

14 RULES AND REGULATIONS
THAT ALL CARMEL RESIDENTS MUST FOLLOW

1. WITH THE EXCEPTION OF BIRDS AND FISH, NO OWNER (RENTER) MAY HAVE MORE THAN ONE PET LIVING WITHIN A SINGLE UNIT.
AMENDMENT TO DECLARATION - RULE 16.2 - PETS
2. NO OWNER (RENTER) MAY HAVE A PET LARGER THAN THIRTY (30) POUNDS (CAPABLE OF BEING HAND-CARRIED).
AMENDMENT TO DECLARATION - RULE 16.2 - PETS
3. NO OWNER (RENTER) MAY PLANT ANY FLOWERS, TREES, SHRUBS, ETC., WITHOUT FIRST OBTAINING WRITTEN CONSENT FROM THE BOARD OF DIRECTORS.
DECLARATION OF CONDOMINIUM-RULE 16.8 - LANDSCAPING
4. NO RESIDENTIAL UNIT MAY BE USED FOR THE OPERATION OF ANY TYPE OF BUSINESS.
DECLARATION OF CONDOMINIUM - RULE 16.1 - UNIT
5. THE RIGHT TO USE THE ENCLOSED GARAGE SPACE MAY NOT BE SOLD SEPARATELY FROM THE UNIT, AND SHALL REMAIN A LIMITED COMMON ELEMENT APPURTENANT TO THE UNIT TO WHICH IT WAS ORIGINALLY DESIGNATED. SINCE THE DESIGNATED GARAGE SPACE IS APPURTENANT (JOINED) TO A UNIT, THE GARAGE SPACE ALSO SHALL NOT BE USED FOR ANY TYPE OF BUSINESS.
CARMEL AMENDMENT 2 - SECOND AMENDMENT TO DECLARATION OF CONDOMINIUM - SUBSECTION 3.3.3
6. SUBLEASING IS EXPRESSLY PROHIBITED. UNDER NO CIRCUMSTANCES CAN A UNIT BE SUBLEASED BY AN OWNER (RENTER).
CERTIFICATE OF AMENDMENT - AMENDMENT 16.7
7. NO BIRD-FEEDERS, BIRDHOUSES, STATUES, ORNAMENTS, OR RELATED OBJECTS CAN BE PLACED ON THE CONDOMINIUM PROPERTY WITHOUT THE APPROVAL OF THE BOARD OF DIRECTORS.
BY-LAWS - RULES AND REGULATIONS - NUMBER 11
8. A MAXIMUM OF SIX (6) OF THE UNITS (10%) CAN BE OCCUPIED BY A RENTER.
CERTIFICATE OF AMENDMENT - AMENDMENT 16.7
9. UNIT OWNERS MUST PURCHASE INSURANCE FOR THE INTERIOR OF THE UNIT (STATE LAW).
DECLARATION OF CONDOMINIUM - PERSONAL PROPERTY AND LIABILITY - 13.1.6
10. NO ARTICLES SHALL BE PLACED IN THE HALLWAYS. NO MATS, TABLES, ETC. (NATIONAL LAW)
BY-LAWS - RULES AND REGULATIONS - NUMBER 4
11. EMPLOYEES OF THE ASSOCIATION ARE NOT TO BE ENGAGED BY UNIT OWNERS (RENTERS) FOR PERSONAL ERRANDS. THE BOARD OF DIRECTORS SHALL BE SOLELY RESPONSIBLE FOR DIRECTING AND SUPERVISING THE ASSOCIATION'S EMPLOYEES.
BY-LAWS - RULES AND REGULATIONS - NUMBER 8
12. NO UNIT OWNER (RENTER) SHALL MAKE DISTURBING NOISES IN THE BUILDING OR PERMIT HIS/HER FAMILY, SERVANTS, EMPLOYEES, AGENTS, VISITORS, OR LICENSEES TO DO SO. IN PARTICULAR, NO UNIT OWNER SHALL PLAY (OR PERMIT TO BE PLAYED IN HIS UNIT OR THE COMMON ELEMENTS APPURTENANT TO IT) ANY MUSICAL INSTRUMENT, PHONOGRAPH, TELEVISION, RADIO OR THE LIKE IN A WAY THAT UNREASONABLY DISTURBS OR ANNOYS OTHER UNIT OWNERS (RENTERS).
BY-LAWS - RULES AND REGULATIONS - NUMBER 9
13. NO FLAMMABLE, COMBUSTIBLE OR EXPLOSIVE FLUIDS, CHEMICALS, OR OTHER SUBSTANCES MAY BE KEPT IN ANY UNIT OR ON THE COMMON ELEMENTS, EXCEPT SUCH AS NORMALLY USED IN SMALL BARBECUES OR FOR NORMAL HOUSEHOLD PURPOSES. IN ADDITION, GAS OR ELECTRIC GRILLS ARE PERMITTED ON PATIOS OR BALCONIES, BUT CHARCOAL GRILLS ARE PROHIBITED.
BY-LAWS - RULES AND REGULATIONS - NUMBER 12
NOTE: THE ROCKLEDGE FIRE DEPARTMENT HAS STATED THAT GAS GRILLS CANNOT BE STORED OR USED ON PATIOS OR BALCONIES.
14. PART OF THE AREAS MARKED AS "PET DESIGNATED AREAS" ARE NOT THE PROPERTY OF CARMEL. AS A RESULT, PET OWNERS ARE PERMITTED TO WALK THEIR LEASHED PETS ON THE COMMON ELEMENTS AS LONG AS THEY CLEAN UP THE SOLID WASTE AND DO NOT ALLOW THEM TO URINATE ON THE GRASS OR PLANT LIFE SINCE DOING SO WILL KILL SAID ELEMENTS. BY-LAWS - RULES AND REGULATIONS - NUMBER 17

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ADDITIONAL RULES AND REGULATIONS CAN BE FOUND IN THE ORIGINAL CARMEL DOCUMENTS