Moorings Homeowners:

It is August 2026 and time to finally ratify the updated Moorings Covenants. The original HOA Covenants were created back in September of 1974. That's more than half a century ago when the Moorings was still developing and covenants were focused on lot development, waterway management, sales offices, and new building construction. A lot has changed since then.

Why the updates? Today, we live in a mature community with a collective goal of retaining and improving the value of our homes. Unincorporated areas like South Patrick Shores have also matured with County codes that supersede many of the original covenants. The updated Covenants reflect these changes and keeps them sensible, not overly restrictive, stressing appearance and maintenance.

How were the Covenants updates determined? Since 2019, the Moorings HOA Board has tasked a Covenants Committee to review each of the 25 covenants for relevance, enforceability, redundancy, and adherence to homeowner goals. Attorneys specializing in HOA covenants were consulted on numerous issues. After many revisions, the updated covenants is now ready for homeowner approval.

What Moorings homeowners are being asked to do? Review the enclosed updated Covenants for the Moorings HOA and return the Consent Form below with your signature(s). Though specific covenants may not suit every Moorings homeowner, the HOA Board and Covenants Committee hopes that the overall document complies with the majority of your concerns. ***Please note, the updated Covenants does not give the Moorings HOA the power to put a lien on a house, property, or anything else.***

Questions? This August, the HOA Board will hold town hall meetings for the review, clarification, education, and intent for all to understand the updated Covenants. Moorings homeowners will be able to attend in person or via Zoom link. Details on these meetings are forthcoming.

Thank you

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WRITTEN CONSENT FORM

INSTRUCTIONS:

1. Fill in the address of your Lot, for instance '466 St. Lucia Ct.'
2. Indicate approval or disapproval with a check mark.
3. Insert the date, sign, and print name where indicated. NOTE: All owners of the Lot must sign.
4. **Return completed WRITTEN CONSENT before September 1, 2026** in one of four ways:
    A. **EMAIL** with photo of WRITTEN CONSENT to **MooringsHOA@gmail.com**
    B. **TEXT** with photo of WRITTEN CONSENT to Clyde at **772-321-0446**
    C. **MAIL** with self-addressed stamped envelope provided
    D. **DROP-OFF** at the August Town Hall meetings (TO BE ANNOUNCED) or to any of the Moorings HOA officers - *Clyde Bridge, Shelby McKay, Jeff Homberger, or Mike McBride*

WRITTEN CONSENT

The undersigned, Owner of (Address) _____, in the Moorings, hereby approves/disapproves the proposed Amended and Restated Declaration of Covenants and Restrictions Related to the Moorings.

Do you approve the proposed Amended and Restated Declaration of Covenants and Restrictions Related to the Moorings?

_____ APPROVE _____ DISAPPROVE DATE: _____/_____/_____

OWNER Printed Name(s): _____ _____

OWNER Signature(s): _____ _____