

## FREQUENTLY ASKED QUESTIONS AND ANSWERS SHEET

### Richmond Park II, a Condominium.

As of August 1, 2017.

- Q: What are my voting rights in the condominium association?
- A: One vote per unit. Please see Section 5.2 of the Declaration of Condominium.
- Q: What restrictions exist in the condominium documents on my right to use my unit?
- A: Units are limited to single family residential use as defined under the Declaration of Condominium. Owners are allowed not more than two pets, which are limited to dogs or domestic cats, and one (1) fish tank not to exceed fifty-five (55) gallons. Tenants are not allowed pets. Commercial vehicles are prohibited. For more detail concerning these restrictions and a more exhaustive list of restrictions, please see Section 17 of the Declaration of Condominium, and the Condominium Association Rules and Regulations.
- Q: What restrictions exist in the condominium documents on the leasing of my unit?
- A: All leases are subject to approval by the Board of Directors of the Association. No unit may be leased for a period of less than thirty (30) days or more than three (3) times per calendar year. Subleasing is prohibited. Please see Section 18 of the Declaration of Condominium.
- Q: How much are my assessments to the condominium association for my unit type and when are they due?
- A: Condominium assessments are due quarterly for 2017 on January 1, April 1, July 1 and October 1, in the amount of \$627.19. This amount does not include the fees due the Master Association. See answer to following question for more details.
- 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? Also, how much are my assessments?
- A: Yes. Richmond Park Master Condominium Association, Inc. is the corporate entity which owns and is responsible for the maintenance of Master Common Areas in the Richmond Park project. Every unit owner is allocated one vote in the Master Association affairs. Master Association assessments are due quarterly for 2017 on January 1, April 1, July 1 and October 1, in the amount of \$788.78.
- 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: The assessments payable to the Master Association include each owner's share of the maintenance of the commonly used facilities, which are primarily the interior roadways and drainage lakes, and the recreational facilities. No other rent or land use fees are required.
- Q: Is the condominium association or other mandatory membership association involved in any court cases in which it may face liability in excess of \$100,000?
- A: No.

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