HANSON'S LANDING ASSOCIATION, INC., A CONDOMINIUM

C/O ADVANTAGE PROPERTY MANAGEMENT, 1111 S. E. FEDERAL HIGHWAY, STE. 100
STUART, FLORIDA 34994

HURRICANE SHUTTER POLICY

Hurricane shutters may be installed on any window or apartment entrance door wall at Hanson's Landing. They may be accordion or roll-up style or removable panels. They must be white on the side facing out and they must comply with the applicable rules and regulations governing the use of construction materials in Miami-Dade County, Florida, and have been accepted by the Board of Rules and Appeals for use in Miami-Dade County, Florida, and other High Velocity Hurricane Zones of the Florida Building Code. Each unit must bear a permanent label with the manufacturer's name or logo, city, state and the following statement: "Miami-Dade County Product Control Approved." Hurricane shutter installations must comply with all other Miami-Dade County and Martin County, Florida, specifications including the use of appropriate anchors and anchor spacing. All hurricane shutter installations must be permitted and inspected by the Martin County, Florida, Building Department.

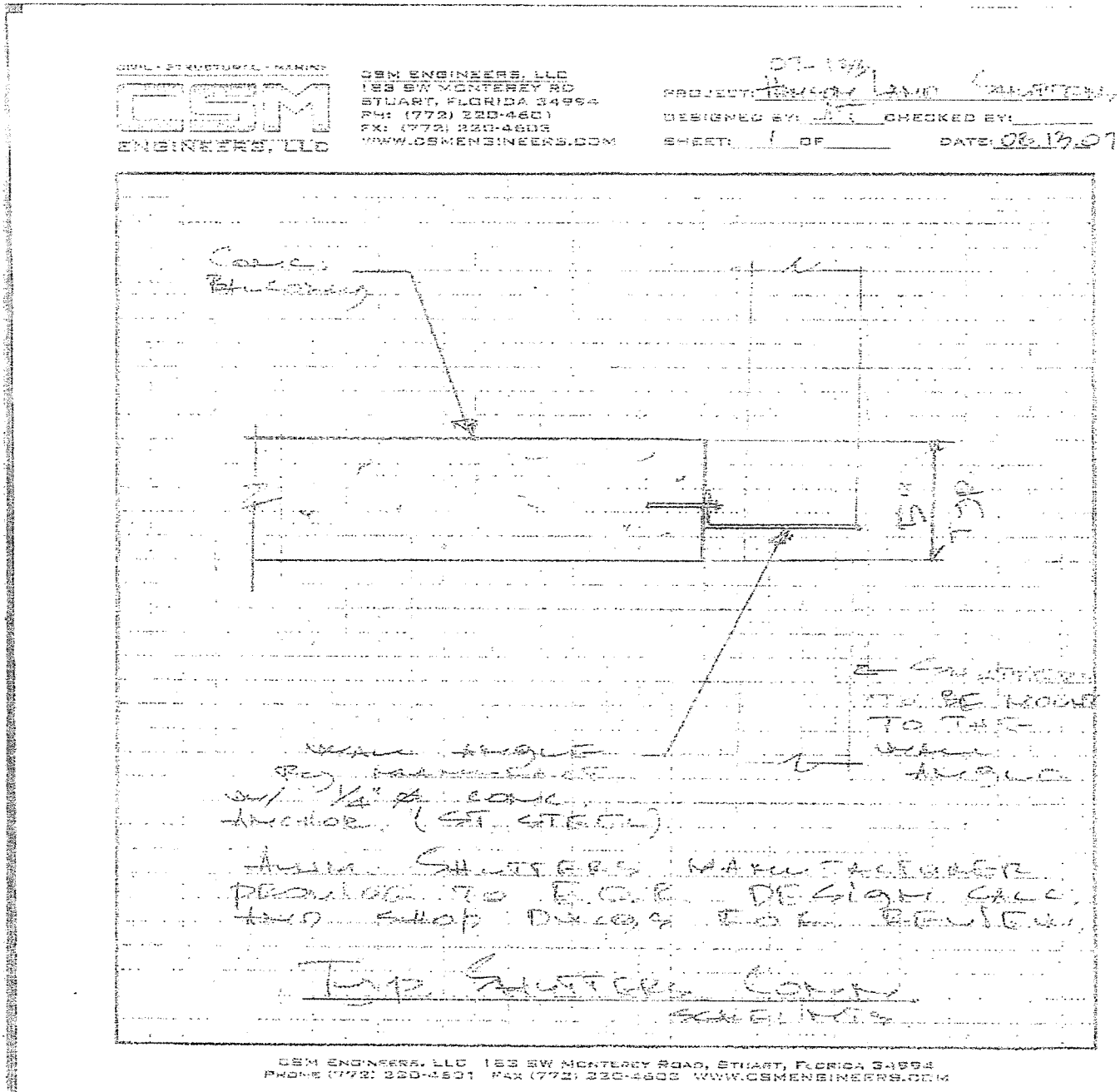
Porches (patios) may be glass enclosed. Various enclosure designs are acceptable. However, the structure of such enclosures must be dark brown or bronze in color. Such enclosures must comply with the applicable Building Code in Martin County, Florida, in effect at the time application for approval is made to the Hanson's Landing Board of Directors. All enclosure installations must be permitted and inspected by the Martin County, Florida, Building Department.

