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110 Solana Road, Suite 102
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September 28, 2020

Via Electronic Mail

To: Owner

Re: Townhall Meeting – Potential Construction Defects
Review of Visual Inspection conducted June 3, 2020

Owner:

Greenleaf Villages, Greenleaf Lakes and Greenleaf Preserve are currently represented by our firm, McCabe & Ronsman, as general counsel. Our Firm has partnered with Ball Janik, LLP, a law firm based out of Orlando, Florida, to assist homeowners and community associations that have construction defect issues. Ball Janik specializes in construction defect disputes and stucco related construction litigation.

At no expense, and in conjunction with the Board of Directors of the respective associations, construction experts conducted a visual inspection of homes in the Greenleaf communities on June 3, 2020 to identify potential construction defects that could contribute to water intrusion and/or long-term damage to the homes. The experts conducting the inspection have noticed community-wide issues related to the construction of homes that will likely result in water intrusion and other construction related concerns, if they have not manifested themselves already.

At the request of the Board of Directors, our Firm is scheduling a virtual Townhall Meeting to review the report prepared as a result of the June 3, 2020 inspection. There is no requirement for any individual to commit or engage our Firm, nor is the Board of Directors advising any Owner to engage our Firm to pursue any potential defect. The Board of Directors is providing a venue for members to participate, ask questions and gain information regarding stucco defects and water intrusion. We understand this is a confusing process, and there are a lot of questions surrounding stucco and water intrusion concerns. Our Firm will be able to answer general questions, provide a general understanding of construction related concerns and provide options for owners who may be interested in pursuing a claim against the responsible parties. Please note that representation would be on a contingency fee basis, however, sufficient owner participation is required in order to allow our firms to provide this fee structure to the homeowners.

The meeting will be conducted on **October 5, 2020 at 6:00 p.m.** via Zoom. The meeting ID for Zoom is 826 2933 6759, please see attached detailed instructions on how to attend a virtual zoom meeting. If you have any questions about the meeting or complications joining the meeting please call 904-396-0090. We look forward to meeting with interested owners and discussing the results of the June 3, 2020 visual inspection.

Sincerely,
McCabe & Ronsman

GREENLEAF VILLAGES, GREENLEAF LAKES & GREENLEAF PRESERVES
TOWNHALL MEETING – REVIEW OF VISUAL INSPECTION

Meeting Date: October 5, 2020, 6:00 p.m.

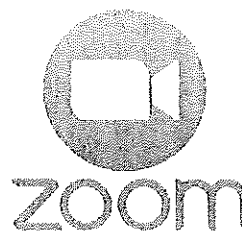
Meeting ID: 826 2933 6759

Meeting Link: <https://us02web.zoom.us/j/82629336759>

Call in Number: 1-646-558-8656

Use the Zoom Application

Zoom can be downloaded in the app store on any device and looks similar to the image to the right. If you already have Zoom installed on your device, you can join a meeting directly from the app using the meeting ID, 862 2933 6759.



Open Zoom, and you'll be prompted to sign in. You can (1) enter your email and password and then select "Sign In," or (2) sign in with Google, or Facebook. Regardless of the sign-in method you choose, once that process is complete, you'll be on the home page of the Zoom app. Here, select "Join."

Join meeting button on home page



Sign In

A new window will appear. In the first box, enter the meeting ID, 862 2933 6759.



Below that, enter your name, select if you would like to join the meeting with audio and video enabled, and then select the "Join" button. You will now be in the meeting.

Use the Zoom Website

Please go to <https://zoom.us/meetings>. Once there at the top right of the website please click on "Join a Meeting". You will be prompted to a new screen and enter 862 2933 6759 in the Meeting ID box.



Below that, enter your display name, select if you would like to join the meeting with audio and video enabled, and then select the "Join" button. You will now be in the meeting.

Call In to the Meeting

If you'd rather just use your phone to call the meeting, that's an option, too. Please dial 1-646-558-8656. When prompted, enter the meeting ID number, 826 2933 6759.