

OCEAN DUNES TOWER II HOA

RULES & REGULATIONS

GENERAL

1. No person under 21 years of age is permitted to occupy a condominium unless a parent or unit owner is in residence.
2. Only homeowners, tenants, renters or guests are allowed.
3. Parents are responsible for the behavior of their children.
4. Drunk or disorderly conduct will not be tolerated and is grounds for eviction and/or dismissal from the property.
5. Loud parties are not allowed.
6. Quiet hours are to be observed between 11:00 P.M. and 8:00 A.M.

FIREWORKS

1. The use of fireworks and/or the discharge of fireworks is prohibited on and within the property of Ocean Dunes/Sand Dunes Resort.

VANDALISM

1. Anyone observed or caught vandalizing, destroying or tampering with any property will be subject to prosecution.
2. Any damage caused by such acts will be assessed against the violators.

BALCONIES

1. DO NOT FEED BIRDS FROM BALCONIES.
2. No cooking or grilling allowed on balcony.
3. No towels, linens, clothes, etc., are to be hung from the balcony railing.
4. Do not throw or drop objects from balcony.

PETS

1. Pets are not allowed on the property.

ELEVATOR

1. Do not play on or hold the elevators.

PARKING

1. Parking is limited to owners, tenants, renters and guests.
2. Park at your own risk. The Homeowners Association is not responsible for any damage to your vehicle.
3. Recreational vehicles, trailers, large vans, boats, etc., are not permitted in the main on-site parking area. These vehicles are to be parked in the designated overflow parking lot.
4. Improperly parked vehicles will immediately and without warning be towed or removed at the owner's expense.

SWIMMING POOL AND SPAS

1. Pool hours are from 9:00 A.M. until 10:00 P.M.
2. Use of the pools and/or spas is at your own risk. The Homeowners Association is not responsible for accidents in the pool area.
3. Glass objects are not permitted in the pool area.
4. Alcoholic beverages are not permitted in the pool area.
5. Radios, etc., are not permitted unless headphones or earphones are in use.
6. Children under 16 years of age **MUST** be accompanied by an adult.
7. Children in diapers are not permitted in any pool or spa as mandated by the Health Department Code.
8. Running, horseplay and/or excessive noise are prohibited.
9. Pool furniture cannot be reserved.
10. Do not remove furniture from pool deck.
11. Rafts or large floats are not permitted in pools or spas.

MISCELLANEOUS

1. Skateboards are not permitted on the property.
2. Hazardous materials, flammable liquids, gasoline, kerosene, etc., are not allowed in the condominium.

VIOLATIONS

Each owner, along with the Managing Agent and responsible parties, is fully within his/her rights to enforce any or all of the above rules.

Appropriate action will be taken against any violator, including, but not limited to, eviction of renters, tenants, or guests and/or prohibiting renters, tenants, or guests from using portions of the common property. Legal action will be taken when applicable.