

**CERTIFICATE OF AMENDED AND RESTATED
RULES AND REGULATIONS FOR**

OCEANIQUE OCEANFRONT CONDOMINIUM ASSOCIATION, INC.

The Declaration of Condominium of Oceanique Oceanfront Condominium was recorded in the public records of St. Lucie County, Florida, commencing at Official Record Book 2752, Page 1842. The By-Laws of Oceanique Oceanfront Condominium Association, Inc. (the "Association") were recorded as Exhibit "D" to the Declaration commencing at Official Record Book 2752, Page 1921. The Rules and Regulations of the Association were recorded as Schedule A to the By-Laws commencing at Official Record Book 2752, Page 1939, amended at Official Records Book 3816, Page 991 et seq.; amended at Official Records Book 4097, Page 414 et seq.; and re-recorded at Official Records Book 4106, Page 1633 et seq., Public Records of St. Lucie County, Florida. Pursuant to Article 13 of the By-Laws, the Rules and Regulations may be amended from time to time by the Board of Directors of the Association.

The Rules and Regulations were amended by the following Board Actions:

1. A Water Shutoff Rule was added by the Board by a Resolution adopted at a duly noticed Board meeting held on March 23, 2017.
2. The Rules and Regulations were amended and restated by the Board by a Resolution adopted at a duly noticed Board meeting held on May 23, 2018.

The adoption of the amendments appears within the minutes of the Association and are unrevoked.

All provisions of the Rules and Regulations for Oceanique Oceanfront Condominium Association, Inc. are herein confirmed and shall remain in full force and effect, except as specifically amended herein. A true and complete copy of the Rules and Regulations as amended is attached hereto.

IN WITNESS WHEREOF, the undersigned has caused these presents to be signed in its name by its President, its Secretary and its corporate seal affixed this 25th day of May, 2018.

WITNESSES:

[Signature]
Printed Name: Christopher Madsen

[Signature]
Printed Name: Carol Bond

[Signature]
Printed Name: Christopher Madsen

[Signature]
Printed Name: Carol Bond

OCEANIQUE OCEANFRONT
CONDOMINIUM ASSOCIATION, INC.

By: [Signature]
LINDA G. MANKO President

By: [Signature]
Joseph Hardy, Secretary

CORPORATE
SEAL



STATE OF FLORIDA
COUNTY OF ST. LUCIE

The foregoing instrument was acknowledged before me on May 25, 2018, by Linda G. Manko as President of Oceanique Oceanfront Condominium Association, Inc. [] who is personally known to me, or [] who has produced identification [Type of Identification: _____].

Notarial Seal

[Signature]
Notary Public
Printed Name: Julie Barrett
Commission Expires: 9/28/18

STATE OF FLORIDA
COUNTY OF ST. LUCIE

The foregoing instrument was acknowledged before me on May 25, 2018 by Joseph Hardy, as Secretary of Oceanique Oceanfront Condominium Association, Inc. [] who is personally known to me, or [] who has produced identification [Type of Identification: _____].

Notarial Seal

[Signature]
Notary Public
Printed Name: Julie Barrett
Commission Expires: 9/28/19

Rules and Regulations of the Oceanique Oceanfront Condominium Association, Inc.

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Rules and Regulations of the Oceanique Oceanfront Condominium Association, Inc.

Statement of Purpose:

These Rules and Regulations supplement those contained in the Declaration of Condominium for **OCEANIQUE OCEANFRONT CONDOMINIUM ASSOCIATION, INC.** They are applicable to all Owners, family members, tenants, guests, visitors, and employees who are anywhere on the Condominium Property. As defined here, a Contractor hired by the Owner to perform work in an Owner's unit or on the building roof to the Owner's unit air conditioning system is an employee of the Owner. A violation of these Rules and Regulations accrues to the unit Owner, and unit Owners are solely responsible for the actions of themselves and those they allow to enter the Condominium Property as visitors, through tenancy, or employment.

