



Village & Homes Condo at Palmetto Bay Condominium Association, Inc.

APPLICATION FOR CONSENT TO LEASE OR FOR SALE

To process an application for the sale or lease of a unit, the application package must be completed in full and submitted with all required documents and fees. The complete package must be received by the Management Office at least ten (10) working days before Association action is requested. The Board of Directors will have ten (10) days after the applicant's interview to take action on the application.

INCOMPLETE APPLICATIONS WILL BE RETURNED WITHOUT ACTION.

Required Documents

- Copy of the proposed sales contract or rental/lease agreement.
- Copy of a valid photo ID for each applicant.
- Copy of a valid, unexpired vehicle registration.
- Two (2) letters of recommendation for each applicant over 18 years of age.
- Original police report for each applicant over 18 years of age.
- Cashier's check or money order for all applicable fees listed below.

FEES (NON-REFUNDABLE)

- \$175.00 - Married couple, with a copy of the marriage certificate.
- \$150.00 - Per applicant over 18 years of age, payable to VTE Consulting LLC.
- \$30.00 - Background check fee per applicant, payable to VTE Consulting LLC by money order or cashier's check

STANDARD PROCESSING TIME: 20-25 BUSINESS DAYS

Rush processing (7-10 business days) is available for an additional \$100.00 fee.

ALL APPLICATIONS MUST BE SUBMITTED IN PERSON. APPLICATIONS WILL NOT BE ACCEPTED BY EMAIL.

An application will not be considered and will be automatically denied if a national background check and full credit report cannot be completed.

Occupancy is limited to a maximum of two (2) occupants per bedroom.

IMPORTANT: Any approval issued by the association is contingent upon the Association's Management certifying the payment of any outstanding assessment, fines, late charges, or other fees owed by the current unit owner to the association. Approval may be rightfully withheld until all such outstanding maintenance assessment debts have been paid to the Association.

IMPORTANT: No one may move into the unit before approval by the association has been given. Any UNAPPROVED sale /lease of a unit is a voidable transaction and can be set aside through appropriate legal action.

The Board of Directors feels that this procedure will serve the best interests of the community. We thank you in advance for your cooperation.

AFTER A SALE IS FINAL

Please provide Management with a copy of the recorded Warranty Deed and the Settlement Statement showing the closing date and the name(s) of the new owner(s). This information is required in order to update the Association's records.

Applicant Name (Print) _____ Applicant Signature _____ Date _____

Village & Homes at Palmetto Bay Condominium Association, Inc.

Email: ninagarcia@vteconsultingllc.com | office@vteconsultingllc.com

APPLICATION MUST BE COMPLETED IN FULL BY PROSPECTIVE TENANT(S) OR BUYER(S)

VTE Consulting LLC, 1840 West 49 Street, Suite 216, Hialeah, FL 33012 | 305-603-7879



VTE CONSULTING LLC

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Application for Consent to Lease or For Sale

This application and the attached Application for Occupancy must be completed in detail by the proposed Buyer/Tenant. Please attach a copy of the Sales Contract to this application or rental agreement. The Seller (current owner) shall provide the Buyer with a copy of all the Condominium documents. Processing of this application will begin after all required forms have been completed, signed, and in the Management's office.

Application For: ☐ Sale ☐ Lease	Unit #:
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Applicant #1

First Name:	Middle Name:	Last Name:
D.O.B:	Social Security:	
Driver License State:	Driver License:	
Phone Number:	Phone:	
Email:		

Employment of Applicant #1

Employer:	Position:
How Long at Present Job:	Phone Number:
Address:	

Applicant #1 - Background Information

Have you ever been arrested or convicted of a crime? YES or NO:	
Dates:	County / State / Convicted in:



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Applicant #2

First Name:	Middle Name:	Last Name:
D.O.B:	Social Security:	
Driver License State:	Driver License:	
Phone Number:	Phone:	
Email:		

Employment of Applicant #2

Employer:	Position:
How Long at Present Job:	Phone Number:
Address:	

