IRCCA Registration Form (Purchasers)

The Indian River Club Community Association's (IRCCA) restrictive Covenants and Documents govern the use and occupancy of properties in this Community and are intended to protect the beauty of our Community and also requires approvals from the Architectural Committee prior to commencing any type of outside work. The current property owner is responsible for providing the IRCCA documents to you for your review (including but not limited to the Articles of Incorporation, Amended and Re-stated Declaration of Protective Covenants, Amended and Re-stated Bylaws and Compliance and Design Standards).

Prior to your move into our Community, the IRCCA Orientation Committee will contact you to schedule an informal and informative meeting where they can answer any questions you may have about the Community and also provide to you a Resident Guidebook.

All individuals owning, purchasing or leasing property at the IRC Community are required to register with the IRCCA by completing the IRCCA Registration Form. The IRCCA Registration requires review by the IRCCA Board of Directors.

The registration process will not begin until all the required items are received.

When submitting an IRCCA Registration to purchase, please include the following:

1. Completed IRCCA Registration Form
2. $25 nonrefundable processing fee payable to Elliott Merrill Community Management
3. $100 nonrefundable registration fee payable to IRCCA
4. Copy of the signed sales contract

The IRCCA Registration Form along with the required items must be received by Elliott Merrill Management Company at least seven (7) days prior to the proposed closing date (Saturdays, Sundays and Holidays excluded). Please forward all the required items to:

Indian River Club Community Association
C/o Elliott Merrill Community Management Group, Inc.
835 20th Place
Vero Beach, FL 32960
772-569-9853 (Email: kimm@elliottmerrill.com)

Ten days after closing, kindly forward a copy of your Warranty Deed to Elliott Merrill Community Management.

Summary of Lot Transfer Requirements

- Florida Statutes require the current owner to provide to the purchaser several documents including but not limited to the IRCCA Governing Documents.
- The IRCCA Covenants obligate all property owners to be members of the Indian River Club Community Association.
- Mandatory contribution to Conservation Reserve Account of $2,500.
- Application for membership in the New Indian River Club (Golf Club) is required. (Club's number 772-770-0757)
- The statements contained in this disclosure are only intended to be a summary.

Water Oak Condominium Owners

Condo owners are required to register with the Water Oak Condo Owners Association and pay their processing fee. Please contact their property management company for additional registration information.

A R Choice Management, Inc.
100 Vista Royale Blvd.
Vero Beach, FL 32968
772-567-0808

REGARDING YOUR MOVE INTO/OUT OF THE IRC COMMUNITY

To: Buyers and Sellers
From: Elliott Merrill Community Management

In Advance Of Your Move

- *Prior to your move into or out of the IRC Community,* ***it is your responsibility*** *to contact both Elliott Merrill and the attendant at the Main Gatehouse advising them of the date and time of your planned move.*
- *Elliott Merrill may be reached via the office number 772-569-9853.*
- *The Main Gatehouse telephone number is 772-563-2935.*
- *Elliott Merrill will assist you and the moving company and provide instructions during your move into or out of the Community.*
- *Please note, all moving companies must be bonded and insured.*
- *Without such notification, access may be denied.*

When Planning Your Move, Note The Moving Activity Days And Times

- *Weekdays - 7:30 am to 5:00 pm*
- *Saturdays - 7:30 am to 5:00 pm*

The Indian River Club has posted the above Moving Days and Times for the quiet enjoyment of the Community and neighborhoods. Please keep this in mind when scheduling your move.
Kindly do not schedule your move on the following Holidays: New Year's Day, Memorial Day, Independence Day, Labor Day, Thanksgiving, and Christmas. Your neighbors would appreciate it.

Exceptions must be approved by the Board of Directors prior to the moving date.

