

**Indian River Preserve Property Owners Association, Inc.**

**AMENDMENT TO THE ARCHITECTURAL DEVELOPMENT GUIDELINES FOR INDIAN RIVER PRESERVE PROPERTY OWNERS ASSOCIATION f/k/a WALKABOUT PROPERTY OWNERS ASSOCIATION**

On May 23, 2017, the Board of Directors of Indian River Preserve Property Owners Association, Inc. (the "Association"), at a special meeting, moved, seconded, and adopted the following Resolutions:

**WHEREAS**, in accordance with the law and the bylaws of the association and in accordance with the Declaration of Restrictive Covenants and Conditions for the Association recorded in Official Records Book 5404, Page 3641, as amended in Official Records Book 5522, page 7854; together with Assignment of Developer Declarant Rights to Florida Land and Cattle Corporation in Official Records Book 6823, page 2540, as amended in Official Records Book 7573, pages 1215 and 1220, and any amendments thereto, of the Public Records of Brevard County, Florida the association, all development guidelines and approvals are rendered by the Architectural Review Committee (the "Committee"); and

**WHEREAS**, the Association, has empaneled its Architectural Review Board a/k/a Architectural Review Committee which has promulgated and published Architectural Development Guidelines that apply to all lots located in the Association, which such Architectural Guidelines may be amended from time to time; and

**WHEREAS**, the Association, by the Association's Architectural Review Board a/k/a Architectural Review Committee, desires to amend the Architectural Development Guidelines in accordance with its authority to do so under Article IX of the Declaration, as more particularly set forth below; and

**WHEREAS**, the undersigned, Declarant, hereby approves and is joining in this Amendment to express its consent thereto, pursuant to its authority under and in accordance with that certain Total and Exclusive Assignment of Developer/Declarant Rights recorded in the Public Records of Brevard County, Florida, at Official Records Book 6823, Page 2540.

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**NOW, THEREFORE, BE IT RESOLVED**, that the following amendments to the Architectural Development Guidelines, attached hereto as Exhibit A, are hereby approved, ratified and adopted as follows:

Section VI.

Site Design Criteria

A. Paving and Pods

1. Driveways and Front Walkways/Patios

a. Materials

The driveway materials shall be unified with the front walkway/patio materials by repeating the material, color, and/or texture in its entirety or by repeating one or more of color, material and/or texture. Recommended materials for driveways and front walkways/patios are:

- (1) Concrete paver block
- (2) Set stone
- (3) Set "old brick"
- (4) Concrete

No asphalt, new brick (except bands), gravel, mulch, or random/separated paving blocks are permitted for either driveway or front walkways/patios. No wood decks are permitted in the front yards unless visually enclosed by wall or fence from the street view.

Section VIII

Architectural Design Criteria

E. Materials

1. Roof Materials Permitted:

- barrel clay tile (limited use with ARC conditions, including color)
- concrete 'S' tile (limited use with ARC conditions, including color)
- concrete or aggregate flat tile
- slate
- standing seam metal (limited use with ARC conditions, including color)
- asphalt shingles (IKO Cambridge Collection or superior)

Not Permitted:

- Fiberglass shingles
- Roll roofing
- Aluminum shingles
- Wood shingles or shakes

Except as specifically amended hereby and/or as may be contained in any prior Association, Architectural Review Board a/k/a Architectural Review Committee, or Declarant, issued architectural approval relative to any Lot(s) within Community, the Architectural Development Guidelines remain in full force and effect as previously promulgated and published, and as same may be further amended or supplemented from time to time.

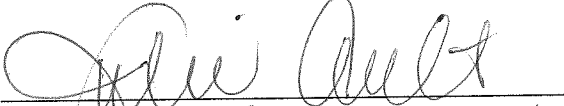
**I HEREBY CERTIFY** that the foregoing Amendment to the Association's Architectural Development Guidelines for Indian River Preserve f/k/a Walkabout has been duly adopted as of this 23 day of May, 2017.

Witnesses:

Signed, sealed and delivered in the presence of:

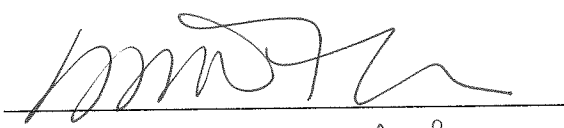


Print Name: LESLIE VANDALE

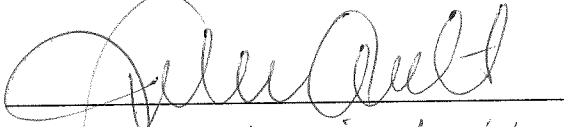


Print Name: Julie Ault

Signed, sealed and delivered in the presence of:




Print Name: LESLIE VANDALE




Print Name: Julie Ault

**INDIAN RIVER PRESERVE PROPERTY OWNERS ASSOCIATION, INC.**  
f/k/a Walkabout Property Owners Association, Inc.

By:   
Dale Lyon, President

**ARCHITECTURAL REVIEW BOARD**  
a/k/a **ARCHITECTURAL REVIEW COMMITTEE** Indian River Preserve Property Owners Association, Inc.  
f/k/a Walkabout Property Owners Association, Inc.


By:   
Dale Lyon, Chairman

Declarant's Consent and joinder to the foregoing Amendment to the Architectural Development Guidelines for Walkabout n/k/a Indian River Preserve executed this \_\_\_ day of \_\_\_\_\_, 2019

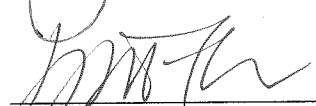
Witnesses:

Signed, sealed and delivered in the presence of:

**DECLARANT:**

  
\_\_\_\_\_

Print Name: Julie Ault

  
\_\_\_\_\_

Print Name: LESLIE VANDALE

**INDIAN RIVER PRESERVE ESTATES  
CORP.**, a Nevada corporation

By:   
\_\_\_\_\_

Igor Olenicoff, President