Applicant #2 - Background Information

Have you ever been arrested or convicted of a crime? YES or NO:	
Dates:	County / State / Convicted in:
Charges:	



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Applicant #3

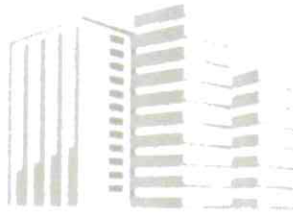
First Name:	Middle Name:	Last Name:
D.O.B:	Social Security:	
Driver License State:	Driver License:	
Phone Number:	Phone:	
Email:		

Employment of Applicant #3

Employer:	Position:
How Long at Present Job:	Phone Number #:
Address:	

Applicant #3 - Background Information

Have you ever been arrested or convicted of a crime? YES or NO:	
Dates:	County / State / Convicted in:
Charges:	



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Children Under 18 years old

1. First and Last Name	Age
2. First and Last Name	Age:
3. First and Last Name	Age:

Emergency Contact

Name:	Relationship:
Phone:	
Name:	Relationship:
Phone:	

VEHICLE INFORMATION

Make:	Year:	Color:	Tag:

PET'S INFORMATION

Name:	Type:	Weight:	Tag:
Vaccine Information:			



APPLICATION CHECKLIST

Rush: ☐ Yes ☐ No (additional fee required).

- ☐ 1) Fully completed Application.
- ☐ 2) \$175.00 per married couple with the Marriage Certificate.
- ☐ 3) \$150.00 Money Order or Cashier's Check - Made payable to VTE Consulting LLC.
- ☐ 4) \$30.00 Background Check, Money Order, or Cashier's check - Made payable to VTE Consulting LLC.
- ☐ 5) Two Personal Reference Letters per applicant over the age of 18.
- ☐ 6) U.S. Government-issued photo ID per applicant.
- ☐ 7) Copy of Executed Lease or purchase contract - Must be fully executed.
- ☐ 8) Sales Only. Please provide proof of income.
- ☐ 9) Copy of License (All Adults over the age of 18).
- ☐ 10) Copy of vehicle registration (All vehicles owned).
- ☐ 11) Copy of vehicle insurance (All vehicles owned).
- ☐ 12) Signed and acknowledged receipt of Rules and Regulations.

If the above requirements are not met, the application will not be accepted. (No Exceptions)

Application and documentation received (Date):	Received By:

This document must be filled out by the office manager.

VTE Consulting LLC, 1840 West 49 Street, Ste 216, Hialeah, FL 33012, 305-603-7879

VTE CONSULTING LLC
1840 WEST 49TH STREET HIALEAH FL, 33012

Pet Affidavit

NAME OF LESSEE _____

UNIT NO. _____

ANIMAL INFORMATION

WEIGHT	BREED	COLOR(S)	NAME OF PET
_____	_____	_____	_____

The undersign hereby understands and agrees to maintain his/her pet(s) contained within a Unit. No pet(s) may be maintained within a Unit if such pet constitutes a nuisance or annoyance to the owners of other units. Pet(s) outside in the common areas must be on a leash and accompanied by adult at all times.

By signing this affidavit, I understand and agree that failure to follow the above-mentioned instructions may result in my pet being removed from the property and termination of the unit lease agreement between unit owner and tenant.

Signature of Unit Owner/Pet's Owner

Date



Rent Interception

The Condominium Act was amended effective July 1, 2010, to allow an Association to demand that a tenant in possession must pay any future monetary obligation related to the unit, i.e., rent, directly to the Association.

Fla. Stat. & 718.166(11)

(11)(a) If the unit is occupied by a tenant and the unit owner is delinquent in paying any monetary obligation due to the association, the association may make written demand that the tenant pay to the association the subsequent rental payments and continue to make such payments until all monetary obligations of the unit owners related to the unit have been paid in full to the association. The tenant must pay the monetary obligations to the association until the association releases the tenant or the tenant discontinues tenancy in the unit. Pursuant to section 718.116 (11), Florida Statutes, the association demands that you pay your rent directly to the condominium association and continue doing so until the association notifies you otherwise.