1. The Common Elements Shall not be Obstructed or Defaced:

The entranceways, passages, vestibules, lobbies, stairwells, halls and similar portions of the Common Elements shall be used only for ingress and egress to and from the Condominium Property and individual units. The Common Elements shall not be obstructed, littered, defaced, or misused in any manner.

2. Personal Property Shall be Stored in the Unit, Assigned Garage, or Storage Cage:

Personal property shall be stored only within the unit, the assigned garage or storage cage. Beach furniture may be neatly stored in front of under building garage spaces, if items do not impede using the space to park a vehicle or access to utility pipes.

3. Items Placed at Unit Entry Doors Restricted:

Small plants, a small table and two chairs or a small bench may be placed outside a unit entry door, if the items do not impede the catwalk and are no more than five feet from the unit entry door. Beach furniture and shoes shall not be placed at entry doors.

4. Limited Articles Allowed on Unit Balconies:

No articles except suitable furniture, plants and planters shall be placed on a unit balcony.

5. Articles Shall Not be Shaken or Hung from Balconies:

Rugs, beach towels, laundry or any other articles shall not be shaken or hung from windows, doors, balconies, or railings.

6. Garbage Shall be Placed Only in Building Trash Rooms:

Garbage and other refuse shall be placed only in building trash room dumpsters using tied bags. No glass items shall be thrown down the garbage chutes; no items shall be placed on the trash room floors; and boxes shall be broken down and placed in the recycling containers.

7. All Recyclables Must be Brought to Building Trash Rooms:

All recyclables must be placed in the appropriate containers in trash rooms. Plastic bags are NOT recyclable.

8. Association Employees Shall Not be Engaged by Residents:

Association employees shall not be engaged by residents for personal matters during business hours. The Board of Directors is solely responsible for directing and supervising Association employees.

9. Disturbing Noises Not Permitted:

No person shall make disturbing noises in any unit or Common Element location. This includes family members, guests, tenants, employees, agents, visitors, invitees, licensees and pets. No person shall play

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or permit to be played in a unit or the Common Elements, any musical instrument, phonograph, television, radio or the like in a way that disturbs or annoys other persons on the Condominium Property.

10. Interfering Electronic Equipment Not Permitted:

No radio, television or other electronic equipment is permitted in any unit, if it interferes with the television or radio reception of another unit.

11. Signs Not Permitted:

No signs, advertisements, notices or lettering shall be exhibited, displayed, inscribed, painted or affixed in, on or upon any part of the Common Elements or any part of a unit where it is visible outside the unit.

12. Exterior Alterations Not Permitted:

No awning, canopy, umbrella, shutter, air conditioning unit or other projection shall be attached to, hung, displayed or placed upon the outside walls, doors, balconies, windows, roof or other portions of the Building or on the Common Elements.

13. Displaying Flags Permitted on Holidays:

On Armed Forces Day, Memorial Day, Flag Day, Independence Day and Veterans Day, removable flags not larger than 4½ feet by 6 feet of the United States or official flags that represent the United States Army, Navy, Air Force, Marine Corps or Coast Guard may be displayed in a respectful manner but shall not hang below the balcony deck.

14. Hazardous Materials Not Permitted:

No flammable, combustible or explosive fluids, chemicals or other substances may be kept in any unit, enclosed parking space or storage cage except those normally used in small barbecues or for household purposes. The St. Lucie County Fire Code prohibits gas, charcoal or electric grills on unit balconies.

15. Owners Shall Designate a Responsible Contact Upon Owner's Absence:

A unit Owner who plans to be absent more than seven days must designate a responsible local firm or local individual to enter and care for the unit should the unit suffer damage from wind, water ingress or fire while the Owner is absent. The name and contact information of the designated firm or individual must be provided to the management company or the Board of Directors.

16. Glass Beverage Containers Not Permitted:

Glass beverage containers are not permitted on any outdoor Common Elements. This specifically includes the pool and spa area and anywhere inside the pool fencing. Glass bottles covered by insulating "cozies" are not permitted anywhere on the outdoor Common Elements.

17. Exterior Antennas Not Permitted:

Exterior antennas are not permitted on the Condominium Property. The contracted satellite TV provider is DirecTV and no other satellite providers shall install antennas or equipment on the roof or anywhere in the Common Elements.

