

The Seasons at Mill Cove Condominium Association, Inc.

Rules and Regulations

PARKING AND VEHICLES:

No commercial trucks or vans or other commercial vehicles shall be parked in any parking space except with the written consent of the Board of Directors of the Association, except such temporary parking spaces provided for such purpose as may be necessary to effectuate deliveries to the Condominium, the Association, Unit Owners, or residents. It is acknowledged that there are pickup trucks and vans that are not used for commercial purposes, but are family vehicles. It is not intended that such noncommercial, family vehicles be prohibited. A commercial vehicle is one with lettering or display on it, has equipment affixed to it, OR is used in a trade or business. No campers, recreational vehicles, boats, or trailers may be parked on the Condominium property. Motorcycles may be parked ONLY with the written consent of the Board of Directors of the Association. No maintenance or repair shall be done upon or to any such vehicle. Each unit has one numbered parking space. Improvised numbers on visitor spaces are not authorized.

COMMON AREA:

Generally, any area outside your living unit is considered common area. All shoes and other items must be taken inside dwelling unit and not left at the front entry.

The following are allowed outside the unit's front entry:

Door hanging (ex. wreath), One (1) yard flag no larger than 12in(w) x 18in(l) [no political or controversial content], One (1) flower pot no larger than 12in(w) x 12(d) x 12(h) with one plant no taller than 18in. above the pot OR One (1) shepherd's rod with hanging plant. No item should hamper the landscape maintenance servicing. In addition, One (1) ground level cement platform no larger than 36in(w) x 24in(d) off the lanai entry is permitted to be consistent with the rest of the community; no exceptions.

LIMITED COMMON AREA:

The lanai (patio) is considered limited common area. No items shall be placed upon the outside windowsill or outside the lanai. All storage must be kept inside the main unit or the lanai's closet area. Fire regulations prohibit the storage of gasoline, paint, or any combustible items.

PETS:

Animals must be on a leash when outside a dwelling unit. No pet shall be tied or left outside a unit, on the lanai area, or around the pool area. Pet owners shall immediately pick up and remove any solid waste deposited by his/her pet. Only two (2) domesticated pets are permitted per dwelling. All pets must be licensed and have updated shots in accordance with state and city ordinances. Read the "Use Restrictions" in your Declaration of Condominium for specifics.