



WELCOME

Parkside HOA Orientation

1. **TRASH PICKUP:** Trash may be put out **Sunday after 4PM** for **Monday AM** pick up and **Wednesday after 4PM** for **Thursday AM** pick up. Monday is trash and recycling **ONLY**, and Thursday is trash and **bulk pick up**. Call **City of Boynton Beach** for instructions at **561-742-6588** for bulk procedures. All trash/recycle bins are to be returned to garage as soon as possible. **A violation fine of \$50.00 will be imposed if garbage pails are not put away.**

2. **PARKING: Parkside Square** - 2 spots in the garage + 1 spot on pavers behind garage, vehicles must park **FACING THE FLOW OF TRAFFIC**. **DO NOT** Park in guest spots on the street or on the grass. **Parkside Village** - 1 spot in the garage + 2 spots in the driveway. Temporary overflow parking on the street. **DO NOT** block the driveways. **DO NOT** park on the grass, in the corners, near any stop signs or fire hydrants, or any **YELLOW LINES**. **YOU MAY BE TOWED or BOOTED AT OWNERS EXPENSE**. See attached Parkside Parking Regulations.

3. **POOL:** Pool is restricted to residents with a **maximum** of (5) guests at any one time. The pool is open from **7AM to 7PM**. The pool is used at your own risk. There are **NO lifeguards**.

4. **EXERCISE ROOM:** This is restricted to those 18 years old and over. No babies or small children allowed while using the room. **NO exceptions**. Gym is open from **5AM to 11PM**.

5. **POOL & EXERCISE ROOM:** are accessed by key fobs. Replacement key fobs are **\$50.00 each**. There are several security cameras with 24-hour recording and remote viewing for your safety. There is also free Wi-Fi. You must be out of the gym by **11PM**, and the Pool by **7PM**. The area is alarmed, and the gates are locked, if you are not out by the stated times, you may be locked in. **ALL KEY FOBs ARE PROVIDED BY YOUR LANDLORD OR WHEN PURCHASED BY THE PREVIOUS OWNER. ONLY (2) KEY FOBs PER UNIT. ANY REPLACEMENT KEY FOB MUST BE REQUESTED BY A UNIT OWNER TO MANAGEMENT.**

6. **PAVILION:** The pavilion is for parties and will accommodate up to 30 guests. A **\$50.00** (non-refundable) fee is required, and another **\$250.00** (refundable) deposit is required and returned after the area is cleaned. Contact Management to make arrangements at **561-737-3999**.

7. **CLUBHOUSE:** Clubhouse is available for rent to Owners in good standing. The fees are as follows: **\$350.00** fee for rental, & a separate **\$500.00** fee that will be returned *if the area is left clean and in the same manner as before event*. The owner will be responsible for all damage caused by the event. Reservations are on a first-come, first-serve basis. Contact Management to make arrangements at elevatedpropmgmt@outlook.com or **561-737-3999**.

8. **TOT LOT & BASKETBALL:** The tot lot is for young children. No teens allowed. Benches are provided for the adults to monitor the children. There is a half-court basketball area and a pickleball court next to the pavilion.

9. LANDSCAPING: Landscape service is provided. Please do not plant any additional plants in the ground. Potted plants that do not interfere with the landscapers are acceptable. Patio furniture must be on the patios **only**. No permanent furniture is allowed on the grass.

10. PEST CONTROL: Minimal pest control is included in your HOA fee. Call **Levy Environmental Pest Control** at **561-577-3971** for additional information.

11. EXTERIOR MODIFICATIONS: An HOA architectural permit is required to install an outside antenna and/or dish and an extension of outside patios. Any outside changes must be approved by the HOA. Contact Management at **561-737-3999** or elevatedpropmgmt@outlook.com for application procedure.

12. AMENITIES: Our location is within walking distance to shopping, dining, transportation, and lodging.

13. HOUSE ALARM MONITORING: Is included in your HOA fee. Call **Omega Systems** at **561-306-1028** for additional information.

14. PETS: A limit of two pets. (Cats, dogs or other household pets) per unit up to a maximum of 35 pounds are allowed. Furthermore, no household pets shall be permitted outside of a lot except on a leash and at all times under the control of the Owner. Owner shall promptly remove and dispose of waste matter deposited by his or her household pet through a proper sewage receptacle. The Association has the right to require that all pets be registered by the Association, including the requirement to submit a sample for DNA analysis and to require the removal of any pet if the owner fails to properly dispose of pet waste. Non-compliance can also result in fines.

15. MANAGER: Manager is on-site at the Clubhouse Office **Mondays from 2- 4PM, and Fridays from 3- 5 PM**. Manager email is: elevatedpropmgmt@outlook.com, phone number is **561-737-3999**.

16. HOA PAYMENTS: Please contact Victory Accounting for payment and estoppel information. Victory Accounting office number **(561) 739-7990**.

I/WE ACKNOWLEDGE THAT I/WE HAVE REVIEWED THE ABOVE WITH THE HOA COMMITTEE.

Signature_____Date_____

Signature_____Date_____