This is commonly known as "rent interception", and if the tenant fails to comply, the tenant may be subject to eviction. The statute allows the association to demand that the tenant pay to the association the subsequent rental payments and continue to make such payment until all monetary obligations of the unit owner related to the unit have been paid in full to the association." The rent interception statute provides the association a tool to preclude an owner, who is often in foreclosure, from pocketing the rent obligation while shorting the owner's obligation to the association.

As an owner, you understand that 10% of the rental interception amount is collected as a processing fee for the efforts made. Also, you understand that a \$25.00 fee for each notice posted/mailed is also charged to you.

You understand the law that has been stated above and will adhere to such recourse if needed.

Applicant Name

Applicant Signature



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DISCLOSURE AND AUTHORIZATION AGREEMENT

DISCLOSURE

A consumer report and/or investigative consumer report, including information concerning your character, employment history, general reputation, personal characteristics, criminal record, education, qualifications, motor vehicle record, mode of living, credit, and/or indebtedness, may be obtained in connection with your application for and/or continued residence.

A consumer report and/or an investigative consumer report may be obtained at any time during the application process or at your residence. Upon timely written request of the management, and within 5 days of the request, the name, address, and phone number of the reporting agency and the nature and scope of the investigative consumer report will be disclosed to you. Before any adverse action is taken, based in whole or in part on the information contained in the consumer report, you will be provided with a copy of your rights under the Fair Credit Reporting Act.

AUTHORIZATION

This requested information will be used in reference to my (our) Purchase/Rental/Lease Application.

I/We hereby authorize you to release any and all information concerning my/our Employment, Banking, Credit, and Residence information to:

VTE Consulting LLC
1840 W 49th Street, Suite #216
Hialeah, FL 33012

I/We hereby authorize VTE Consulting LLC to investigate all statements contained in my/our application, if necessary. I/We understand that I/We hereby waive any privileges I/We may have regarding the requested information by releasing it to the above-named party. A copy of this form may be used in lieu of the original.

READ, ACKNOWLEDGED, AND AUTHORIZED

Applicant Name

Applicant Name

Applicant Signature

Applicant Signature

Date

Date

RESTRICTED VEHICLES

These vehicles are not allowed to park in the condominium.

