

**FLORIDA CLUB PROPERTY OWNERS ASSOCIATION**  
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**ARC GUIDELINE CHANGES**  
**EFFECTIVE FEBRUARY 8, 2007**

**The following recommendations from the ARC were approved by the Board of Directors:**

- (1) Add the following to Paragraph 15, House Numbering, on Page 9 of the Architectural Standards Guidelines:

“An additional house number may be installed in the appropriate front shrubbery bed of DiVosta homes. The sign must have numbers only (no names or designs), be white with black numbers and a black stripe border. The size must be 9” x 15” and oval shape only. When placed, the sign should be on 2 stakes for stability, with the bottom of the sign 6” above ground level.

House number signs in the shrubbery beds currently in use are considered grandfathered. They may remain in place until either the home is sold, or the sign needs to be replaced by the owner. At that time, the sign must conform to the specifications set forth above.”

**SAMPLE CAN BE SEEN AT PROPERTY MANAGER’S OFFICE**

- (2) Change Paragraph 16, Hurricane Shutters, on Page 9 of the Architectural Standards Guidelines to read:

“The installation of shutters or replacement of shutters must have ARC approval. If replacing with accordion shutters, DiVosta home replacements must be white. Estate home replacements may be white, ivory or match the color of the main body or trim of the home.”

- (3) **PLEASE NOTE THE FOLLOWING DEPOSIT POLICY IS EFFECTIVE AS OF 2-8-07:**

\*\*For work that requires the use of heavy equipment that may cause damage to the common area, such as a pool installation or concrete work, the DEPOSIT is **\$500**. Upon completion of the work, it will be inspected and if it conforms with the ARC approval, and if all common area elements have been restored to their original condition, the \$500 will be refunded.

\*\*For all other work, the DEPOSIT is **\$50**, which will not be deposited for 90 days from the date of the ARC approval *under the following conditions:*

\*It shall be the responsibility of the homeowner to notify the property manager when the work has been completed so that an inspection can be made to verify that the work conforms with the ARC approval. When the work is verified, the deposit will be returned

\*If there are problems with completion, it shall be the responsibility of the homeowner to notify the property manager within the 90 days to arrange a time extension.

\*If the property manager has not received the notification(s) within 90 days of ARC approval, the \$50 DEPOSIT will be deposited in the association account and **NO** refund will apply.

**\*\*\*PLEASE KEEP THIS INFORMATION WITH YOUR FLORIDA CLUB DOCUMENTS\*\*\***