Additional Information To Be Discussed With Your IRC Moving Coordinator

- *There are two primary entrances/exits to the IRC Community through which oversized vehicles are never permitted.*
- *All "oversized" vehicles and trailers (including but not limited to 18-wheelers) determined by the rule of common sense, shall enter the Community using the Service Entrances only.*
- *Due to the configuration of the IRC Community infrastructure and streets, the height, width and length limitations prevent "oversized" vehicles and trailers direct access to several streets and driveways within the Community. In some cases, offloading of "oversized" vehicles is required.*
- *Damage to entrance gates, signs, irrigation, landscaping, or other property caused by a moving vehicle must be reported to Elliott Merrill Community Management at 772-569-9853. Elliott Merrill will assess the damage, determine repair costs, and arrange for completion of the repairs. The moving company, contractor, or property owner will be responsible for repair costs.*

IRCCA Registration Form (Purchasers)

PLEASE PRINT CLEARLY

All blanks must be filled in or marked with N/A (indicating "not applicable").

DATE	

CLOSING INFORMATION	
IRC Property Address	
Date of Closing	
Realtor's Name	
Realtor's Contact Info	
Closing Agent's Name	
Closing Agent's Contact Info	

PROPERTY OWNER INFORMATION (Purchaser(s))	
Name	
Mobile Phone Number	
E-Mail Address	
Name	
Mobile Phone Number	
E-Mail Address	
IRC Home Phone (Landline)	

OTHER RESIDENTS AT THIS ADDRESS	
Name	
Name	
Name	

ALTERNATE MAILING ADDRESS *(contact information if different from the above information)*			
Street Address			
City, State, Zip Code			
Phone Number		**Home ____**	**Cell ____**

EMERGENCY CONTACT PERSON			
Name & Relationship			
Street Address			
City, State, Zip Code			
Phone Number		**Home ____**	**Cell ____**
Email Address			

ACCESS CONTROL (Vehicle Information)		
Vehicle 1	**Make/Model/Color**	**Auto Plate/State**
Vehicle 2	**Make/Model/Color**	**Auto Plate/State**

Vehicle Registration Required.
Complete a second form if more than 2 vehicles are to be registered.

ACCESS CONTROL (Kiosk Directory)			
The kiosks (either at the Main Gate entrance or the Oak Hammock entrance depending on where your property is located) will display your name but not your telephone number. The kiosk system is programmed to call the number linked to your name. You can use either a landline number, cell number or both. Each number will be linked to one specific name.			
Please complete in Priority Order (limited to 20 characters)			
NAME 1 ***Last Name, First***			
Phone Number		**Landline ____**	**Cell ____**
Phone Number		**Landline ____**	**Cell ____**
NAME 2 ***Last Name, First***			
Phone Number		**Landline ____**	**Cell ____**
Phone Number		**Landline ____**	**Cell ____**

PET INFORMATION (2 pets per residence allowed)		
Will you have pet(s)?	**Yes ____ No ____**	**If so, number of pets ____**

Effective January 2020, two pets per IRC lot will be considered as reasonable. Service animals are included in the two-pet limit. Florida Law requires dogs/cats to be vaccinated for Rabies. The County as well as the IRCCA requires pets to be on a leash when off private property and requires that all owners remove and dispose of feces when walking their pets.

DIRECTORY WAIVER

Florida law states that individual Association members must agree to have their personal information (phone numbers and/or e-mail addresses) published in any Association directory. **Therefore, please indicate your preference regarding the publishing of your information in the *Indian River Club Property Owners' Directory.***

I/we DO _____ or DO NOT _____ want to be included in the Directory.

I/we DO _____ or DO NOT _____ want our alternate address to be included in the Directory.

BY SIGNING BELOW

I/We, declare that the completed IRCCA Registration Form and all and any information submitted with the Registration to be true and accurate.
I/We, acknowledge and understand that the Indian River Club Community is a Deed Restricted Community and do hereby agree to abide by all Governing Documents of the IRCCA.
I/We, have received a full set of the IRCCA Governing Documents from the property owner or Elliott Merrill.

Signature	**Date**
Signature	**Date**