Pickup trucks



Commercial vehicles



Vehicles with signs or lettering



Moving trucks



Limousines



Heavy-duty trucks



**Long-bed pickups /
F-250 / F-350**



Motorcycles



**All types of
trailers**





**Rules and Regulations
of
Village Homes & Condos at Palmetto Bay
Condominium Association, INC.**

A non profit corporation organized
under the laws of the State of Florida

THE RULES AND REGULATIONS HEREINAFTER ENUMERATED AS TO THE CONDOMINIUM PROPERTY, THE COMMON ELEMENTS, THE CONDOMINIUM UNITS AND THE CONDOMINIUM IN GENERAL SHALL BE DEEMED IN EFFECT UNTIL AMENDED AS PROVIDED BY THE BY-LAWS OF THE ASSOCIATION AND SHALL APPLY TO AND BE BINDING UPON ALL UNIT OWNERS, THE UNIT OWNERS SHALL AT ALL TIMES OBEY SAID RULES AND REGULATIONS AND SHALL SEE THAT THEY ARE OBEYED BY THEIR FAMILIES, GUESTS, INVITEES, SERVANTS, LESSEES, PERSONS FOR WHOM THEY ARE RESPONSIBLE AND PERSONS OVER WHOM THEY EXERCISE CONTROL AND SUPERVISION VIOLATION OF THESE RULES AND REGULATIONS MAY SUBJECT THE VIOLATOR TO ANY AND ALL REMEDIES AVAILABLE TO THE CONDOMINIUM ASSOCIATION AND OTHER UNIT OWNERS PURSUANT TO THE TERMS OF THE DECLARATION OF THE CONDOMINIUM, THE ARTICLES OF INCORPORATION OF THE ASSOCIATION, THE BYLAWS OF THE CONDOMINIUM ASSOCIATION BY UNJUNCTION OR OTHER LEGAL MEANS AND THE ASSOCIATION SHALL BE ENTITLED TO RECOVER IN SAID ACTIONS ANY AND ALL COURT COSTS INCURRED BY IT, TOGETHER WITH REASONABLE ATTORNEYS' FEES, IN ADDITION TO ANY REMEDIES OR RIGHTS WHICH THE ASSOCIATION OR ANY UNIT OWNER MAY HAVE TO RECOVER DAMAGES, COSTS AND ATTORNEYS' FEES AGAINST ANY PERSON VIOLATING THE RULES AND REGULATIONS OR THE DECLARATION OF CONDOMINIUM AND ANY OF THE EXHIBITS THERETO, THE BOARD OF DIRECTORS MAY, FROM TIME TO TIME, ADOPT NEW RULES AND REGULATIONS OR AMEND OR REPEAL PREVIOUSLY ADOPTED RULES AND REGULATIONS, ANY WAIVERS, CONSENTS OR APPROVALS GIVEN UNDER THESE RULES AND REGULATIONS BY THE BOARDS OF DIRECTORS SHALL BE REVOCABLE AT ANY TIME AND SHALL NOT BE CONSIDERED AS A WAIVER, CONSENT OR APPROVAL FOR ANY OTHER PURPOSE OTHER THAN THAT WHICH IS IDENTIFIED AT THE TIME OF THE GIVING OF SUCH WAIVER, CONSENT OR APPROVAL.

THE RULES AND REGULATIONS ARE AS FOLLOWS:

1. **ALTERATIONS AND/OR STRUCTURAL MODIFICATIONS:** No Unit Owner shall make any alteration or addition to the common elements or limited common elements, or any structural modification to his/her/its Unit, without the prior written consent of the Board.
2. **AIR CONDITIONING:** No air conditioning equipment other than equipment originally in the unit is permitted, including wall or window air conditioning units, without the written consent of the Board.
3. **ANTENNAS AND WIRING:** No antennas, aerals or wiring may be placed or installed on the exterior of the building or unit without the consent of the Board.

Initials: _____

4. BOATS AND COMMERCIAL VEHICLES: No boats, boat trailers or commercial vehicles shall be permitted at the Condominium without the prior written consent of the Board of Directors. The Developer, or its designee, are engaged in any activity relating construction, maintenance or marketing of the Units.
5. BUILDING EMPLOYEES, CONTRACTORS AND DEVELOPER'S EMPLOYEES: No Unit Owner or member of his/her/its family or guest shall give orders or instructions to building employees, contractors or the Developer's employees, but rather shall express his/her/its desire to the person designated for this purpose by the Board of Directors.
6. CHILDREN: Each Unit Owner shall be solely responsible for the actions and any damage caused by his/her children or children visiting him/her.
7. CLEANLINESS: Each Unit Owner shall maintain his/her/its Unit, and especially the exterior of such Unit, in a clean and orderly manner, and in a manner which will not be offensive to any other Unit Owner.
8. COMPLAINTS: All complaints of Unit Owners shall be made in writing and delivered to the person designated for such purpose by the Board or to otherwise to a member of the Board.
9. CONDUCT: No person shall engage in loud and boisterous or other disorderly, profane, indecent or unlawful conduct on any portion of the Condominium Property, including, without limitation, inside any residential Unit or in any Common Element.
10. DAMAGED COMMON ELEMENTS: The costs of repairing damage to Common Elements including but not limited to, the Condominium Buildings and landscaped areas, caused by a Unit Owner or his/her/its guests, agents or invitees, shall be the sole responsibility of such Unit Owner.
11. DELIVERIES: The Association shall not be responsible for the theft, conversion, disappearance, loss or damage of any item received from or for an owner, even though such theft, conversion, disappearance, loss or damage may occur through the negligence or willful act of the employees of the Association or the employees of the Developer, and all parties delivering items to such employees and all parties intended to be the recipient of items so delivered, hereby assume all risks of the theft, conversion, disappearance, loss and damage of and to such items.
12. EXTERIOR APPEARANCE: No improvements may be made or placed upon the exterior of any Unit or on any of the Common Elements of the Condominium Property without the prior written consent of the Board. This restriction includes floor covering on the first floor patios. Any consent of the Board to any improvement to be made in or on the exterior of any unit, or to anything to be placed therein or thereon, may be withheld on purely aesthetic grounds, at the sole and absolute discretion of the Board.
13. FLAMMABLE MATERIALS: No flammable, combustible or explosive fluid, chemical or substance shall be kept within any portion of the Condominium Property including, without limitation, in any Unit, storage area or Common Element area, except as required for normal household use.
14. FLOOR COVERING: If any Unit is located above another Unit, floor covering other than carpeting which is installed in areas other than a kitchen, or bathroom, must be installed with sound reducing materials when necessary in order to eliminate noise transmitted to the lower unit created by persons walking on the floor covering.
15. GUEST OCCUPANCY: Temporary guests are permitted to reside in any Unit so long as such guests do not create or cause an unreasonable source of noise, annoyance or disturbance to the other Unit Owners and permanent residents of the Condominium. All temporary guests shall be required to comply with all of the rules and regulations of the