Accordion style hurricane shutters may be installed on the exteriors of glass-enclosed porches (patios) but not those second-floor porches (patios) enclosed with screens. Hurricane shutters installed on the exterior of glass enclosed porches (patios) must comply with the same specifications as those set forth above for window shutters. In addition, the first installation on an upper or lower apartment, as the case might be, must include installation of an appropriate "dual mount bracket" that will allow the later installation of hurricane shutters on the unit above or below, as the case might be. Such "dual mount bracket" must be a steel wall angle with a white finish, fastened to the edge of the upper unit's concrete balcony with Miami-Dade County Code approved concrete anchors. The design and installation of the steel wall angle must be that specified by CSM Engineers, L.L.C., in CSM Engineers Drawing 07-133, which is attached hereto and by reference made a part hereof, or an equal approved by a Registered Professional Engineer licensed to practice civil engineering in the State of Florida. Evidence of such approval by other engineers must accompany the request for architectural approval by the Board of Directors of Hanson's Landing Association, Inc.

Installation of both hurricane shutters and glass porch (patio) enclosures requires approval in advance by the Board of Directors of Hanson's Landing Association, Inc., or the Architectural Review Committee acting on behalf of the Board. Applications for

such approval must be made using the Hanson's Landing Architectural Change form and must include the required enclosures.

November 20, 2007
HANLNDG\HURRICANESHUTTERPOLICY



HANSONS LANDING CONDOMINIUM ASSOCIATION, INC

ARCHITECTURAL CHANGE FORM

NAME:_____

ADDRESS:_____Date:_____

WORK PHONE:_____HOME PHONE:_____

CITY:_____STATE:_____ZIP:_____

BUILDING NUMBER/UNIT NUMBER:_____

DESCRIPTION OF ADDITION, CHANGE, MODIFICATION, ETC.

Submit Two (2) copies of all proposed changes, modifications, etc, which include color or materials, plans, drawings and location. Also the name of the company scheduled to do the work together with a copy of their proposal and any and all pertinent information necessary to make an informed decision. If all required information is not received with this completed form, the board will automatically reject the application until all requested information is received.

The Architectural Change Committee will review the application and submit it to the Board of Directors for signature within 30 working days from time of receipt. Should you require any additional information, please contact Advantage Property Management at 772.334.8900.

DESCRIPTION:_____
_____
_____
_____

The undersigned acknowledges that they have read this application and understand that approval is granted for the item(s) specified above and/or attached. The owner(s) also understands that approval may take as long as 30 working days, and until a signed approval is received, no work is to be started.

APPLICANT'S SIGNATURE:_____

APPLICANT'S SIGNATURE:_____

THIS APPLICATION IS REJECTED:_____

_____

Board Members Signature:_____

APPROVED_____REJECTED:_____DATE:_____