

May 27, 2018

Dear Consejo Shores Property Owners,

Consejo Shores Ltd. (CSL) have been reducing their role within the Relevant Developed Area (RDA) for many years. In 2010, CSL turned over the responsibility of maintenance of the community parks to Consejo Shores Parks and Roads Trust (CSPRTL). The responsibility of the roads was transferred in 2014. CSPRTL have been receiving any/all of the property owner's annual fees obtained since 2010.

Since early 2014, CSL has held a diminishing role within the community. In the summer of 2016, CSL announced that it would cease their limited administration duties within the RDA as of July 1, 2017.

Predicating factors were CSPRTL's role as service providers and revenue beneficiaries for the maintenance of Consejo Shores parks and roads, Mr. Bill's declining health and advancing age (87), and the minimal properties owned by CSL within the RDA (3). All of CSL's other sales are resales .

CSPRTL (and the community) have had sufficient notice of CSL's intention , and, plenty of time to develop a plan to move forward to maintain and address the needs of our community. CSL has actively tried to work with CSPRTL towards these goals, yet has seen little progress.

At this time, the only duty that CSL has not relinquished to CSPRTL is the "No Objection" letter needed to receive a building permit from the Central Building Authority (CBA). This letter of "No Objection" applies to the entire development of Consejo Shores, not just the RDA. Since this authority still rests in the hands of CSL, it is time to reiterate some of the building requirements within the RDA.

I apologize for delivering repetitive information, but it appears that some property owners still do not understand certain procedures and protocols regarding building within the Relevant Developed Area (RDA) of the Shores.

I am sending the attached CSL complete Purchase Package which contains all forms necessary to fulfill building requirements to receive a letter of "No Objection" from CSL. Page 1 and 2 only apply for purchases but all of the other documents are pertinent. Some pages have slight revisions of verbiage for clarification; there is an addition of page 7 - "Building in Consejo Shores - Documents Required Prior to Construction", to leave no doubt as to the property owner's requirements. Our website also contains an abundance of information.

All community issues regarding parks (maintenance, repairs, safety concerns) and roads (maintenance, repairs, signage, speeding, usage of private roads by non-residents) should be addressed to CSPRTL at consejopnr@gmail.com. Information is also posted on their website.

Once again, I express regret for the redundancy of information but it is necessary if you wish to maintain the integrity and quality of our community.

Regards,

Carol Gabriel (Wildman)
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Complete Purchase Package
w/ all Related Documents