

Ramsgate Community Rules & Regulations

The following rules and regulations are set forth by the Board of Directors in accordance with the By-Laws of Ramsgate. Questions concerning these rules and regulations should be stated in writing, addressed to the Board of Directors of Ramsgate, and mailed to Knight Property Group, LLC.

Violation of the following rules is subject to fines of \$25/violation plus the cost of discarding any personal item(s) which constitute the violation*:

- Each condominium is allowed a few personal items within its limited common area such as outdoor furniture and potted plants; however, such outdoor furniture is limited to three pieces per condominium and must be kept against the building and out of the walkway. No indoor furniture or other indoor items may be kept outdoors. No more than two outdoor potted plants are allowed per unit.
- All other personal items are to be kept in the condominium.
- Bicycles are to be stored in the condominium. Bicycle riding on sidewalks is prohibited.
- Sidewalks, fences, railings, and stairways are to be kept clean and free of personal items.
- Absolutely no gas containers or gas-powered equipment of any kind are allowed in the common areas or limited common areas of the complex other than in the parking lots.
- Garbage and trash are to be placed immediately in the containers provided when brought outside the condominium door.
- Parking in the parking lots is only for private transportation vehicles which have valid license tags and are operable. Each condominium has its own numbered parking space and is to be used at the discretion of each condo's resident(s). Transportation vehicles must be parked in the spaces provided in the paved parking areas and are not to be parked or driven on the grass for any purpose or length of time. Parking is limited to vehicles belonging to residents of Ramsgate.
- Property-hauling vehicles, campers, boats, trailers and commercial vehicles are prohibited from parking at Ramsgate.
- Major repairs to vehicles must be made at a location other than the Ramsgate property.