



POINTE MANAGEMENT GROUP, INC.

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Important Information

Boca Greens Community Do's & Don'ts

• **ACCESS CONTROL**

- You must call the voicemail, 487-3116, when you have guests or vendors coming to visit you that are not on your permanent list.
- No one will be allowed to enter Boca Greens unless they have permission from a resident.
- To speak to a guard directly call the guardhouse at 487-4901.
- All guests/vendors are required to show photo ID.
- Transponders are available for purchase to be able to access the community through the electronic gates. Transponder forms are available at the guardhouse & on the website: www.bocagreens.org

• **HOA DUES**

- Your quarterly payments are due on January 1, April 1, July 1 and Oct 1.
- After 30 days your account will be charged interest at 18% annum + a late fee not to exceed \$25.00 monthly.

• **PETS**

- Pets must be on a leash at all times while outside.
- Owners must pick up after their pets.
- Only for 2 dogs or 2 cats or 1 of each is allowed.

• **PROPERTY CARE**

- