

Common areas

Fire Exit Safety:

Lobbies, entryways, garage walkways and stairwells must be kept clear of obstructions to allow safe and expedient exit from the building or garage in the event of an emergency.

Lobbies and Elevator Safety:

Persons should not enter lobbies or elevators with wet and dripping swimwear/clothing. Should this inadvertently happen, the floors should be wiped dry as soon as possible to prevent a slipping hazard.

Garbage disposal

Trash must be bagged/wrapped and placed in receptacles in the garage trash room.

Pick-up of general trash is on TUESDAY mornings.

Trash should be bagged before throwing in the Common Dumpster.

Pick-up of recyclables is on THURSDAY mornings.

Large cardboard boxes should be broken down before being placed in RECYCLE containers.

Discarded furniture may not be placed curbside outside of the building.

Pool area/yard

No glass is allowed in the pool/yard.

Children under 12 should not be left unattended.

No charcoal/propane grills are allowed in the pool area or on lanais.

Personal items are not allowed to be stored overnight around the pool/yard.

No pets/animals are allowed in the pool/yard. In addition, per Condo declaration: *"Pets may not be kept overnight in any Common Element or Limited Common Element."*

Balconies

No signage, banners, towels, laundry, draperies or screens/shades may be hung from balcony railings.

Parking/Garage

No vehicle shall be parked in the garage or driveway in such a manner as to impede ready access in-and-out of the garage, or which impedes the ingress/egress of other unit owners' vehicles from their parking spaces.

Two parking spaces are assigned to each Unit in the garage. Three visitor spots are outside (one Handicapped), which operate on a first-come, first-served basis for guests and repair persons. No Unit owner is allowed to dominate possession/use of a guest parking spot.

Boats, trailers, motor homes, commercial trucks are not allowed to be stored on the Association property. No unregistered or inoperable vehicles shall be moved onto or kept on Association property.

Security

Mariners Palm Harbor is a secure building, as such all building access and garage entrance doors must be kept locked at all times.

Dock Safety

Absolutely no swimming is allowed in the Canal from the docks or seawall of Mariners Palm Harbor property.

Use of individual docks is for owners in residence only.

Overnight dockage of visitors is not permitted.

No live-a-board vessels shall be moored at Mariners Palm Harbor.

Unoccupied Units

The MAIN WATER VALVE IN EACH UNIT MUST BE TURNED OFF if that Unit is unoccupied for an extended period time.

Turn off main water valve

