

## WILDCAT VILLAGE CONDOMINIUM RULES & REGULATIONS

This is a summary of the rules at Wildcat Village. A copy of the complete Rules and Regulations document can be found in each rental unit.

- Any use of the general common elements which interferes with access or other rights of any other Owner, creates unreasonable noise, or otherwise constitutes an annoyance or nuisance to other Owners or their tenants or guests is prohibited. Sidewalks, driveways, entrances, stairways, and hallways shall NOT be used as play areas.
- Numbered parking spaces are assigned to each unit; guests must park in only areas designated as guest parking. Violation may result in vehicle being towed.
- No alterations of any kind shall be done upon the exterior of any unit or upon the general or limited common elements by anyone without express written permission.
- Installation of exterior television, radio, telephone or satellite antennae are prohibited.
- Installation of any window air conditioning units is prohibited.
- Use of fireplaces or wood burning stoves is prohibited.
- Use of grills burning any fuel other than propane or natural gas is prohibited. Gas grills may be used only outside and only if equipped with proper grease pans. Any spillage or residue shall be promptly cleaned up.
- No wood, charcoal or other open fires are permitted.
- Use or storage of flammable or hazardous materials, other than usual household cleaning agents, propane tanks for barbecue grills, firewood, and lamp oil, is prohibited.
- Water shall not be left running in any Unit when not reasonably required for personal or household use.
- Decks and stairwells shall be used only for patio furniture and barbecue grills. Barbecue grills may be kept on decks. Use of decks for storage of bicycles and other personal property is prohibited. Decks shall be kept clean and free of trash and debris at all times.
- Dogs are prohibited as pets. Other domestic and exclusively indoor pets shall be permitted, upon written approval. No more than two pets are allowed in any Unit, except that this restriction shall not apply to fish and the like. All pets must be kept inside the Unit at all times and are not allowed on decks. All animal waste shall be cleaned up by the tenants. Pet noise or odor shall NOT be detectable outside the Unit.
- Display of signs in windows shall be limited to 11x14 in size with only a neutral background. Signs shall not be allowed on the exterior of any building or on the common elements and is strictly prohibited.