

SEAWARD AT ATLANTIC VIEW CONDOMINIUM ASSOCIATION INC.

POLICY #13

TOPIC: NOTICE FOR FAMILY / FRIENDS OCCUPANCY
(When owner is not in residence)

ADOPTED: August 22, 2013

REVISED: July 2023

1. Elliott Management must receive the completed notification at least 7 days prior to the date of occupancy.
2. All Family/Friends occupancy must have a start and end date.
3. No Family/Friends occupancy may be more than 60 consecutive days.
4. Occupancy may be only by family members or friends and their children who are named on the application.
5. Motor homes, truck mounted campers, travel trailers, pickup trucks with a capacity of 3/4 ton or over, pickup trucks that are used primarily for transportation of cargo or which contain equipment or tools visible from the exterior, semis, tractors, tractor trailers, windowless vans, commercial vehicles of any type, recreational vehicles, buses, swamp buggies, dune buggies, boats and/or trailers may not be kept on condominium property. Applicant(s) hereby grants Seaward at Atlantic View Association, Inc. the right to remove any prohibited vehicle owned or used by the Applicant(s) as noted above and defined by the condominium documents. The unit owners will pay all costs of removal, storage, and any legal fees or costs incurred by Seaward. Unit owners shall hold Seaward and its representatives harmless in any such event.
6. Only one pet in residence under 35 lbs. Pet regulation 16.3 of the Seaward Declaration applies and is enforced.
7. The unit owners must provide the Family/Friends occupant(s) with a copy of the Association Rules and Regulations.
8. Occupancy regulations: Occupancy must not exceed two (2) adults or three (3) children per bedroom.
9. The unit owner is responsible for any damage to the Seaward property caused because of the behavior of family or friends. The unit owner accepts that any violation of the terms, provisions, conditions, and covenants of association documents may provide cause for immediate action, including possible termination of the occupancy under appropriate circumstances.

SEAWARD NOTICE FOR FAMILY & FRIENDS
OCCUPANCY IN THE ABSENCE OF UNIT OWNER

Unit Owner's Name _____

Unit Owner's Unit No _____ Garage # or Parking Space # _____

Owner's Present Address _____

Owner's Telephone No. _____ Email _____

Term of family/friend visit: From _____ To _____

Name of proposed family/friends occupants of the unit

A. _____ B. _____

Relationship to Owner:

A. _____ B. _____

Home address of family/friend occupying unit _____

Telephone No. and email where friend/family can be contacted during their stay

Phone # _____ email _____

OTHER PERSONS who will occupy the Unit with the above Family or Friends,-- any person spending any night must be noted below:

<u>Name</u>	<u>Age (if a minor)</u>	<u>Relationship</u>
_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____

Description of family/friend's vehicle

Make _____ Model _____ Year _____ Lic. No. _____

I understand the family/friend vehicle is limited to a sedan, SUV, pickup truck less than ¾ ton. Please make sure that the vehicle meets the restrictions found in the Seawards Rules & Regulations document.

We, the owner(s) and our guests (Family & Friend) have read and understand and will comply with all Seawards Rules and Regulations. We the owner(s) are responsible for any damages to the Seaward property caused as a result of my family and friends' behavior. I further understand that any violation of the terms, provisions, conditions and covenants of association documents provides cause for immediate action as there in provided provides termination of the occupancy under appropriate circumstances. *Seaward at Atlantic View Beach Club Condominium Association does not have EV charging facilities on the Association property nor does the Association allow the charging of EV's from any electrical outlets on Association property.*

Unit Owners Signature _____ Date _____

Visitors Signature _____ Date _____