

The Sunrise Golf Club Condominium Association, Inc.  
Checklist for proposed purchases and rentals

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1. No unit can be rented for **one year** from date of closing.
2. No owner, tenant, or other occupant of a condominium unit shall use the unit for other than single family residence purposes. (Bylaws of the Sunrise Golf Club Condominium 13 (a))
3. Alterations to the outside of the unit is **not allowed** without prior approval in writing, all legal avenues appeased, by board of directors, and/or proper permitting.
4. The owner must carry homeowner's insurance as specified in the bylaws of the Sunrise Golf Club Condominium Association.
5. Condominium exterior:
  - a. No signs are allowed in windows, on lawns, or on vehicles
  - b. No laundry drying on porches (front and back) or on townhouse enclosures
  - c. Front porches are allowed two chairs and a small table or one bench and a table
  - d. No grills, bicycles, garbage containers, etc., on front porch
6. Draw Lane is a **15 MPH** private road. If you are reported for speeding more than twice, you will receive a letter from the Sunrise Golf Club Condominium attorney.
7. Recreation facilities (heated pool and tennis court) require a key for entrance. The gate must remain unlocked during you time at the recreation facilities for emergency personnel, if needed. Please lock the gate if you are the last to leave. No children should be left at the pool without an adult responsible for their care.
8. Pets are allowed.
  - a. Owners/renters may have **one** animal – a dog or a cat
  - b. Pets are not to exceed 25 pounds and not to stand higher than 16 inches at the shoulder
  - c. Pets must be always on a leash when on association property
  - d. Owners/renters must pick up fecal droppings immediately and dispose of properly

9. All notices of meetings and other pertinent information will be posted at the pool house bulletin board, facing the parking lot.
10. Each unit has one assigned covered parking space and one unassigned uncovered parking space. An unassigned space can be any open parking space near your unit. No parking on the road or on the grass.
11. Automotive repair is not allowed. You may check vehicle fluids, but no repairs.
12. Townhouse occupants are requested to refrain from doing laundry after 11 PM, as the laundry room is directly over the master bedroom of the villa.
13. No loud noises after 10 PM, such as TV, Music, parties, etc.
14. Trash and recycling:
  - a. Trash must be placed in a garbage receptacle with a closed lid the night before pick up.
  - b. Call the county to arrange for large item pick up, such as, mattresses, carpeting, and furniture.
  - c. Recycling should be placed in the recycling bin supplied by the county. The lid should be completely closed and there needs to be a 3 foot clearance on all sides of the bin to accommodate the truck claw.
  - d. All boxes and bulky items should be broken down to properly fit in the recycling bin. The county will not pick up overflowing bins and boxes left on the curbside.
  - e. Recycling bins must be pulled away from the carports to prevent the recycling truck claw from damaging the carport roof.
15. When leaving your unit for any length of time, make sure that the water is turned off and the circuit breaker for the hot water tank is off. This prevents water disasters in your absence and protects your neighbor's unit as well. It is also recommended that you turn off the water to your washing machine after washing, as hoses break, causing flooding.
16. For safety reasons, the carport light must always be on. The light is sensor-operated and the association is responsible for changing the bulb.

***I have read and agree to abide by the rules and regulations as stated:***

Owner/Tenant:

Date:

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Owner/Tenant: (if applicable)

Date:

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Interviewer:

Date:

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Title:

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Interviewer:

Date:

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Title:

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