

COUNTRY CHASE RESIDENTIAL HOMEOWNERS ASSOCIATION, INC.

RESOLUTION REGARDING  
THE INSTALLATION OF SOLAR ENERGY SYSTEMS

WHEREAS, the Board of Directors (the "Board") of Country Chase Residential Homeowners Association, Inc. (the "Association") is the governing body of said Association and is charged with the direction and administration of the Property subject to the Declaration of Covenants, Conditions and Restrictions of Country Chase Residential ("Declaration"), as from time to time amended (the "Declaration");

WHEREAS, the Association is administered by a duly elected Board of Directors in accordance with the Declaration and By-Laws; and

WHEREAS, the Board of Directors is charged with the responsibility of maintaining the property and acting in the best interests of the members of the Association; and

WHEREAS, the Board of Directors is charged with ensuring the health, comfort, safety and general welfare of the members of the Association; and

WHEREAS, the Board of Directors has deemed it to be in the best interests of the Association to adopt rules regarding the installation of solar energy systems, in conjunction with the Homeowners' Solar Rights Act of Florida.

NOW, THEREFORE, the Board hereby resolves as follows:

The installation of solar panels will be permitted as follows:

- 1) All installations must be approved by the Board or the appointed Architectural Review Committee ("ARC") in writing prior to the commencement of any work, and shall conform to any and all architectural standards adopted by the Board of Directors or ARC from time to time.
- 2) All installations are to be completed in a manner that will cause the least adverse visual impact to neighboring properties, while still allowing an acceptable amount of exposure to the sun.
- 3) All owners seeking approval of the Association to install solar panels must comply with the Association's established procedures for the ARC by completing the appropriate application with all accompanying required forms and otherwise comply with the established Rules and Procedures of the ARC as well as the requirements of the Declaration of Covenants, Conditions and Restrictions of Country Chase Residential, Article VII, Section 7.1, et seq., as amended. The method of installation must be specified on the application for approval.
- 4) All solar panels shall be installed and secured in a manner that complies with all applicable codes, including hurricane and windstorm, safety ordinances, city and state laws and regulations, in accordance with manufacturer's instructions, and in accordance with any architectural standards adopted by the Board or ARC from time to time. The owner, prior to installation, shall provide the Association or ARC with a copy of any applicable governmental permit. All contractors responsible for installation shall be licensed and insured.
- 5) The requesting owner shall be responsible for insuring and maintaining the panels in a first class condition; and
- 6) Owners are responsible for all costs associated with the solar panels, including but not limited to:
  - a. The cost of recording any necessary documents.
  - b. The costs associated with installing and operating the panels.
  - c. The costs associated with maintaining, upgrading, repairing and/or removing the panels; and

- d. The costs associated with repairing any portion of the property that is damaged by the installation, maintenance, upgrade, repair, replacement and/or removal of the panels.
- 7) Prior to installation, the owners must provide the following:
- a. Specification and diagrams showing the location and manner of installation of the panels.
  - b. Specification as to the location of the cables connecting the solar panels to the electric panel and if outside the dwelling, how the cables are to be covered.
  - c. Written confirmation that all work will be performed by a licensed contractor approved by the Association.
- 8) This Resolution shall be enforceable by the Association in accordance with the terms of the Declaration.

IN WITNESS WHEREOF, the Board of Directors has adopted this resolution at a duly called, noticed and convened meeting held this 15 day of September, 2020, and shall become effective immediately.

COUNTRY CHASE RESIDENTIAL HOMEOWNERS  
ASSOCIATION, INC.

[Signature]  
(Signature of Witness #1)

PAT CRACCHIOLO - term  
(Printed Name of Witness #1)

[Signature]  
(Signature of Witness #2)

Grace Geelen  
(Printed Name of Witness #2)

By: [Signature]  
(Signature)

Victor Albino - Board of director  
(Printed Name and Title) (PRES)

STATE OF FLORIDA )  
COUNTY OF HILLSBOROUGH ))

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 15 day of SEPTEMBER, 2020, by VICTOR ALBINO PRESIDENT of Country Chase Residential Homeowners Association, Inc., on behalf of the corporation, and ☒ is personally known to me or ☐ has produced \_\_\_\_\_ as identification.

My Commission Expires:

[Signature]  
NOTARY PUBLIC - State of Florida at Large