18. Parents are Responsible for Children:

Children under the age of 18 are the direct responsibility of their parents or legal guardians, who must supervise them while they are within the Condominium Property. Full compliance with these Rules and Regulations and all other Association requirements apply to children. Playing is not permitted in any lobbies, hallways, stairways, elevators, and horseplay is not allowed in the pool and spa areas. Loud noises shall not be tolerated.

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19. Dogs and Cats Not Permitted Unattended in the Common Elements:

Dogs and household cats are not permitted unattended on any part of the Common Elements. Dogs and cats must be hand-carried or leashed when walking to or from a unit. Owners are required to cleanup after their dog or cat if it soils any part of the Condominium Property. This specifically includes the parking lots and any part of the grounds. Pet solid waste shall be bagged and deposited in the trash room dumpsters and NOT in the recycling containers. Only two dogs or cats are permitted in any unit household and each must weigh less than thirty (30) pounds.

20. Dogs and Cats Shall be Registered with the Association:

Dogs and cats shall be registered with the Association management company. Requirements to register are: (1) Provide a veterinarian's certificate of health and current vaccinations. (2) Proof of St. Lucie County pet registration (or registration from any Florida County or other US State). (3) A photo of the pet. Certifications must be submitted annually to the Management Company.

21. Enclosed Parking Spaces Shall be Used for Vehicles:

All enclosed parking spaces shall be kept neat and orderly. Items stored in the enclosed parking space shall be placed in a manner that allows a vehicle to be parked in the space. If a unit household has one or more vehicles on the Condominium Property, one vehicle must be parked in the enclosed parking space.

22. Solicitation Not Permitted:

No solicitation of any kind is permitted on the Condominium Property. This includes handouts, real estate signs or business cards. A bulletin board is available in the Community Room where residents may post items for sale or lease for no more than 30 days.

23. Open Houses Restricted:

Open Houses for any purpose, including but not limited to open houses to sell or rent Condominium Units, are allowed under the following conditions: Potential buyers/renters must be met at the front gate by the owner/realtor, and escorted to and from the unit by the owner/realtor. Under no circumstances shall any potential buyer/renter be given the gate code. No signs of any kind shall be posted on Condominium property including real estate signs and real estate agent business cards.

24. Units Shall be Used as a Residence Only:

Pursuant to Article 16, Section 16.1 of the Declaration of Condominium, each residential unit shall be used as a residence only.

The Oceanique Condominium property ("the Property") is zoned for residential use only, and the conduct of any commercial business anywhere on the Property is strictly prohibited. For purposes of the Declaration and these Rules, a "commercial business" is defined as an activity in which a person or entity is engaged in the delivery of goods, property, or services for the pecuniary benefit of the person or business entity dealing in those goods, property, or services. Examples of such prohibited activity include, but are not limited to, meeting or consulting with clients, including residents, anywhere on the Property; selling merchandise from a Unit that involves the receipt or shipment of goods; providing a service with or without immediate charge for the purpose of attracting future commercial business.

Exceptions. The following activities are exempt from this rule: 1) the Owner of an Oceanique condominium unit may engage in necessary business activity on the Property in connection with the sale of that Oceanique condominium unit, and 2) a unit Owner or resident is not precluded from doing

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business-related work in his/her home office located within that person's condominium unit so long as such business-related work does not include meeting clients/customers/business associates on the Property, or receiving shipments of goods at the Property.

25. Allowed Use of the Community Room:

The Community Room, located on the ground floor of Building B, may be reserved by unit Owners for their private use to conduct a social gathering. Tenants and unaccompanied unit Owner guests may not reserve the Community Room for any purpose. A completed application must be submitted to the management company at least 30 days prior to the desired date for such social gathering. The application must include the number of guests attending and the hours the Room will be reserved. A \$150 refundable security deposit is required to reserve the Community Room. A Community Room reservation does not include the pool and spa area, the tennis courts or the gym room. The Board of Directors is the sole authority that may approve or deny an application to reserve the Community Room. Non-resident guests of the sponsoring unit Owner are not permitted to use any other facilities on the property, including the swimming pool, spa, tennis courts or gym room. The sponsoring unit Owner is responsible for cleanup and for the cost to repair of any damages beyond the amount of the security deposit. The Community Room is available during the hours of 7:00am to 10:00pm only.

