

REVISED RULES AND REGULATIONS FOR
ROYALWOODS CONDOMINIUMS HOA

1. **No Pets:** As per the Amendment to Declaration and By-Laws dated 17Nov2004. It states, no pets are allowed at Royalwoods Condominiums. All pets (specifically including but not limited to dogs, cats, and snakes) are strictly prohibited and shall be promptly removed from Royalwoods. (Exceptions will be granted only for **Service Animals** (as defined under State Statue) for the blind and others with medical conditions which require the assistance of **Service Animals**, provided the Management Committee is provided with medical documentation from a Doctor, supporting the medical condition). In which case, the dog must be on a leash at all times when out of the residents unit and the resident **must clean up all waste from their doa.**
2. No foil is to be placed as a reflector in the windows of any unit.
3. No clothing, rugs, etc. may be draped or hung in patio areas or on railings. No clothes lines may be placed in any outside area. Patio furniture, designed and constructed to be used outdoors in all types of weather conditions, are the only things allowed on decks and patios. (Grills are not permitted under City and State fire codes).
4. Driveways and approaches are to be left open and free of vehicles and any other obstructions.
5. There will be no major auto repairs done within the complex. No vehicles left on blocks.
6. Each unit owner/resident will be responsible to **aid in the cleaning of the hallways and common areas in their building.**
7. The garbage area is to be kept clean. Only condo garbage may be placed in the dumpsters. Lids to the dumpsters are to be opened carefully and not thrown back, which could cause breakage of the lids. **Please keep lids closed after use.**
8. Each unit owner/resident **must be considerate of their neighbors with respect to noise** (i.e., loud music, TV, etc.) Between the hours of 10:00 pm and 7:00 am are considered quiet time and there should be no washing, vacuuming, etc. Children are not to play in any of the hallways of any of the buildings.
9. Cost of repairs for damage to sprinkler heads by unit owners/residents will be billed to the unit owner responsible for the damage.
10. Outside bulbs will be replaced by the Management Committee.
11. There will be no parking of RV's or trailers (of any class, type, size, etc.) for owners/residents.
12. There will be a ten (10) day grace period for condo fees due on the first (1 st) of each month. If the owner shall fail to pay any installment, including fines within one month from the time when the same becomes due, the HOA may charge interest thereon, at the rate of twelve percent (12) per annum from the date when such installment shall become due to the date of a payment thereof. Legal action shall be initiated for collection of Condo and late fees as well as fines for rule violations if necessary. The owner will be responsible for those legal fees.

Thank you for your cooperation: Your Management Committee

Dated: **17 January 2015**