

Rental Rules and Regulations Meeting with **TENANTS/LESSEES/ OWNERS**

- (1) As a tenant/lessees/owners, the purpose of this meeting is to introduce one or all members of the Board of Director and create a good relationship with all the tenants/lessees/owners of a condo's owner and to insure that everybody understand and to comply with the rules and regulations of our Association to maintain the respect of all the neighborhoods.
- (2) LEASE: from our By-law Article 12.1 (b) page 405, Unit Owner may lease for no less than a three (3) month consecutive period, but only such lease be made within any twelve (12) month consecutive period . A personal, financial and credit report is performed by Seacrest. **Upon receipt of a positive report an interview will be performed by the Board for final approbation.**

- (3) Occupancy limits : One Bedroom Apartments = Maximum of three (3) adults
 But only Two I.D. Cards
 Two Bedroom Apartments = Maximum of four (4) adults
 But only Three I.D. Cards

Normally, one or two persons occupy CVE apartments. Should any additional persons want to occupy the apartment with you during your stay you must inform the Building Association Board of Directors. The Board of Directors in turn is to write an approval letter affixing their corporate seal thereto. Both to receive valid I.D. Cards

- (4) No boarders are permitted. No sub-leasing, or time-sharing is permitted
- (5) No Walking pets, or other animals or pets creating a nuisance are permitted
- (6) Residents also may no cause unreasonable disturbances(ex.loud TV,playing musical instruments etc...)
- (7) Smoking only allowed in unit or on parking lot (not on balcony).
- (8) Nothing is to be draped over the catwalk railings or thrown down from any catwalk fo the obvious aesthetic and safety reasons
- t the end you will have to sign this document to make sure that you recognize your responsibility to respect those rules and regulations and if we have some complains the Board of Director will inform you and the owner and take all the appropriate

measure if necessary including the termination of your lessee and eviction.

- (9) Garbage is to be thrown in the garbage bins on each floor, properly wrapped to prevent vermin invasion, recycle All empty boxes/cartons must be collapsed and folded flat before being placed in dumpsters at the end of the parking lot.
- (10) You own a parking space; that is where you are to park your car.
The guest parking spaces are for guests only, including medical staff, contractors, etc.
- (11) You are given a storage space; that is the only place where you can store your belongings other than inside your unit.
Public, shared spaces are to be left uncluttered including walkways, railings and open storage room areas.
There are bike racks for your bicycles but bikes must be removed and stored before start of hurricane season.
- (12) There are two laundry rooms on each floor to be shared.
(Rules re time of use and other instructions are posted in each room).
- (13) Barbeque grills are banned from units (fire dept. rules).
But a BBQ area is available for the owners
Rules for BBQ have to be applied.
- (14) Cars may not be washed on the premises to preserve drinkable water.

Board Member

Unit Owner

Tenant

Date _____