

FREQUENTLY ASKED QUESTIONS AND ANSWERS

SUNDESTIN OWNERS' ASSOCIATION

As of: 2019

Q: What are my voting rights in the condominium association?

A: ONE VOTE PER UNIT OWNED (VOTING CERTIFICATE DESIGNATING A VOTER FOR UNITS OWNED BY PARTNERSHIPS AND CORPORATIONS IS REQUIRED)

Q: What restrictions exist in the condominium documents on my right to use my unit?

A: SINGLE FAMILY RESIDENTIAL DWELLING ONLY; UNIT MAY NOT BE SUBDIVIDED OR DIVIDED INTO A SMALLER UNIT

Q: What restrictions exist in the condominium documents on the leasing of my unit?

A: UNITS MAY NOT BE TRANSFERRED SUBJECT TO A LEASE: UNITS MAY NOT BE LEASED AND SOLD SUBJECT TO A LEASE

Q: How much are my assessments to the condominium association for my unit type and when are they due?

A: MAINTENANCE FEES ARE \$455.00 PER MONTH FOR ONE BEDROOM UNITS; \$466.00 FOR TWO BEDROOM UNITS AND \$835.00 FOR THREE BEDROOM UNITS. THE FEE INCLUDES ELECTRICAL POWER UTILITY, CABLE SERVICE (BASIC AND HBO), PHONE, WATER/SEWER AND RUBBISH PICK UP FOR EACH UNIT AND FUNDS THE OPERATING BUDGET.

Q: Do I have to be a member of any other association? If so, what is the name of the association and what are my voting rights in the association? Also, how much are my assessments?

A: NO

Q: Am I required to pay rent or land use fees for recreational or other commonly used facilities? If so, how much am I obligated to pay annually?

A: NO

Q: Is the condominium association or other mandatory membership association involved in any court in which it may face liability in excess of \$100,000? If so identify each such case.

A: NO

Q: Are pets allowed? If so, is there a designated pet relief area?

A: **OWNERS ARE ALLOWED TO HAVE SMALL PETS, UNDER 25 POUNDS. THERE IS NO DESIGNATED PET AREA – THE OWNER IS RESPONSIBLE FOR PET MAINTENANCE AND CLEAN UP.**