenda Terms:

- New Business – Business that is ready-for-Board action via motion.
- Focused Discussion – Business that may not be ready for decision but requires discussion among directors. Discussion should have a targeted goal of 5-10 minutes per topic. A motion may or may not occur.
- Director reports: (if any) These are intended to be fast, concise updates on past motions, agenda topics, focused discussions, or pre-work. Discussion should have a targeted goal of 1-2 minutes per topic, and should be substantive.

Please pre-communicate

The Association encourages Members to send in their items for consideration prior to meetings, so they may be reviewed, and explored. Member input is welcomed, but within the framework of knowing the Board has limited time to meet, and a lot of business to cover. So please send in any materials for review prior to the Friday before the meeting date. This will allow for the materials to be distributed to Board members so they may give thought to the materials prior to the meeting. Management is reach at drew@nexuscommunitymanagement.com.

Thank you!