Unit Owners may reserve the Community Room for any day except for the following holidays: New Year's Day; Martin Luther King Day; Washington's Birthday/President's Day; Easter Sunday; Memorial Day; Independence Day; Labor Day; Columbus Day; Veterans Day; Thanksgiving Day; and Christmas Day. The Social Committee planned activities take precedence over other all other Community Room reservations.

26. Inquiries from Owners Shall be in Writing:

All inquiries from Owners concerning the business of the Association shall be made in writing, addressed to the Board of Directors and sent by certified mail to the management company. Within thirty (30) days after receipt of the written inquiry, the Board shall respond to the unit Owner's inquiry in writing, and the response shall either provide a substantive response to the inquiry, notify the inquirer that a legal opinion has been requested, or notify the inquirer that information has been sought from a governmental entity. If a legal opinion is sought or if information must be received from a governmental agency, then the Board shall respond to the inquiry in writing within sixty (60) days of receipt of the inquiry. The Association is obligated under this rule to respond to one written inquiry from each Owner within a given thirty (30) day period.

Definition of "Written Inquiry" – For purposes of this rule, a "written inquiry" shall be defined as a single question without subparts. Multiple questions or single questions with multiple subparts will be regarded as additional inquiries and responded to individually in subsequent thirty (30) day periods.

27. Attachments to Balcony Ceilings, Walls and Floors Restricted:

Balcony ceilings, walls and floors are particularly vulnerable to degradation from the ocean air, thereby causing significant and costly structural problems. Therefore, the following safeguards are hereby implemented:

- A. **Ceilings:** Installing fans, lighting or other fixtures to balcony ceilings are strictly prohibited.
- B. **Walls:** Except for the walls separating unit numbers ending in 2 and 3 or 5 and 6, in Building A, and 1 and 2, or 4 and 5, in Building B, penetration of the walls with small screws properly sealed to hang

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small and lightweight pictures or plaques is permitted. However, hanging large and heavy objects like televisions or audio equipment is strictly prohibited.

- C. **Floors:** Balcony floors may not be tiled, carpeted covered or altered in any way. Unit Owners who install such covering or alterations shall be required to remove them within sixty (60) days after written notice from the Association.

28. Mobile Services Restricted:

Mobile services are permitted on the property only in the area designated by the Board of Directors. The designated area for mobile services is located on the northwest side of Building C (the building on which the tennis courts are located), that is denoted by appropriate signage. The term "mobile services" refers to services performed by outside companies at the request of an individual Owner and includes, but is not limited to, automobile detailing and pet grooming/medical checkup services. Except for checking and adding air to tires and refilling windshield washer fluid, other work on automobiles such as engine repairs, maintenance and bodywork (including painting), is strictly prohibited anywhere on the property.

29. Hurricane and Storm Preparations Mandatory:

Hurricane season is June 1st to November 30th each year. However, violent thunderstorms and gusting winds can occur anytime during the year. To ensure the safety of persons and property, the following requirements are in force year-round:

