

Emerald Cove Rules and Regulations

The following rules and regulations have been extracted from the DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS, dated January 9, 1997, and any clarifications issued by the Board of Directors of Emerald Cove Homeowners Association.

Failure of these rules will result in the following:

First Violation	Warning Letter/Notice
Second Violation	\$50.00 fine
Third Violation	\$100.00 per day until resolution of violation

1. No home may be used for business, manufacturing, commercial, or professional purposes.
2. Each homeowner and tenant must keep the property neat, tidy, and free of unsightly debris or litter.
3. No activity is allowed which constitutes an annoyance or nuisance to other neighbors. (i.e. unruly parties, loud music, etc).
4. **Parking is allowed in the driveways only.** No on-street parking or parking on the grass or common areas is allowed. Illegally parked vehicles of any kind are subject to being towed at the owner's expense.
5. No unlicensed vehicles, junk cars, or inoperative vehicles or machinery shall be permitted on any lot or common areas.
6. No mechanical or maintenance work shall be performed on vehicles in the front or side yards at anytime.
7. Any oil or chemical spills/drips onto driveways must be removed/cleaned by the owner.
8. Lawn furniture, toys, sports equipment, and similar equipment must be stored inside the fenced areas provided on each lot.
9. Trash containers shall be stored inside the fenced areas or out of sight from the street, except on pickup days.
10. No more than four (4) household pets are allowed. It is the pet owner's responsibility to keep their lot clean and free of pet debris. Any owner may modify the four pet maximum rule to read less than but not more than four pets. All city leash laws apply.
11. No boats and/or trailers of any description shall be placed or stored on any lot, street, or common area within the subdivision. Exceptions will be made in case of a hurricane.