



## FREQUENTLY ASKED QUESTIONS AND ANSWER SHEET

- Q. WHAT ARE MY VOTING RIGHTS IN THE CONDOMINIUM ASSOCIATION?
- A. The owner of each dwelling unit is entitled to one (1) vote as a member of the Association. Section 3.5(c) of the By-Laws requires that where a unit is owned by more than one person, the person entitled to cast the vote for the unit shall be designated by a certificate signed by all of the record owners of the unit and filed with the Secretary of the Association. If the unit is owned by a corporation, the person entitled to cast the vote for the unit shall be designated by a certificate, signed by the appropriate officer, and filed with the Secretary of the Association. Section 3.6 of the By-Laws provides that an owner may vote in person or by proxy, subject to the restrictions contained in the Condominium Act and the Condominium Documents.
- Q. WHAT RESTRICTIONS EXIST IN THE CONDOMINIUM DOCUMENTS ON MY RIGHT TO USE MY UNIT?
- A. There are eight (8) different Condominiums operated by the Condominium Association. Each Condominium has its own Declaration of Condominium. Each Declaration of Condominium contains use restrictions concerning the use of units. In addition, there are rules and regulations that govern the use of units that are attached to the Condominium Documents. A copy of amendments to the Rules & Regulations is attached hereto for reference.
- Q. WHAT RESTRICTIONS EXIST IN THE CONDOMINIUM DOCUMENTS ON THE LEASING OF MY UNIT?
- A. Item 36 or 36A of the attached Rules & Regulations specifically apply to the leasing of your unit.
- Q. HOW MUCH ARE MY ASSESSMENTS TO THE CONDOMINIUM ASSOCIATION, OR FOR MY UNIT TYPE, AND WHEN ARE THEY DUE?
- A. The percentage of ownership in the common elements and common surplus appurtenant to each unit is set forth in the Declaration of Condominium of the respective condominiums in the Jupiter Bay Community. Unit No. \_\_\_\_\_ of Building \_\_\_\_\_ is assessed in the amount of \$ \_\_\_\_\_, payable quarterly and due on the first day of the first month of each quarter.

## QUESTIONS & ANSWERS

- Q. DO I HAVE TO BE A MEMBER IN ANY OTHER ASSOCIATION? IF SO, WHAT IS THE NAME OF THE ASSOCIATION AND WHAT ARE MY VOTING RIGHTS IN THIS ASSOCIATION?
- A. Ownership of a unit in any of the Condominiums operated by the Association does not require you to be a member of any other association.
- Q. AM I REQUIRED TO PAY RENT OR LAND USE FEES FOR RECREATIONAL OR OTHER COMMONLY USED FACILITIES? IF SO, HOW MUCH AM I OBLIGATED TO PAY ANNUALLY?
- A. None.

**NOTE:** THE STATEMENTS CONTAINED HEREIN ARE ONLY SUMMARY IN NATURE. A PROSPECTIVE PURCHASER SHOULD REFER TO ALL REFERENCES AND EXHIBITS HERETO ATTACHED, THE SALES CONTRACT, AND THE CONDOMINIUM DOCUMENTS.