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JOEL S. MOSS, ESQUIRE
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AMENDMENT NO. 9 TO THE
DECLARATION OF COVENANTS, RESTRICTIONS
AND EASEMENTS FOR LANSING ISLAND

LANSING ISLAND DEVELOPMENT CORP., a Florida corporation and DAVID T. McWILLIAMS, AS TRUSTEE, (the Developer), files this Amendment No. 9 to the Declaration of Covenants, Restrictions and Easements.

WHEREAS, on July 10, 1989, the Developer caused the Declaration of Covenants, Restrictions and Easements for Lansing Island Phase One to be recorded in Official Records Book 3006, Pages 0034 through 0084, of the Public Records of Brevard County, Florida; and

WHEREAS, the Developer has amended the Declaration by causing the following Amendments to be recorded in Official Records Book 3040, Pages 4154 through 4155, Official Records Book 3344, Page 4211, Official Records Book 3356, Page 4676, Official Records Book 3461, Page 0178, Official Records Book 3488, Page 088, Official Records Book 3600, Page 4940, and Official Records Book 3630, Page 1636-A; and Official Records Book 3649, Page 4731, all in the Public Records of Brevard County, Florida.

WHEREAS, said Declaration, in Article XIII, subject to the provisions of Section 13.5, provides that the covenants, restrictions and easements may be amended from time to time by the Developer, until December 31, 1999, in its sole discretion and without requiring the joinder or consent of any person or party whomsoever, including the Association or any Owner or Owners; and

WHEREAS, Developer desires to amend the Declaration for the benefit and welfare of all Owners, and Lansing Island Homeowners Association, Inc.

NOW, THEREFORE, Developer files this Amendment No. 9 to further amend the Declaration of Covenants, Restrictions and Easements for Lansing Island Subdivision, as amended, as follows:

1. Paragraph 12.2 of Article XII is amended to provide that the Architectural Review Board shall consist of five (5) members consisting of the following:

- Member #1 - Professional architect
- Member #2 - A homeowner representative
- Member #3 - A developer representative
- Member #4 - A professional landscape architect
- Member #5 - A professional in the industry (architect, builder, designer, other)

Sandy Crawford

Clerk Of Courts, Brevard County

#Pgs: 4 #Names: 2
Trust: 2.50 Rec: 17.00 Serv 0.00
Deed: 0.00 Excise: 0.00
Mtg: 0.00 nt Tax: 0.00

2. Paragraph 12.3 of Article XII is amended as follows:

(1) When a vacancy occurs for the homeowner's representative, the Operating Board shall make the appointment.

(2) When a vacancy occurs for the Developer's representative, the Developer shall make the appointment.

(3) When a vacancy occurs for any of the other three (3) seats, the Operating Board shall make its recommendations and the Developer shall make the final appointment. Individuals shall have no financial or professional conflict of interest with the project.

3. Article XII is amended as follows:

(1) Each owner's architectural package shall be reviewed as follows:

a. Complete review of package by at least Member #1 through Member #3.

b. Complete landscape review by Member #4.

(2) As needed, the board will meet to vote on the final approval of each submittal package. Each professional member, (Member #1, Member #4 and Member #5), will be compensated for their review of these plans, which fees will be offset by the application fee.

4. Paragraph 12.7 of Article XII is amended as follows:

The Architectural Review Board shall initiate all proposed amendments and variances to Architectural Standards Manual, and prior to being approved or granted by the Architectural Review Board, shall be presented to the Operating Board for their review and approval. However, the Developer shall have the authority to veto any proposed variance or amendment as long as it has not turned its authority and control of Lansing Island Subdivision to the Lansing Island Homeowners Association.

5. Copies of all minutes and actions taken by the Architectural Review Board will be provided to the operating board on a regular basis.

6. A professional management company shall provide the day to day management for the Architectural Review Board and the Operating Board and the Board of Directors.

7. The Architectural Review Board will oversee, as a minimum, the following inspections during construction:

(1) Two general inspections during construction for comparison to the approved plans.



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(2) One landscape inspection upon the completion of the landscaping for the residents.

8. All of the remaining terms and conditions contained in Article XII of the Declaration which have not been modified or amended by this Amendment No. 9 shall remain in full force and effect.

IN WITNESS WHEREOF, the Developer has hereunto set its, hand and seal this 5th day of Feb, 1998.

DEVELOPER:
LANSING ISLAND DEVELOPMENT CORP.

Rachelle M Hegedus
WITNESS

[Signature]
David T. McWilliams, President

Rachelle M Hegedus
PRINTED WITNESS NAME

Jennifer A. Fernandez
WITNESS

attest: [Signature]
Joel S. Moss, secretary

Jennifer Fernandez
PRINTED WITNESS NAME

Rachelle M Hegedus
WITNESS

[Signature], Trustee
David T. McWilliams, Trustee

Rachelle M Hegedus
PRINTED WITNESS NAME

Jennifer A. Fernandez
WITNESS

Jennifer Fernandez
PRINTED WITNESS NAME

STATE OF FLORIDA
COUNTY OF BREVARD

The foregoing instrument as acknowledged before me this 5th day of Feb, 1998, by David T. McWilliams, President, and Joel S. Moss, Secretary, of Lansing Island Development Corp., who executed the foregoing instrument, who are personally known to me, and who did not take an oath.

Rachelle M Hegedus
Notary Public

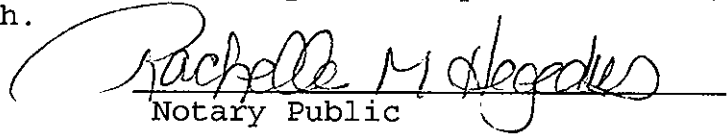
My Commission Expires:



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STATE OF FLORIDA
COUNTY OF BREVARD

The foregoing instrument was acknowledged before me this 5th
day of Feb, 1998, by David T. McWilliams, Trustee, who
executed the foregoing instrument, who is personally known to me,
and who did not take an oath.


Notary Public

My Commission expires:




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