

COSTA DEL SOL PROPERTY OWNERS ASSOCIATION, INC.

SUMMARY OF RULES AND REGULATIONS GOVERNING HOMEOWNERS, RESIDENTS, AND GUESTS

PLEASE KEEP THIS COPY FOR YOUR RECORDS

Number 1 - Dogs and other pets

SUPERCEDED BY AMENDMENT TO DECLARATION OF COVENANTS, RECORDED IN OFFICIAL RECORDS OF PALM BEACH COUNTY BOOK 18219, PAGE 0989, A COPY OF WHICH IS INCLUDED IN THIS HANDBOOK.

Number 2 – Pool

1. Swim at your own risk
2. No life guard is on duty
3. Swimming is permitted only between dawn and 10:00 P.M.
4. Animals are not permitted in the pool area.
5. Children are not permitted in the pool if they are not toilet trained, whether they are wearing diapers or not. Individuals wearing diapers are prohibited from entering the pool at all times (rev.2/29/96)
6. Children under twelve must be accompanied by an adult.
7. No food or drink is permitted within the pool gates.
8. Rafts and floats are not permitted in the pool.
9. Running, diving, or roughhousing are not permitted.
10. Each bather must shower before entering the pool.
11. Glass containers are not permitted in the pool area.
12. Bicycles, skates, skateboards are not permitted on the pool deck.
13. No alcoholic beverages are permitted in the pool area.
14. The pool is reserved for the use of residents and their guests only. Homeowners are responsible for their guests.
15. Costa Del Sol is not responsible for personal property lost or stolen at the pool.
16. Portable radios and television sets may be played on the pool deck if the volume is kept low and does not disturb others.
17. Persons having colds, coughs, inflamed eyes, infections, or open sores are not permitted in the pool.
18. Refuse shall be placed in containers in the pool area. Do not litter.

Number 3 – Parking

1. According to the DOC, Art. XVI, § 5 - "No vehicles of any nature shall be parked on any portion of the Properties or a Unit except on the surfaced, parking area thereof."
2. Guests may park on the street if space is not available in the driveway and the vehicle does not cause blockage of two lanes of traffic for other residents and emergency vehicles and does not block fire hydrants. Overnight parking on the street is prohibited,
3. Speed limit within the community is 15 MPH.
4. No vehicle repairs or maintenance shall be allowed on the properties or the units, except for one-time emergency service.
5. No boats, trailers or campers of any kind, or vehicles used in business for the purpose of transporting goods, equipment and the like, or any trucks or vans which are larger than one-half (1/2) ton capacity shall be parked on the properties.

Number 4 - Home Appearance

1. Garbage and trash containers must be stored out of view from the street.
2. Garden hoses and hose racks must be stored out of view from the street.
3. Sidewalks and driveways must not be obstructed.
4. Homeowners or lessees who plan to be away during hurricane season must prepare the unit before leaving by storing all belongings and potted plants indoors and designating someone to care for the home during the owner's absence. Check section on "How to Prepare for a hurricane for further information.
5. Homeowners/lessees must inform the management company who to contact locally in case an emergency occurs when the homeowner/lessee is out of town. (2/29/96).

Number 5 Community Appearance

1. No nuisance shall exist or operate on any property in a manner that disturbs any neighboring homeowner.
2. Any party, radio or television sound, music, or any other noise that is loud enough to carry beyond the household is deemed a nuisance. Home owners shall exercise due consideration and courtesy with respect to those in nearby homes.
3. No home may be occupied or used for commercial or business purposes.
4. Littering or placing debris in common areas is prohibited. (revised 7/2/94)
5. Trucks or vans larger than one (1) ton capacity are prohibited.

Number 6 - Property Sale and/or Rental

1. Any homeowner wishing to sell or rent a home must notify the management company or the POA before the home is listed.
2. No home can be rented for less than four months, or more than one time in any calendar year. AMENDED -- SEE FORM ON REVERSE SIDE.
3. Prior to sale/lease all proposed purchasers and lessees must sign a form to ensure they are familiar with and agree to abide by the content of the Declaration of Covenants, By-Laws and the rules governing Costa del Sol.
4. Homeowner is responsible for payment of assessments and maintenance fees when the property is rented. (see Bylaws xv sect.1)
5. All maintenance fees and assessments must be current before a home may be sold or leased.
6. No "For Sale" or "For Rent" signs may be displayed so as to be visible within the community.
7. Lessees and guests of the homeowner or lessees) must abide by the Covenants, By-Laws, and Rule and Regulations of Costa del Sol (Adopted 12/28/94).

Rules for Selling or Leasing Homes:

- The documents which are shown below must be filled out and submitted to the management company when a home is being rented or sold. It is essential that the seller/lessor and the buyer/lessee complete them promptly and accurately.

COSTA DEL SOL PROPERTY OWNERS ASSOCIATION. INC.

c/o Hawk-Eye Management LLC

1800 NW Corporate Boulevard, Suite 200, Boca Raton, FL 33431

Office: 561-392-1600 / Fax: 561-392-1608

HELPFUL HINTS FOR THE NEW COSTA DEL SOL HOMEOWNERS

GARBAGE DAYS:

Mondays: Re-cycling and Garbage
Thursdays: Garbage and Lawn Waste

Garbage can be placed outside, after dark, the night before pick-Up. For further information, please contact Solid Waste Authority at (561)697-2700. New Recycling Bins: (866)639-2467.

SPRINKLER SYSTEM

Frequency: should be done at least every other day during the summer months, should be checked at least once a month and should never be turned off when away for any period of time 3 X's a Week unless changed by PBCWD from time to time.

BULBS FOR LAMPPOSTS

When bulbs burn out, replacement bulbs are provided by the Homeowners Association once a month and should be replaced by the homeowner. The light sensor is located along the front wall of the house; if the sensor does not work it is the homeowner's responsibility to have it replaced.

ALARM SYSTEM CODE

After obtaining an alarm permit, from the Palm Beach County Sheriff's Department Tel# (561) 688-3000, it should be registered with ALARM PARTNERS.

BULLETIN BOARD

Bulletin Board is located inside Gate Entrance and has current notices concerning Costa Del Sol. **ALSO CHECK CHANNEL 63 FOR MEETING DATES.** There is also a bulletin board in the pool area where notices are also posted.

HOMEOWNERS ASSOCIATION MEETINGS

Meetings are usually held on the fourth Wednesday of each month at the Boca Pointe Association offices at 6909 SW 18th Street, Suite A120 at 6:30 p. m. The annual meeting is usually held on the last Wednesday of January.

FILING FOR HOMESTEAD EXEMPTION

You must file no later than March 1st after your house closing. The address for filing is:

Property Appraisers Office
Room 150
501 S. Congress Avenue
Delray Beach, FL 33445
(561) 276-1250

FLORIDA DRIVER'S LICENSE, CAR and VOTER REGISTRATION

Florida Driver's License Office
14570 S. Military Trail
Delray Beach, FL
1 (800) 303-7288

Car Registration Office
Motor Vehicles/Tax Collector
501 S. Congress Ave.
Delray Beach, FL.
(561) 355-2622

Voters Registration
34 S. Congress Ave.
Delray Beach FL.
(561) 930-2625