- A. When leaving a unit unoccupied for longer than 72 hours (24 hours in hurricane season), the Owner **MUST** properly secure all shutters, remove all items from balconies, and remove all items from outside the unit entry door (including furniture, potted plants, door mats, and items hanging on doors and walls). Additionally, you must advise the management company or the Association Board of Directors that you will be absent for more than 72 hours (24 hours in hurricane season.)
- B. For Owners who are present during hurricane season (June 1st to November 30th), the measures described in **Paragraph A** **MUST** be complete no later than 12 hours after a hurricane or tropical storm watch is issued for our geographical area.
- C. Building A North and South Elevators and Building B North Elevator shall remain operational until eight hours after a hurricane or tropical storm warning is issued. These elevators are not powered by the emergency generator and an approaching storm could knock out electrical power leaving occupants trapped in the elevator. Building A Center Elevator and Building B South Elevator shall remain operational until four hours after an evacuation order is issued by St. Lucie County authorities. All Owners are expected to obey all evacuation orders from state and county authorities, and they assume all risks by their failure to do so.
- D. Time permitting, Owners who do not comply with **Paragraphs A and B** of this rule will be given 15 days written notice to fully comply with all provisions. If an Owner has not fully complied after receiving such notice, then such Owner will be deemed to have permitted a representative of the Association, including an employee of the management company, to enter the unit to ensure compliance. Items left outside the entry door will be placed in the trash rooms. The unit Owner will be responsible for any expenses to effect compliance with this rule.
- E. In an approaching storm, there may not be sufficient time to provide an Owner with 15 days' notice to become compliant. In such case, or in the case of an unforeseen emergency, the Association reserves the right to effect compliance on short or no notice to an Owner.
- F. It is the Owner's responsibility to ensure that tenants, guests and employees comply with this rule.

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30. Oversized Trucks Prohibited:

Except for emergency vehicles, refuse collection trucks, and three axle furniture delivery trucks, vehicles that are rated by the U.S. Department of Transportation as Class 7 or 8 (defined as vehicles having a Gross Vehicle Weight Rating of more than 26,000 pounds), may not enter the property for any reason. Examples of such Class 7 or 8 vehicles are 18-wheel tractor trailers, dump trucks, cement trucks and buses. Any such vehicles in this category must load or unload the contents of their vehicles at curbside on Highway A1A.

31. Unit Water Shutoff Required:

There is a much higher incidence of water heater failure or other plumbing problems caused by idle plumbing when Owners are away from their units for extended periods. In order to prevent such problems, which can easily affect Owners in contiguous units or in units in line below the affected unit, Owners, renters and guests whose units will be left without an occupant for more than 24 hours, must turn off the water valve controlling water entering the Owner's unit and the circuit breakers to the hot water heater and the instant hot water dispenser. Since Owners are responsible for the acts and omissions of themselves, their tenants, guests and employees, failure to abide by this rule will constitute presumed negligence on the part of the Owner.

32. Vehicles Parked on Condominium Property Shall be Registered:

Vehicles parked on the grounds overnight shall display either an Oceanique Parking Decal or a fully completed Guest Pass on the dashboard. Decals shall be placed on the lower right corner of the rear windshield if clearly visible from the outside to a casual observer. Otherwise, decals shall be placed on the lower left corner of the front windshield. This policy applies to renters and owners. Vehicles not properly identified will be towed at vehicle owner's sole expense. You will be warned one time with a note on the driver's side window that the vehicle will be towed within 24 hours if the decal or guest pass is not displayed. There will be only one warning. The areas under the building porticos marked as Tow Away Zones are for emergency vehicle access. The towing company will be called if any vehicle is left unattended for more than 15 minutes. Parking is permitted in white line marked spaces only. There are additional parking spaces to the west and north of Building B. The towing company name and telephone number to retrieve your vehicle is posted on a sign at the south side of the entrance driveway. Once a vehicle is towed, it is the vehicle owner's responsibility to contact the towing company and arrange for release of the vehicle. The Association has no control or responsibility to intervene or assist vehicle owners of a towed vehicle.

33. Smoking on the Condominium Property Prohibited:

Except within the boundaries of an individual unit, smoking and vaping is prohibited anywhere on the Condominium Property. This includes the parking lots, under the porticos, the pool and spa area, the Community Room, the Gym Room and unit balconies. Emissions from tobacco or vaping devices that is noticeable outside a unit boundary is a Nuisance as defined in Declarations Paragraph 6.5.

34. Using the Pool and Spa:

The pool and spa rules are clearly posted on the east facing wall of Building B. Pool and spa hours are 7:00am to 10:00pm. During peak times (weekends, holidays and anytime the pool area is crowded) spa use is limited to 30 minutes to allow others the opportunity to use the spa. No toys of any kind are permitted in or around the spa. No floats, rafts, boards or any large objects are permitted in the pool. Swim noodles and swim aides are acceptable if held at all times. Children 16 years of age and under must

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be supervised by an adult physically present in the pool area. The complete text of the posted rules is not repeated here but carry the same force and effect as if they were.