Initials: _____

Condominium and other obligations created by the Declarations of the Condominium and its exhibits, the Board reserves the right to limit the number to expel any temporary guest who violates the foregoing requirements.

16. GUNS: no guns shall be permitted to be discharged on any portion of the Condominium Property, including the Common Elements and Units, except as might be permitted in the event of an emergency pursuant to the applicable laws of the State of Florida. Guns for this purpose shall include, but not be limited to, rifles, shotguns, pistols, dart guns, BB guns and sling shots.
17. HURRICANE PREPARATIONS: Each Unit Owner who plans to be absent from his/her/its Unit during the hurricane season must prepare his/her/its Unit prior to any such departure by at minimum:
 - A. Removing all furniture, plants and other moveable objects from the exterior portion of his/her/its Unit.
 - B. Designating a responsible firm or individual to care for his/her/its Unit should the living area of the Unit suffer hurricane damage, and furnish the Board, or the person designated by the Board for such purpose, with the name of said firm or individual.
 - C. Any Unit Owner failing to make hurricane preparations and/or making improper preparations shall be held responsible for any damage to any property of other Unit Owners and/or to the Common Elements that may result from such failure.
18. INSURANCE RATES: No Unit Owner shall permit or suffer anything to be done or kept in his/her/its Unit which will increase the rate of insurance on the Condominium Property.
19. NUISANCES: No Unit Owner shall make or permit any disturbing noises to occur within any place upon the Condominium Property by himself/herself/itself, his/her/its family, servants, employees, agents, visitors, invitees or licensees, nor do or permit anything by any such persons that will interfere with the rights, comforts or convenience of other Unit Owners. No phonograph, television, radio, sound amplifier or other sound equipment may be played operated in such manner that same disturbs or annoys Unit Owners or other occupants of the Condominium.
20. OUTDOOR CLOTHESLINE DRYING: No outdoor drying shall be permitted, and no clothing, towels or other items shall be placed or hung on the exterior of any Unit, except on clotheslines or clothes drying areas installed or approved by the Board.
21. OUTDOOR COOKING: Unless approved by the Board and in accordance with local fire codes, no cooking or barbecuing shall be permitted in any enclosed or screened in patio, balcony or porch.
22. PASSAGEWAYS: Sidewalks, entranceways, passageways, vestibules, and all other portions of the Common Elements must at all times be kept free of obstruction and encumbrance, and shall not at any time be used for any purpose other than ingress and egress, no carriages, bicycles, wagons, shopping carts, chairs, benches, tables or other objects shall be stored or kept in or upon such areas.
23. PETS: Pets, birds and fish shall neither be kept nor maintained in or about the Condominium Property except in accordance with the provisions of the Declaration and the following:
 1. Except for fish, each Unit Owner (regardless of the number of Owners), may maintain up to a maximum of one (1) household pet in a Unit, to be limited to domestic dogs weighing fifty (50) pounds or less, or domestic cats, or caged birds, and/or one (1) fish tank not to exceed fifty-five (55) gallons, provided said pets are not kept, bred, or maintained for any commercial purpose and do not become a nuisance or annoyance to any other Unit Owners or neighbors. Notwithstanding the foregoing, no Unit Owner may keep in or on the Condominium Property any dangerous breed of dogs, including, but not limited to, pit bulls, Rottweilers, or other breed, which is deemed dangerous by the Board.
 2. No dog or cat shall be permitted outside of its Owner's Unit unless attended by an adult and on a leash not more than six (6) feet long. Pets may not be kept in the Common Elements. No reptiles or wildlife shall be kept in or on the Condominium Property (including within the Units).
 3. No domestic bird of a variety which will omit sounds that can be heard in contiguous units may be kept by a Unit Owner in a Unit.

