

Condominium Association of Golf Villas II, Inc.

9801 Perfect Dr.
Port St. Lucie, FL 34986
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RULES & REGULATIONS

PARKING: Parking Rules are enforced by Towing. See signs posted on property for recovery information.

1. All vehicles parked overnight must display a Parking Sticker or Temporary Parking Guest Pass. Contact the Association Office or unit owner or unit manager to receive a Pass.
2. Parking is exclusive to GVII owners, residents & their guests.
3. Only personal use, passenger vehicles may park on property. Oversized vehicles should reverse into parking spaces for the safety of others.
4. Commercial vehicles, trailers, motorcycles, RVs, motorhomes and watercraft are prohibited.
5. All vehicles must display current registration, be in working condition and must not be leaking oil or in visible disrepair.
6. Maintenance work on vehicles is not permitted on property.
7. Vehicle covers are allowed only if the Parking Pass and registration are current and the tag is visible.

POOL: The pool area is for the enjoyment of Golf Villas II owners, residents & their guests only. It is under 24 hour video surveillance recording at all times.

1. The pool is open from dawn to dusk. No one is allowed inside the pool fence before dawn or after dusk.
2. Users must shower before swimming.
3. Protect pool furniture from suntan oils and lotion.
4. Keep toys and floats out of the water.

Within the pool fence:

1. No Pets
2. No Running or diving
3. No Smoking or vaping
4. No Food, glass or alcoholic beverages
5. No Music without headphones
6. Children under 4 must wear swim-diapers
7. Children under 16 must have adult (21+) supervision present.

Other Instructions posted on signs at the pool must be followed at all times.

PETS:

1. Tenants and Guests **may NOT** have pets on property.
2. Unit owners with pets must keep them leashed and controlled by a handler at all times when outside the unit. Pets may not be left unattended in patio or balcony enclosures.

3. Unit owners must immediately pick up all stool left by their pets and must rid the common stairways and walkways of excessive footprints when necessary.
4. Pets are not allowed within the Pool fence or Clubhouse / Office building. Nor are pets to be tied up at any location on common property.

Prohibitions on the Use of Limited Common Property: (Patios, Walkways, and Balconies)

1. No grills of any kind including electric.
2. No hanging laundry, towels, rugs or floor mats
3. No hanging signs, toys or decorations nor attaching anything to the building or railings
4. No parking bicycles

NOISE: Excessive noise (including music, voices and vehicles) is prohibited as it violates the peace, enjoyment and consideration of others.

OPERATING A BUSINESS: Golf Villas II strictly prohibits any individual or commerce to operate a business on the property.

TRASH: Residents are not to dispose of large items within the community. If you need to dispose of a large item, please contact the onsite office at 772-460-4304 to schedule arrangements for disposal and payment of appropriate fees.

Upon scheduling a disposal, residents are charged a \$45.00 in advance of the pick-up for each large item discarded. Items left for disposal without notice or arrangements will be charged a \$100 fine and billed to the owner's account.

I understand and agree to the Rules and Regulations of the Condominium Association of Golf Villas II.

Please sign and Print your name:

Sign: _____

Print: _____

PLEASE NOTE:

THE ASSOCIATION AND UNIT OWNERS ARE EQUALLY RESPONSIBLE FOR ENFORCING THESE RULES. OWNERS MAY BE FINED WHEN THEY, THEIR TENANTS OR GUESTS VIOLATE THE RULES.

COMPLIANCE ACTIONS ARE NOT LIMITED TO FINES. PLEASE REFER TO YOUR BY-LAWS AND STATE STATUTES FOR CURRENT, DETAILED INFORMATION ON COMPLIANCE PROCESSES.

In cases of emergency, these Rules are subject to adaptation as the Board sees fit. In such an event, temporary Rules will be posted. Temporary rules carry all the force and authority of the Board's power to make rules as provided by the Association Documents.