

February 28, 2023

Resolution # 2

Moved by: Cheryl McPherson

Seconded by: Daryle Boelman

Buying a Second Unit in Pine to Palm Resort Park

WHEREAS renters are mostly short-term, not in the park for the season, and are unable to take a leadership role in the various functions of the Activities' Club, this therefore limits the number of people available for these leadership positions.

Further, residents that are unable to come down for the winter season are able to rent out their units, giving exposure to the park and lots of opportunity to purchase units, which has been the history of the park.

WHEREAS over time, the need to develop certain sections of the park becomes necessary for various reasons, many older units are not in a condition where they can be properly revitalized. Therefore, permanent rental units may stand in the way of redevelopment, as some rental units are placed for sale at inflated price, they aren't sold and stand in the way of future redevelopment plans.

WHEREAS for over 50 years, if a resident purchased a second unit, under Section 1 of buying a Second Unit in the Pine to Palm Rules and Regulations, owners were required to sell one of their units within a year of said purchase.

WHEREAS this requirement was changed by the Board of Directors without a shareholders' vote on the issue.

MOTION: BE IT RESOLVED that going forward, Article VII Buying a Second Unit, of the Pine to Palm Resort Park Rules and Regulations, be re-instated by the Board back to the previous rule, effective June 1st, 2024.

FURTHERMORE, said article shall only be changed by a vote of the shareholders at an annual or special meeting.

Mantex Board's Comments: In Favor of the Resolution as proposed.