Initials: _____

4. No one other than the Owner of a Unit is permitted to keep any approved pets on the Condominium Property.
5. Unit Owners must immediately collect and clean-up any feces from pets upon the Condominium Property.
6. Violation of the provisions of this paragraph shall entitle the Association to all of its right and remedies, including, but not limited to, the right to fine Unit Owners (as may be provided in these applicable rules and regulations or the Declaration) and/or to require any pet to be permanently removed from the Condominium Property.
7. The Unit Owner shall indemnify the Association and hold it harmless against ANY LOSS OR LIABILITY OF ANY KIND OR CHARACTER WHATSOEVER ARISING FROM OR GROWING OUT OF HAVING ANY ANIMAL IN THE Condominium. If a dog or any other animal becomes a nuisance and/or is obnoxious to other Unit Owners by barking or otherwise, the Unit Owner thereof must cause the problem to be corrected; or, if it is not corrected, the Unit Owner, upon written notice by the Association, will be required to immediately remove the animal.
8. Pets shall not be permitted to become nuisances to Unit Owners or occupants of Units and are subject to removal from the Condominium, at the discretion of the Board of Directors after a hearing conducted in the same manner as hearings for fines.
24. PERSONAL INSURANCE: Although the insurance coverage afforded through the Association, in addition to other coverage maintained thereby, provides hazard insurance for the individual living area of the Units, such insurance does not include coverage of personal property and liability coverage for the individual Unit Owners. Therefore, it is recommended that such coverage be obtained by each Unit Owner.
25. PEST CONTROL: Each Unit Owner shall permit employees of pest control companies employed by the Association, if any, to enter his/her/its Unit at regularly scheduled times to perform pest control services.
26. PLANTINGS: No plantings of whatever nature shall be made by any Unit Owner upon any common areas, and/or other portions of the Common Elements, without the prior written approval of the Board.
27. PLUMBING AND ELECTRICAL: Water closets and other plumbing shall not be used for any purposes other than those for which they are constructed, and no sweepings, rubbish, rags, sanitary napkins or other foreign substances shall be placed therein. Grease and other foreign substances shall not be poured down drains. Electrical outlets and electrical wiring shall not be over burdened. Total costs of all maintenance, repairs and replacements connected with any misuse of plumbing and/or electrical installations shall be the responsibility of and paid by the Unit Owner.
28. RIGHT OF UNIT OWNERS TO PARTICIPATE IN MEETINGS: Unit Owners may participate in any meeting of the Board of Director of the Association, at any committee meeting, or at any membership meeting of the Association, subject to the following restrictions:
 - A. Unit Owner participation is limited to items listed on the agenda for said meeting, as specified in the notice of said meeting.
 - B. No Unit Owner desiring to make statements at said meeting must state his or her name and Unit number prior to making a statement.
 - C. Any Unit video taping or recording a meeting is not permitted to move about the meeting room in order to facilitate their recording.
 - D. Any Unit Owner desiring to utilize audio and/or video equipment at a meeting shall give advance notice, in writing, to the Board of Directors at least 24 hours prior to the meeting.
29. RIGHT TO ENTER IN EMERGENCIES: In case of emergency originating in or threatening any Unit, regardless of whether the Owner or occupant is present at the time of such emergency, the Board, or any other person authorized byu it shall have the right to enter such Unit for the purpose of remedying or abating the causes of such emergency and such right to enter shall be immediate.
30. ROOF: No person shall be permitted upon the roof of any building without the prior written consent of the Board.
31. SALE APPROVAL FEE: Upon application to the Association to approve any sale of a Unit, the approval fee required by the Declaration of Condominium shall be the highest amount permitted by law.

