

Waterside South - Condensed Rules/Regulations for Owners/Residents

For complete rules go to www.watersidesouth.com – Important Documents - Updated. 11/01/2020)

VEHICLES:

All vehicles must be registered with the Association and must display a Blue Waterside decal or visitor pass.

- Decals/Transponders may not be transferred from one vehicle to another.
- **No backing into parking spaces.**
- No encroachment on the sidewalk.
- No commercial vehicles after 5 pm. Owner/Residents with marked vehicles may use a vehicle cover that is in good condition.
- Park in front of your building or across the street in the median parking area so that everyone may park in front of the building in which they reside. If you have two (2) vehicles park the second vehicle across the street in the median parking area if available.
- Guests should park in the median parking area if available so as to leave the spaces in front of the buildings for occupants of those buildings.
- All vehicles must have a current valid registration. Vehicles with expired registration are subject to being towed off property.

GRILLS:

- No gas and charcoal grills or gasoline cans on second floor balconies. Grills cannot be stored under stairways or covered patios.
- Grills on patios must be ten (10) feet from the building structure when in use.

PATIOS/BALCONY:

- No indoor items.
- No storage boxes, bins, or cardboard boxes.
- No brooms, mops or cleaning supplies.
- No tiki torches, wood burning fire pits, or chimineas.
- No garbage cans, garbage or bagged pet waste permitted.
- No workout equipment.
- No items attached to pillars i.e. hammocks, string lights, plants, pictures.
- No cat litter boxes or pet food/water dishes.
- Only Association approved patio/balcony gates or fence barrier.

ANIMALS:

- Two (2) animals per unit. (dogs, cats, birds)
- Animals must be registered with the Association and must display the tag when outside.
- Dogs must be on a **hand held** leash not longer than **ten (10) feet** when on common areas. Retractable leashes are restricted to 10'; these are recommended for dogs under 35 lbs. Dogs over 35 lbs. should not be on a retractable leash.

- No Pit bulls, German Shepherds, Dobermans, Rottweilers or any dogs that are mixtures of such breeds.
- No aggressive, noisy or otherwise unpleasant dogs are permitted.
- Animal waste must be picked up immediately. Bags are provided throughout the common areas.
- No animals in Clubhouse, Yacht club, pool area or laundry. (Exception: service animals wearing a vest, but they are not allowed in the pool)
- Guests are not permitted to bring animals onto the property.**

TRASH:

- Trash must be taken to the compactor or recycling area. **Cardboard boxes must be broken down.**
- Appliances, furniture or construction debris may not be left at the compactor area. These items must be removed off property at the expense of the owner/resident
- No trash in or on patios, balconies or common hallways.

NOISE:

- Quiet hours are observed from 10:00 pm to 8:00 am. No audible music outside.
- TV's and Audio equipment will be regulated so as not to disturb other residents of the building.

GUESTS:

- Not more than four (4) guests per unit in a 24 hour period without prior approval from the Association Management office.
- Owners/Residents must contact the gatehouse prior to guest's arrival.**
- Guests must register their vehicle and display the pass on the dash.

POOL:

- Amenity card must be displayed.
- No more than two (2) guests per resident. No pool parties.
- NO GLASS CONTAINERS OF ANY KIND.** Food must be four (4) feet from the edge of the pool or spa. No drinking in spa. No smoking in pool or spa including vapes and e-cigarettes.
- No loud obnoxious behavior, no intoxicated persons, no offensive language, jumping fence, pool gate tampering or use of emergency gate button for non-emergencies.
- Use of pool and spa only during posted hours. Saving of chairs/tables for persons absent from the pool is prohibited.
- No animals.
- No music, except personal w/ear buds or earphones.

REPAIRS/WORK ON UNITS:

- Permitted only 8 am to 5 pm Monday through Friday and 9 am to 4pm on Saturday unless an emergency such as plumbing issue.