

CURLEW LANDINGS

Board of Directors and Homeowners

MISSION STATEMENT

To promote a sense of community, enhance the livability, safety, welfare, and interests of the owners.

To preserve and enhance property values and the quality of life through the prudent use of resources for the benefit of all who live, visit, or work in our community.

To provide responsible management and use of community assets that benefit all owners.

To provide amicable development of the community by the adherence of the covenants, conditions, restrictions and easements, and pursuant to such purposes conduct any business and engage in any activity compliant to non-profit corporations under the laws of the State of Florida, for the benefit of the property and the owners.

OBJECTIVES – Board of Directors

Adhere to and help enforce existing covenants. We will review and help implement revisions in areas where covenants are flawed, ineffective or out of date in order to limit the Association's exposure.

Encourage collaborative participation. We will encourage and lead in an involved community membership.

Listen to concerns. We will provide opportunities at our meetings to hear concerns or receive insight from members of our community.

Lead and support the community. We will lead and support the involvement of our homeowners in issues such as maintaining property values and safety issues.

Seek out best practices. We will continually look for best practices as they relate to townhome communities, always looking for opportunities to improve in the handling of finances, maintenance, community-building, etc.

Take actions that reflect the best interest of homeowners. We will thoroughly study all issues brought before the Board to ensure that the best interest of the community-as-a-whole is the main focus in our decision-making. We will also reserve the right to challenge actions that are deemed not to be in the best interests of the majority of the community or that could possibly result in litigation against the community.

OBJECTIVES – Homeowners

Be a good neighbor. We are neighbors first, Association members second. There is no better substitute than to resolve issues as neighbors. Not all issues will have Association implication.

Look for opportunities to volunteer. Volunteerism at Curlew Landings will make a more cohesive community and, hopefully, save dollars. Let's all go above and beyond in making our community shine by our involvement.

Be a participant in maintain property. Each home/property owner will maintain their respective property in a manner that compliments the Association and doesn't detract from the value of our properties or common areas.

Work for the common good of Curlew Landings. Evaluate all issues on how they will impact – negative or positive – Curlew Landings Association, all homeowners and our Mission Statement. Do not react to any particular single-interest group.

Look for opportunities to continually improve. We will always look for opportunities to improve and enhance our community and Association, continually reviewing decisions, always referring to the original Declarations, Covenants, Articles, and By-Laws for the spirit of the community.