

This instrument prepared by and)
should be returned to:)
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This instrument prepared by and)
should be returned to:)
)
Robyn Marie Severs, Esquire)
Becker & Poliakoff, P.A.)
111 N. Orange Ave. # 1400)
Orlando, Florida 32801)
(407) 875-0955)
)
Cross Reference O.R. Book 729, Page 259;)
O.R. Book 1180, Page 1677; O.R. Book 1481,)
Page 133, of the Public Records of Flagler)
County, Florida)

**RESOLUTION ADOPTING RULE ESTABLISHING WILDLIFE POLICY WITHIN
THE GRAND HAVEN COMMUNITY**

WHEREAS, Section 5.5 of the Second Amended and Restated Declaration of Covenants, Conditions and Restrictions of Grand Haven Master Association, recorded at Official Records Book 729, Page 259, of the Public Records of Flagler County, Florida (hereinafter "Declaration") provides that the Grand Haven Master Association, Inc. (hereinafter "Association") through its Board of Directors shall have the authority to adopt rules, regulations, and policy governing the administration and operation of the Association, any Common Areas and any Areas of Common Responsibility;

WHEREAS, Section 5.1.3 of the Declaration gives the Association the power to do any and all lawful things which may be authorized, assigned, required or permitted to be done by any Subordinate Declaration;

WHEREAS, Section 1.1.31 of the Declaration defines Subordinate Declaration as the instrument or document, and any amendments thereto, which is filed of record with respect to the Village or Villages within the Property and which may impose covenants, conditions, easements, and restrictions with respect to lots, dwellings, or commercial sites or structures within such Village or Villages;

WHEREAS, every Subordinate Declaration gives the Board of Directors the power to promulgate and amend rules and regulations governing the use of the Grand Haven Property, personal conduct of Members, and/or Lots;

WHEREAS, the Board of Directors has determined that it is in the best interest of the Association to adopt a policy to address wildlife within the Grand Haven Community.

NOW THEREFORE, the Board of Directors of the Association adopts the following Policy and Rules:

1. Animals such as birds, ducks, turtles, and alligators should be admired from a distance. Upon sighting of dangerous or injured animals (i.e., alligator, injured turtle, etc.), please contact Florida Fish and Wildlife Commission.
2. Feeding or disturbing the wildlife in Grand Haven is strictly prohibited. In some cases, feeding of wild birds, deer, alligators, bears or other wild animals may be subject to fines by Florida Fish and Wildlife Commission. Notwithstanding the foregoing, bird feeders approved by the ADC are permitted.
3. Residents must perform all necessary actions to remove attractants to wildlife. This includes, but is not limited to:
 - Do not place or store pet food outside for any period other than the actual feeding time of the pet;
 - Engage in landscaping practices that support wildlife habitats;
 - Clean barbeque grills immediately after use; and
 - Ensure bird feeders are inaccessible to wildlife by height and distance from trees or poles.
4. Further, all Owners, and their family members, guests, invitees, and tenants, should always follow the suggestions listed below to assist in human protection from a potentially unpleasant experience, as well as the protection of wildlife:
 - Any wild animal can be dangerous. Always be cautious and observant. Do not tease or mistreat any wildlife;
 - Help keep wildlife "wild" by maintaining a safe distance. Move away from animals without disturbing them and do not block an animal's path;
 - If an animal or reptile approaches, move away and maintain a safe distance;
 - Do not walk pets within or near any natural area, or near any bodies of water; and
 - Keep small children at a safe distance from natural areas and bodies of water.
5. The Association shall not be liable to Owners, their family members, guests, invitees, and lessees for any injury to person or pets, or damage to property due to wildlife in Grand Haven.

[SIGNATURE BLOCK ON NEXT PAGE]

SO RESOLVED by a majority of the Board of Directors of the Association at a duly called and noticed Board meeting, this 19TH day of SEPTEMBER 2025.

Signed, sealed and delivered in the presence of:

GRAND HAVEN MASTER ASSOCIATION, INC.

Valerie Steger
Printed Name: Valerie Steger

By: Robert J. Carlton
Printed Name: Robert J. Carlton

Title: President

Address: 96 FIRST ST, PALM BEACH, FL 32137

Michelle Fitzwater
Printed Name: Michelle Fitzwater

ATTEST:

Valerie Steger
Printed Name: Valerie Steger

By: Troy Railsback
Printed Name: Troy Railsback

Title: Secretary

Address: 2 CHIMES DEL MAR PALM BEACH, FL 32137

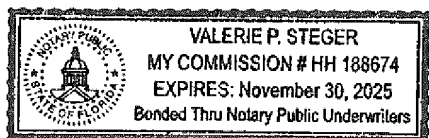
Michelle Fitzwater
Printed Name: Michelle Fitzwater

STATE OF FLORIDA
COUNTY OF FLAGLER

The foregoing instrument was acknowledged before me this 19 day of September 2025, by Robert J. Carlton and Troy Railsback, as President and Secretary, respectively, of GRAND HAVEN MASTER ASSOCIATION, INC. a Florida not-for-profit corporation, on behalf of the corporation. They [X] are personally known to me or [] have produced

as identification.

(NOTARY SEAL)



Valerie Steger
NOTARY PUBLIC - STATE OF FLORIDA

Print Name: Valerie P. Steger
Commission No.: HH 188674
Commission Expires: 11/30/2025