35. Access to Units and Garages is Required:

Florida Statute 718.111 (5) is explicit and absolute that Condominium Associations have the irrevocable right to access units and garages with reasonable notice and at reasonable hours as necessary to prevent damage to the common elements or units. The annual fire suppression and alarm systems inspections are mandated by St. Lucie County and access to units is required to conduct the inspection. The inspections are conducted per National Fire Protection Association standards (NFPA 25 and 72). The annual fire systems inspections are announced in advance and the fire inspector will enter each unit escorted by a management company employee. When a unit cannot be inspected because the Association does not have a key or code to enter the unit, a violation occurs as defined in these Rules and fines shall be levied as provided herein for each day the unit cannot be entered to conduct the fire inspection up to the maximum allowed. If the unit cannot be accessed in subsequent years for the annual fire inspection, a new violation occurs for each year access is denied. Painting any part of a sprinkler head, removing or tampering with the unit fire alarm speakers is a violation, and in addition to fines allowed by these Rules, the Owner shall pay all costs to replace unit sprinkler heads and repairing the in-unit alarm system speakers.

36. Owners Are Required to Make Repairs:

Unit Owners are required to immediately repair any item in their unit or the unit air conditioning compressors located on the roof, if a malfunction is a danger to personal safety or likely to damage the Common Elements or another unit property. Immediate repairs of unit water leaks, electrical wiring or the attaching hardware and strapping of a unit roof mounted air conditioning compressor are required. If the unit Owner fails to make such repairs upon notification that repairs are needed, the Association shall make the repairs and charge the unit Owner for the cost of repair including all labor and materials.

37. Compliance with Rules is Mandatory:

Every unit Owner and occupant shall comply with these rules and regulations as set forth herein and the provisions of the Association Declarations and By-Laws. These Rules and Regulations are filed with the St. Lucie County Clerk making them available every Owner, family member, tenant, guest, employee and the general public. They will be amended from time-to-time as needed to protect property and personal safety. Failure of an Owner or occupant to comply shall be grounds for legal actions which may include, without limitation, an action to recover sums due for damages an action for injunctive relief, and any combination of such actions including those described in **Paragraph 38**.

38. Fines May Be Levied for Non-Compliance:

In addition to all other remedies, in the sole discretion of the Association Board of Directors the following actions may be used against Owners who violate these Rules and Regulations. Failure to comply with any provision of the Association Declarations or the Bylaws is a violation of these Rules. A violation accrues to the unit Owner for acts committed by the Owner's, family, guests, tenants or employees. As defined here, a Contractor hired by the Owner to perform work in an Owner's unit or on the building roof to the Owner's unit air conditioning system is an employee of the Owner. Unit Owners are solely responsible for the actions of themselves and those they allow to enter the Condominium Property as visitors, through tenancy or employment. The following procedures shall be used when violations occur:

Rules and Regulations of the Oceanique Oceanfront Condominium Association, Inc.

