

FREQUENTLY ASKED QUESTIONS AND ANSWERS SHEET

THE COLONIAL HOUSE ASSOCIATION, INC

January 1, 2023

Prepared by the Board of Directors

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

A: The owner of each condominium shall be entitled to cast (1) one vote per unit as provided in the Declaration of Condominium.

Q: What restrictions exist on my right to use my unit?

A: Each unit is restricted to residential use by the owner or owners thereof, their immediate families, guests, servants, and invitees. One pet 16 lbs or less is permitted. No campers or trailers of any kind.

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

The minimum rental period is 30 days. Tenants must be screened by association prior to approval. See management for application and fee.

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

A: An assessment of \$422.00 per month per unit is due on the first day of each month. Twenty-five dollar late fee added on the 11th. Eighteen percent interest is added after the 30th.

Q: Are there any Special Assessments in place?

A: Yes. \$1000 for insurance shortfall.

Q: Do I have to be a member in any other association? If so, what is the name of the association and what are my voting rights in this 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 cases in which it may face liability in excess of \$100,000? If so, identify each such case.

A: No

Q: Where do I procure a set of Association documents? Is there a charge?

A: Coastal Living Community Management, LLC, contact@coastallivingcam.com paper copy Cost: \$ 30.00. Online www.coastallivingcam.com password required- Penelope Holladay, LCAM at 321-693-5225.

NOTE: The statements contained herein are only summary in nature. A prospective purchaser should refer to all references, exhibits hereto, the sales contract, and the condominium Documents.