

## A ONE PAGE PRIMER ON THE COMMUNITY SERVICES ASSOCIATION (CSA)

On March 25, 2014, The Circuit Court of the Twentieth Judicial Circuit for Lee County Florida, Judge Joseph Fuller handed down an AGREED FINAL DECLARATORY JUDGMENT adjudicating a Law Suit brought about by CSA on Association III. Elements of the Judgement are as follows:

CSA will consist of FIVE MEMBERS, one appointed by the Board of Directors of each of the five Associations, and serving no more than two consecutive years each.

Those five MEMBERS form the TOTAL CSA membership. They are also the CSA Board of Directors and become responsible for all aspects of the Court Amended CSA Documents. They elect their own Officers.

CSA was directed to take over, manage, and fund the following:

- Boardwalk

- Seawall

- Entry and exit Gates

- Surface Water Drainage System

- CSA Meeting Room in Association VI building

CSA owns no property. All properties are owned by each Association as defined by the Lee County Tax Collector.

Individual Unit owners from all the Associations only have governing input to CSA through their respective Association's CSA Board Member.

Budgets and all other votes taken by the CSA Board must have a MAJORITY VOTE OF FOUR BOARD MEMBERS in order to be approved.

Money supporting CSA activities is collected by an Annual Fee from each Association on a per door basis.

CSA Board Activities, including their Meeting Minutes, Annual Budgets, Financial Statements and appointed COMMITTEES need only to be made available to Unit owners THROUGH their Association's CSA Board Member. That Board activity information is also available to Unit Owners who attend the prescribed four per year, CSA Board Meetings, which are announced and with a published Agenda.