

MENTONE DEVELOPMENT OWNERS ASSOCIATION, INC.

c/o Florida Community Management, Inc.

P.O. Box 14506

Gainesville, FL 32604

Telephone: (352) 381-5431 Fax: (352) 373-6552

kellyb@floridacommunitymanagement.com

June 9, 2010

Dear Mentone Homeowner,

It has come to our attention that the Mentone community pool is being used for paid or professional swimming lessons for children. The increasing use of the pool for these lessons by residents and non-Mentone residents recently became a concern and prompted us to obtain a legal opinion on behalf of the Association.

As of today's date, the Association can no longer allow the Mentone common areas to be used for private business of any kind, including organized swimming lessons in the community pool. The primary area of concern is that our common areas, including the pool, are not insured for commercial activity of this nature. If an injury, or worse, an accidental death were to occur during or as a result of lessons, the Association could be held liable for damages. Also, there may be issues related to use of a tax exempt entity's pool for commercial purposes.

While we do believe that swimming lessons are beneficial for children and we encourage parents to teach their children to swim, this is a step that we must take to ensure that the Association as a whole is not in a position of liability.

Should you have any questions, please contact Kelly Burch with Florida Community Management via email at Kellyb@floridacommunitymanagement.com or via telephone at 352-381-5431.

Sincerely,

Mentone Development Owners Association, Inc.
Board of Directors