

WRITTEN JOINDER AND CONSENT OF OWNER

The undersigned owner(s) of Unit # _____ of Vintage Grand Condominium votes as set forth below on the proposed amendments. This consent is provided in lieu of a vote at a membership meeting as permitted and authorized by Section 3.11 of the Bylaws and Section 617.0701(4), Florida Statutes.

Dated _____, 2015.

Owner(s)

Owner(s)

Are you in favor of Amendment No. 1 as set forth below? The Board recommends a "Yes" vote.

Yes _____

No _____

Are you in favor of Amendment No. 2 as set forth below? The Board recommends a "Yes" vote.

Yes _____

No _____

.....
(Additions indicated by underlining, deletions by ---, omitted, unaffected language by...)

Amendment No 1: The purpose of this amendment is to change the voting requirement for future amendments to the Declaration of Condominium. The current requirement for approval of two-thirds of the entire membership (288 of 432) will be replaced with a requirement for approval by two-thirds of the voting interests participating at the meeting in person or by proxy. The goal is to remove those owners who choose not to participate from the equation so that the majority of those who do participate can decide the issue. The amendment also eliminates unnecessary language and clarifies that amendments can be adopted in writing in lieu of a meeting as provided in our Bylaws.

DECLARATION OF CONDOMINIUM

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6. Amendments. Except as elsewhere provided therein, amendments may be effected as follows:

61. By the Association. Notice of the subject matter of a proposed amendment shall be included in the notice of any meeting at which a proposed amendment is to be considered. A resolution for the adoption of a proposed amendment may be proposed either by a majority of the Board of Directors of the Association or by not less than one-third (1/3) of the voting interests of the entire membership Unit Owners. Except as elsewhere provided, approvals must be by an affirmative vote of not less than two-thirds (2/3) representing in excess of 66 2/3% of the voting interests of the all Unit Owners represented in person or by proxy at a duly noticed and convened membership meeting. ~~Directors and Unit Owners not present in person at the meeting considering the amendment may express their approval or disapproval in writing, provided that such approval or disapproval is delivered to the secretary at or prior to the meeting, however, such approval or disapproval may not be used as a vote for or against the action taken and may not be used for purpose of creating a quorum. Amendments may also be approved by the members in writing in lieu of a meeting as provided in the Bylaws.~~

Amendment No 2: The purpose of this amendment to the Articles and Bylaws is confirm operations by a five-member board, create staggered two-year directors terms, and require directors to be unit owners or a spouse of a unit owner.

ARTICLES OF INCORPORATION

ARTICLE 10
DIRECTORS

10.1 ~~Number and Qualification. The property, business and affairs of the Association shall be managed by a board consisting of the number of directors determined in the manner provided in the Bylaws, but which shall consist of not less than three (3) directors nor more than nine (9) directors. Directors need not be members of the Association. Directors must be natural persons who are 18 years of age or older. Any person who has been convicted of any felony by any court of record in the United States and who has not had his or her right to vote restored pursuant to law in the jurisdiction of his or her residence is not eligible for Board membership (provided, however, that the validity of any Board action is not affected it is later determined that a member of the Board is ineligible for Board membership due to having been convicted of a felony).~~

BYLAWS

4. Directors.

4.1. Membership, Term and Qualifications. The affairs of the Association shall be governed by a Board of not less than three (3) directors nor more than nine (9) directors, and shall be fixed at five (5) members until changed by adoption of a membership resolution. All directors shall be elected to two-year terms with two (2) directors elected in even-numbered years and three (3) directors elected in odd-numbered years. In order to implement this staggering, in the event of a contested election at the next annual membership meeting planned for January of 2016, the two (2) persons receiving the most votes will be elected for two-year terms and the remaining three (3) persons elected for one-year terms. If the number of candidates is five (5) or fewer, the Board will designate the terms for the new directors with two (2) being assigned two-year terms and three (3) being assigned one-year terms. Thereafter, either the Board of Directors or the membership shall have the authority to temporarily assign a one-year term to one or more director positions if necessary to continue a scheme of staggering the Board, to promote continuity of leadership, so that approximately one-half of the Board members are elected each year. A Director's term ends at the annual election at which his or her successor is to be duly elected, or at such other time as may be provided by law. Every director must be at least 18 years of age and a member of the Association, or a spouse of a member. the exact number to be determined in the first instance in the Articles, and, thereafter, except as provided herein, from time to time upon majority vote of the membership. Directors must be natural persons who are 18 years of age or older. Any person who has been convicted of any felony by any court of record in the United States and who has not had his or her right to vote restored pursuant to law in the jurisdiction of his or her residence is not eligible for Board membership (provided, however, that the validity of any Board action is not affected it is later determined that a member of the Board is ineligible for Board membership due to having been convicted of a felony).

~~4.4. Term. Except as provided herein to the contrary, the term of each Director's service shall extend until the next annual meeting of the members and subsequently until his successor is duly elected and has taken office, or until he is removed in the manner elsewhere provided. Notwithstanding the foregoing, any Director designated by the Developer shall serve at the pleasure of the Developer and may be removed and replaced by the Developer at any time.~~

The remaining subsections shall be renumbered to be in sequential order.