- A. **Fines:** A fine not exceeding \$100.00 per violation may be levied. Fines may be levied for each day of a continuing violation with a single notice and opportunity for hearing, provided no such fine shall exceed \$1,000.00 in the aggregate.
- B. **Suspension:** The Association may suspend, for a reasonable period of time, the right of a unit Owner, or a unit Owner's tenant, guest, or invitee, to use the Common Elements, common facilities, or any other association property, pursuant to Florida Statute, specifically Section 718.303. Such suspension specifically includes the Community Room, the pool and spa area, the tennis courts, the Gym Room and the Billiards Room. This paragraph does not apply to limited common elements intended to be used only by that unit; Common Elements needed to access the unit; utility services provided to the unit; parking spaces; or elevators.
- C. **Notice:** The Association shall notify the Owner of a violation in writing. Unless the violation is especially egregious, the first violation notice will be a warning. If the Owner respectfully responds within 14 calendar days and corrects the violation, the matter will be considered resolved and closed. If the Owner does not respond within 14 calendar days; or if the violation continues beyond 14 calendar days; or reoccurs within 90 days of the warning notice, a second written notice shall state that the Owner will be fined as described in **Paragraph A** or Owner's rights to use Condominium facilities shall be suspended as described in **Paragraph B**. The second notice will describe the date, time and location of the next Appeals Committee meeting. The Appeals Committee meeting shall be scheduled at least 14 days after the second notice to Owner is tendered.
- D. **Members of the Appeals Committee:** The Appeals Committee shall consist of three (3) unit Owners, who are not members of the Board of Directors or the Board of Directors household. The Board of Directors shall select Appeals Committee members for a specific appeals meeting from a list of volunteers who have previously agreed to serve. The Appeals Committee volunteers' identity shall be known only to the Board of Directors until a meeting is convened to hear specific fining or suspension appeals.
- E. **Hearing:** The violation shall be presented at the scheduled Appeals Committee meeting. The Owner may present reasons why the fine or suspension should not be levied. A written Committee decision shall be submitted to the Owner not later than seven (7) days after the meeting. If the Committee does not agree with the fine or suspension, then the fine or suspension may not be levied. If the Committee agrees with the fine or suspension, then the unit Owner shall pay the levied fine within five (5) days after the written Committee decision is mailed to the unit Owner.
- F. **Failure to Respond:** A violation Notice that specifies the Owner will be fined as described in **Paragraph A** or Owner's rights to use Condominium facilities will be suspended as described in **Paragraph B**. shall state that the Owner has 14 calendar days to respond with intention to appeal the violation. If no response is received in 14 calendar days, the Owner forfeits the right to appeal the fine or suspension and the fine or suspension shall be levied without an Appeals Committee meeting.
- G. **Application of Fines:** All monies received from fines shall be allocated as directed by the Board of Directors.
- H. **Delinquent Payments:** If a unit Owner is more than 90 days delinquent in paying a fee, fine, or other monetary obligation due to the Association, the Association may suspend the right of the unit Owner or the unit's occupant, licensee, or invitee to use common elements, common facilities, or any other association property until the fee, fine, or other monetary obligation is paid in full. This subsection does not apply to limited common elements intended to be used only by that unit, common elements needed to access the unit, utility services provided to the unit, parking spaces, or elevators. The notice

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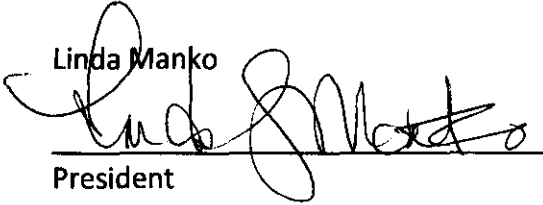
and hearing requirements under **Paragraph C** do not apply to suspensions imposed under this subsection.

- I. **Non-Exclusive Remedy:** These fines shall be construed to be non-exclusive and shall exist in addition to all other rights and remedies to which the Association may be otherwise legally entitled; however, any fine paid by the offending Owner shall be deducted from or offset against any damage which the Association may otherwise be entitled to recover by law from such Owner.

39. Approvals:

Approved at the meeting of the OCEANIQUE OCEANFRONT CONDOMINIUM ASSOCIATION, INC. Board of Directors May 23rd, 2018 by:

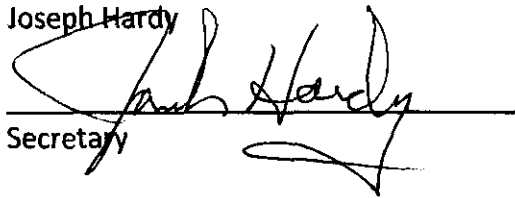
Linda Manko



A handwritten signature in black ink, appearing to read 'Linda Manko', written over a horizontal line.

President

Joseph Hardy



A handwritten signature in black ink, appearing to read 'Joseph Hardy', written over a horizontal line.

Secretary