

BONAIRE VILLAGE CONDOMINIUM ASSOCIATION, INC.

14580 BONAIRE BLVD. • DELRAY BEACH, FLORIDA 33446

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FREQUENTLY ASKED QUESTIONS BY PROSPECTIVE BUYERS

Q. WHAT ARE MY VOTING RIGHTS IN THE CONDOMINIUM ASSOCIATION?

A. Pursuant to Article VIII of the Declaration of Condominium, the owners of each Unit are entitled to one (1) vote for each Condominium Unit owned in all matters including the election of Directors.

Q. WHAT RESTRICTIONS EXIST ON MY RIGHT TO USE MY UNIT?

A. Pursuant to Article XII.A of the Declaration of Condominium, each Unit shall be used as a residence only.

Article XII.D of the Declaration of Condominium states that no Apartment Owner shall not key any pet in his Apartment, nor keep any other animals, livestock or poultry nor may any of the same be raised, bred, or kept upon any portion of the Condominium Property or other portions of The Villages of Oriole. No clotheslines or other similar device shall be allowed on any portion of the Condominium Property, including any balcony or terrace. No trailer, boat van, camper, truck or other commercial vehicle shall be permitted on any portion of the Condominium Property except during the lay light hours, provided, however, that campers may be parked on such portion of Bonaire Village as the Association shall designate for such use.

Rule 17 of the Rules and Regulations requires unit owners to maintain a uniform and pleasing appearance of the exterior of the Condominium building, no awnings, canopy, screens, air conditioning unit, glass enclosures, or other projections shall be attached to, hung, displayed or placed upon the outside walls, doors, windows, patio, balconies, or to roof or other portions of the Building or on the Common Elements. This includes any type of screen or umbrella and any outdoor TV.

Q. WHAT RESTRICTIONS EXIST ON THE LEASING OF MY UNIT?

Maximum of two leases per calendar year. Minimum lease term 4 months, maximum two years. Only over 55 year old renters permitted.

Q. WHEN ARE MY ASSESSMENTS TO THE CONDOMINIUM ASSOCIATION DUE?

A. They are due quarterly, January 1st, April 1st, July 1st, October 1st. All payments are payable to: Bonaire Village Condominium Association, Inc.

Q. AM I REQUIRED PAY RENT OR LAND USE FEES FOR RECREATIONAL OR OTHER COMMONLY USED FACILITIES.

A. No.

Q. IS THE CONDOMINIUM ASSOCIATION OR OTHER MANDATORY MEMBERSHIP ASSOCIATION INVOLVED IN ANY COURT CASES IN WHICH IT MAY FACE LIABILITY IN EXCESS OF \$100,000?

A. No.