

Colonnades Condominium
Rules and Regulations
Updated 2020

It is understood that this property comes with certain restrictions and limitations, including to but not limited to:

- All rentals must be for a minimum of 30 days.
- All rentals must be by written lease only.
- All leases and tenants must be approved by the Association in advance of occupancy
- All new owners must be approved by the Association in advance of the conveyance of a property.
- HOA shall have the right to inspect every unit directly after the annual meeting to verify smoke alarms are in working order and there is not running water from toilets/sinks/hot water heaters.
- As of 2019, One pet per unit is allowed. Pets must be no more than 25 lbs. Proof of breed and current vaccinations must be submitted along with a \$50/year annual pet fee paid to the HOA. Pet owners must also provide a proof of insurance document which covers their pet liability. All pet owners will assume 100% liability for their pets for bites and infestations. * The two current pet owners in the building as of 2019 are exempt from the fee due to grandfathering but all other adopted rules apply.
- The maximum length allowed to remodel units to two weeks with all work being done during the normal daylight hours of 9 am to 5 pm. Longer construction jobs will need board approval. Walkways may not be used as work areas.