

# **CASTAWAY COVE WAVE III HOMEOWNERS ASSOCIATION, I N C .**

## **GENERAL RULES AND REGULATIONS**

(This is not a comprehensive list - see your Association documents and amendments for further information)

**CONTRACTORS AND CONSTRUCTION WORKERS:** Workers shall not be allowed admittance before 7:30 a.m. or after 5:00 p.m., Monday - Saturday. NO CONSTRUCTION ACTIVITY SHALL BE ALLOWED ON SUNDAY OR ON MAJOR HOLIDAYS (Memorial Day, 4th of July, Labor Day, Thanksgiving, Christmas, New Year's Day). Security will have prior notice of all construction. Builders will receive contractor passes.

**MAINTENANCE PERSONNEL:** Each homeowner shall provide security guards with the names of maintenance people, in writing, including domestic help, lawn care, pool maintenance, etc. The "No Call List" forms are available at the guard house.

**SALES/OPEN HOUSE:** Security must have prior written notice of any open house; date and times must be included. Guards will fill out a special open house log for each openhouse event indicating the name of attendees, license number of their vehicle, and the time of admittance. Open house signs are not permitted by the Department of Transportation (DOT) on A1A or by Castaway Cove Homeowners Association on streets inside Castaway property. They are only permitted on the lot of the open house during the event. The guard is to notify Elliott Merrill Community Management if there is a sign put in prohibited areas.

**GARAGE/ESTATE SALES:** Garage/Estate sales are prohibited and constitute a nuisance (i.e. traffic/parking problems, security issues), and there is potential for vehicles to cause damage to common property. No Owner will do or permit to be done any act upon his/her property which may be or may become a nuisance to other Owners or which may be unsafe or hazardous.

**GAMES AND PLAY STRUCTURES:** All basketball backboards and any other fixed games and play structures shall be located at the rear of the dwelling, or on the inside portion of corner lots within the setback lines. No platform, dog house, playhouse or structure of a similar kind or nature shall be constructed on any part of a Lot located in front of the rear line of the residence constructed thereon, and any such structure must have prior approval of the ARC.

**PARKING:** Vehicles are not permitted to be parked along the side of the street overnight or for extended periods of time as it presents a safety issue. Vehicles are to be parked in the driveway or in an enclosed garage.

**TRUCKS, MOTOR HOMES, BOATS, DIRT BIKES, ETC.:** No trailer or habitable motor vehicle of any nature shall be kept on or stored on any part of the Property, except in an enclosed garage. No commercial trucks of any nature shall be parked overnight on any lot except in an enclosed garage. No boats on or off trailers may be parked on the Property, except in an enclosed garage. **No unlicensed or unregistered dirt bikes, motorized scooters, go carts, go-peds, three-wheel**

**motorized bikes or other similar vehicles shall be permitted on the platted roads or rights-of-ways of Castaway Cove Wave III. Operators of legally licensed and registered dirt bikes, motorized scooters, go cars, go-peds, three-wheel motorized bikes or other similar vehicles must have a valid and current drivers license issued within the United States. (The statutes of the State of Florida shall govern all definitions of terms.) Violators will be reported to the Vero Beach Police Department and shall be subject to all applicable penalties as provided for in Florida Statutes or by the Covenants and Restrictions, the Association's By Laws, or lawfully adopted rules and regulations of Castaway Cove Wave III Subdivision.**

**FRONT LAMP POSTS:** In order to promote lighting within the subdivision or reduce vandalism and crime, each homeowner shall construct a yard light within (10) feet of the front yard right of way...In addition, each homeowner shall install a with such yard light a light sensor or electric timing device which will cause the light to be illuminated from dusk to dawn each day of every year.

**GENERAL RULES:**

1. No parking on the beach access.
2. No dumping of yard trimmings or grass clippings on any other lot.
3. Animals shall be confined or leashed. Animal waste is required to be picked up.

Any violators should be reported to the Board of Directors, c/o Elliott Merrill Community Management, 835 20th Place, Vero Beach, FL 32960, (772) 569-9853.