Initials: _____

32. **SERVICE PEOPLE:** No Unit Owner shall permit any service people, whether for purposes of maintenance, repair, replacement or improvement, to work in his/her/its Unit before 8:00AM or after 9:00PM, except in cases of emergencies.
33. **SIGNS:** No sign, advertisement, notice or other lettering shall be exhibited, inscribed, painted or affixed by any Unit Owner on any part of the outside or inside of any unit so as to be visible from outside of the Unit, or upon any portion or part of the Common Elements without the prior written consent of the Board.
34. **SOLICITATIONS:** There shall be no solicitation permitted by any persons anywhere in or about the Condominium Property for any cause, charity or for any purpose whatsoever unless specifically authorized in advance in writing by the Board.
35. **TAPE RECORDING AND VIDEO TAPING OF MEETINGS:** Any Unit Owners may tape record or vide tape meetings of the Board of Directors, or Unit Owner meetings, subject to the following restrictions:
- The only audio and video equipment and devices which Unit Owners are authorized to utilize at any such meeting Is equipment which does not produce distracting sound or light emissions.
 - Audio and video equipment must be assembled and placed in position in advance of the commencement of the meeting.
 - Any Unit Owner video taping or recording a meeting is not permitted to move about the meeting room in order to facilitate their recording.
 - Any Unit Owner desiring to utilize audio and/or video equipment at a meeting shall give advance notice, in writing, to the Board of Directors at least 24 hours prior to the meeting.
36. **TRASH AND GARBAGE:** All refuse, waste, bottles, cans, garbage and trash shall be securely wrapped in plastic garbage bags and placed only in those containers and areas designed for such purpose.
37. **UNIT USE:** Units shall not be used for commercial or business purposes and shall only be used as residences.
38. **WINDOW, DOOR AND BALCONY TREATMENTS:** No awning, canopy, shutter or other projection shall be attached to or placed upon the outside walls, or doors, or roof of the Condominium Buildings. Terraces, balconies, porches or patios may not be enclosed (which includes the screening of same) by a Unit Owner or his/her/its agent, nor may anything be affixed to the walls within such terraces, balconies, porches or patios. No blinds, shades, screens, decorative panels, window or door covering shall be attached to, hung, or used in connection with any window or door in a Unit, if affixed to the exterior of a Unit. Window treatment shall consist of drapery, blinds, decorative panels or other tasteful materials, and no newspaper aluminum foil sheets or other temporary window treatments are permitted, except for period not exceeding one (1) week after a Unit Owner or tenant first moves into a Unit or when permanent window treatments are being cleaned or repaired. No windows shall be tinted and no tinted glass shall be installed, and no screening shall be replaced other than screening of the same material and color as originally exists.

The capitalized terms used in these Rules and Regulations shall have the same definitions and meaning as those set forth in the Declaration of Condominium to be recorded in the Public Record of Miami-Dade County, Florida unless herein provided to the contrary, or unless the context otherwise requires.

ACKNOWLEDGEMENT

I hereby acknowledge that I have been provided with Village Homes and Condos at Palmetto Bay Condominium Association's Rules and Regulations in which it fully explains the living agreement that must be followed at all times while residing in the community. I have read and understand the information provided.

Initials: _____

_____	_____	_____
Print Name	Signature	Date

_____	_____	_____
Print Name	Signature	Date

Initials: _____