

**Lakes at Viera East Condominium Association**  
**Frequently asked questions**  
**January 2021**

Q: What are my voting rights in the Condominium Association?

A: The owner of each condominium unit shall be entitled to cast one (1) vote per unit as provide in Article VI of the Declaration of Condominium

Q: What restrictions exist on my right to use my unit?

A: Each unit is restricted to residential use by the owner or owners thereof, their immediate families, guest, servants, and invitees. Each unit is hereby restricted to no more than six (6) occupants. There are no restrictions upon children. Two pets, not exceeding thirty-five (35) pounds each, shall be allowed to be kept in the unit owner's unit, and the pets must be kept on a leash on the condominium grounds and shall not create a nuisance. No exterior antennas and aerials shall be erected except as provided under uniform regulations promulgated by the Association. See User Restrictions, Article X, of the Declaration of the Condominium.

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

A: The minimum rental period is six months (180) Days.

Q: How much are my assessments to the Condominium Association for my unit type and when are they due.

A: An assessment based on square footage per month for all unit types is due on the first day of each month.

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 may face liability in excess of \$100,000.00? If so, identify each such case.

A: No, There is no litigation of any nature pending against the Association.