

Name: **MARILYN POMERANTZ**

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**AMENDMENT TO THE DECLARATION OF CONDOMINIUM AND
BY-LAWS OF CHATHAM C. CONDOMINIUM**

**As Recorded in Official Records Book 2191, Page 445,
Public Records of Palm Beach County, Florida**

As used herein (unless substantially reworded) the following shall apply:

Article XIII of the Declaration of Condominium entitled:
"USE & OCCUPANCY" is amended as follows:

No animals or pets of any kind shall be kept in any unit, or on any property of the Condominium. Any pets in a unit or animals approved by the Board of Directors prior to the effective date of this amendment may continue to be kept or maintained in a unit subject to the rules and Regulations adopted for the keeping of said pets, by the Board of Directors: provided that they are not kept, bred or maintained for any commercial purposes, and further provided that such pets causing or creating a nuisance or unreasonable disturbance, shall be permanently removed from the property subject to these restrictions, upon three (3) days written notice from the Board of Directors of the Association. Such previously approved "grandfathered" pets or animals shall not be replaced upon the demise thereof or in the event any such pet or animal is no longer being kept or maintained in a unit for any reason.

ARTICLE IV of the Declaration of Condominium entitled:
"DIRECTORS OF THE BYLAWS" is amended as follows:

Section 1: Election, Number, Term and Qualifications. The affairs of the Association shall be governed by a Board of Directors composed of not less than five (5) and not more than seven (7) persons as provided in the Articles of Incorporation if applicable. The term of each Director's service shall extend until the next annual meeting of the members and thereafter, until his successor is duly elected and qualified, or until he is removed in the manner provided in Section 3 below. The Board members shall be elected by the unit owners at the Annual meeting under alternate election procedures of Section 718.112 of the Condominium Act as follows:


- a) All unit owners wishing to run for the board must submit a written request to the Secretary at least 30 days prior to the annual meeting.
- b) At least 14 days prior to the annual meeting the Secretary/ or Board Member, shall deliver to each unit owner the Notice of Annual Meeting and list the declared candidates for the Board. Said notice shall include a general proxy form which will allow unit owners to vote by general proxy for the Board candidates and all other issues on the agenda. All proxies shall comply with Article II, Section 4 of these Bylaws.
- c) At the annual meeting no further nominations for the Board will be made from the floor. The candidates receiving the highest of votes for the Board vacancies shall be elected to the Board for one (1) year. As an example: If eight (8) persons run for the Board with seven (7) vacancies, then unit owners shall vote for only seven (7) persons. Those seven (7) persons out of the eight (8) candidates receiving the most votes shall be elected.
- d) An annual meeting to elect the Board may not proceed without first establishing a quorum of at least 51% of the total voting interests in person and/or by proxy. If a quorum is not established the meeting may be adjourned not more than 60 days.

We hereby certify that this amendment was properly noticed and approved by in excess of 51% of the membership at a duly called meeting on January 9th, 2005.

CHATHAM C CONDOMINIUM ASSOCIATION, INC.

BY: 

President

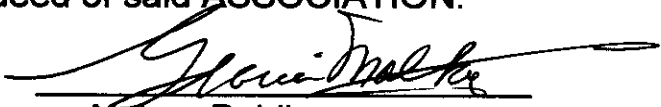
Attest: 

Secretary

State of Florida)

County of Palm Beach)

BEFORE ME, the undersigned authority, this 10th day of January, 2005, personally appeared Marilyn Pomerantz and Eileen Turner, to me known to be the President and Secretary, respectively of Chatham C Association Inc. who being by me first duly cautioned and sworn upon oath, have acknowledged before me that they have executed this instrument as such President and Secretary, and that said instrument is the free act and deed of said ASSOCIATION.


Notary Public

State of Florida at Large

My Commission Expires: *May 10/06*



Gloria A. Malka
Commission # DD104370
Expires May 10, 2006
Bonded Thru
Atlantic Bonding Co., Inc.

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