

CRESCENT PARK HOMEOWNERS' ASSOCIATION INC.  
WRITTEN CONSENT FOR APPROVAL OF THE BELOW AMENDMENT TO THE  
DECLARATION OF COVENANTS AND RESTRICTIONS FOR

This proposed amendment via written consent to Article XIII, Section 11, of the Declaration is proposed to be amended as follows:

COMMERCIAL AND RECREATIONAL VEHICLES.

No boat, trailer, camper, golf cart or other type of recreational vehicle and commercial vehicle, including but not limited to, trucks, pick-up trucks and vans (vans with side windows that are not commercial vehicles are permitted), shall park or be parked at any time on the Lots, common elements of a condominium, or Common Open Space unless it is a commercial vehicle in the process of being loaded or unloaded; except that boats which are 24 feet or less in length with no portion of the boat more than 6 feet above the grade level of the homeowners lot, or unless a variance is approved by the Architectural Review Committee, may be permitted to be parked in the rear or side yard of a single-family Home when the yard is fenced in with a six (6) foot high wooden fence, which fence has been approved by the Board of Directors; and provided further that no commercial vehicle shall be permitted to park or be parked overnight in the Lots or the Common Open Space unless approved in writing by the Board of Directors of the Association. Notwithstanding the prior provision to the contrary, the Board may, in its sole discretion, designate portions of the Common Open Space for the parking of oversized commercial or recreational vehicles, trailers, campers, vans or boats.

Text underlined indicates added language

~~Text struck through indicates deleted language~~

OR Bk 6160 Pg 3541  
Orange Co FL 2000-0548408  
Recorded -Martha O. Haynie

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This proposed amendment via written consent to Article XIII, Section 12 of the Declaration is proposed to be amended as follows:

STANDING CYCLES OR OTHER ITEMS.

No Bicycles, scooters, wagons, carriages, shopping carts, chairs, benches, tables, toys or other such items shall be parked or be permitted to stand for any period of time on any part of the community lands except in the storage sheds or garages, if any, of each Home or on the patio of a Home if said rear yard or patio is completely fenced in and except in accordance with the rules and regulations promulgated from time to time by the Board.

Portable Basketball goals shall be permitted (if maintained as determined by the Architectural Review Committee) if the goal is kept at least 20 feet from the curb closest to the home. Permanent basketball goals will not be permitted at anytime. Whether a goal is permanent or temporary shall be determined by the Architectural Review Committee. If at any time a basketball goal is deemed by the Architectural Review Committee to not be in good condition the goal must be repaired or removed within 30 days of notice to the homeowner.

Text underlined indicates added language

~~Text struck through indicates deleted language~~

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This proposed amendment via written consent to Article XIII, Section 4 of the Declaration is proposed to be amended as follows:

TEMPORARY STRUCTURES AND USE.

No structure of a temporary character, trailer, basement, shack, garage, barn or other building shall be moved to, erected on, or used on any of the lands within the Community at any time for a residence workshop, office, storage room, either permanently or temporarily, provided, however, that Developer may place on the Community construction sheds, trailers or temporary sales office or sales trailers used to facilitate the construction and sale of the land, Condominium Units and Homes in the Community. No canvas, pipe, or other type of carport shall be placed between the sidewalk in the front building line on any Lot. Except during the delivery to homes, no commercial vehicles shall be parked in areas zoned for residential uses, including the streets. No business, service repair, or maintenance for the general public shall be allowed on any Lot at any time. In order to prevent unsightly objects in and about each of the Homes to be erected in the Community, no gas tank, gas container, or gas cylinder, except those used by portable barbecue grills shall be permitted to be placed on or about the outside of any of the Homes built in this Community or any ancillary building. However, gas cylinders for pool heating and fireplaces shall be allowed, provided that the gas cylinder is completely obscured and surrounded by either shrubbery or a fence, either of which must be approved by the Architectural Review Committee, which does not allow the gas cylinder to be seen from the street and surrounding lots, or if the gas cylinder is moved underground.

Text underlined indicates added language

~~Text struck through indicates deleted language~~