

Community Rules and Regulations

ALL RULES AND REGULATIONS OF OUR PROSPECTUS ARE IN YOUR LOT RENTAL AND LEASE AGREEMENT.

1. Nothing is to be stored, parked or kept on the lawn, patio or underneath the mobile home, except lawn or patio furniture.
2. Each tenant shall maintain his or her lot in a clean, weed-free and orderly manor.
3. No unsightly messes will be allowed in the park. No garbage/trash is to be set out before Thursday evening.
4. Speed limit in the park is ten (10) M.P.H.
5. Each mobile home lot has facilities for two vehicles. All vehicles are to be parked in the driveways provided and not elsewhere in the yard. Limited excess parking is available.
6. No tenant shall keep or store any car or other motor vehicle on their lot that is inoperable, without a current license and/or sticker, dismantled or noisy. Under no circumstances is anyone allowed to make any major repairs at their parking places.
7. Each mobile home shall be completely skirted and properly maintained. The exterior of their home and attachments shall be clean, free from mildew and dirt.
8. Tenants, at all times, will be responsible for the actions and conduct of their children, visitors and guests within the park. Conduct of any person(s) occupying the park, which constitutes a substantial annoyance to other tenants, can result in eviction.
9. Children must be off the streets after dark. Teenage curfew is 9:00 p.m.
10. No disturbances such as loud parties, radios, stereo or televisions, or any are congregating in groups after 9:00 p.m. or anytime if excessively loud.
11. All overnight guests shall register with the park office immediately upon their arrival in the park. No guest may visit the park for more than 45 days in any calendar year. No guest shall or may become a permanent resident of the park without written consent of the Park Owner.
12. There shall be absolutely no subletting of homes.
13. All improvements must be pre-approved by management.
14. Absolutely no one is allowed to make electrical or plumbing repairs anywhere in the park outside of their mobile home without the prior written approval of the landlord. Each tenant shall immediately notify management of any trouble with the electrical or plumbing systems serving their mobile home. Promptly notify management of any water leaks.
15. Pool is for residents only – unless pre-approved by management.
16. All pets must be kept inside, except for walking on a leash. No keeping of pets outside (that means screen porches too) unless supervised at all times. Clean up their messes. Stray animals will be picked up.
17. All evictions, in this park, of tenants and/or mobile homes shall be in accordance with the requirements and procedures set forth in Florida Statutes Section 723.061(1986), as it may be amended from time-to-time. Continued violations will result in eviction.

THE COMMUNITY RULES AND REGULATIONS ARE DESIGNED IN THE INTEREST OF CREATING A PLEASANT ATMOSPHERE AND ENJOYABLE PLACE FOR A RESIDENTIAL LIFESTYLE. A FULL COPY OF THE PROSPECTUS IS AVAILABLE UPON REQUEST.