

FREQUENTLY ASKED QUESTIONS AND ANSWERS SHEET

Feb. 2024
September 2022

Fairways at Par Five Condo Assoc.

As of _____

Name of Condominium Association _____

Q: What are my voting rights in the condominium association?

A: One vote per unit. If co-owned, the voting member should be identified to the association.

Q: What restrictions exist in the condominium documents on my right to use my unit?

A: Units are restricted to residential use by at least one resident age 55 or older. At least one guest must be 55+ if the owner is not in residence. There is one assigned parking space per unit. Owners are permitted to have one small cat or dog. Children under the age of eighteen (18) are prohibited from residing in the Condominium Unit.

Q: What restrictions exist in the condominium document on the leasing of my unit?

A: Units purchased after September 12, 2022 are subject to Amendment 13.1.a Leasing of Units which prohibits leasing of unit during the initial three year period of ownership. Any lease shall be for a minimum of 90 consecutive days. Leases must be in writing and renewed annually. Leases must be submitted to the Board for approval and the appropriate fee paid. At least one renter in residence must be age 55 or older. No pets are permitted for renters. Children under the age of eighteen (18) are prohibited from residing in the Condominium Unit.

Q: How much are my assessments to the condominium association for my unit type and when are they due?

A: Current assessments are ~~\$312~~ per month.

\$457

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: No

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: No

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? If so, identify each such case.

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.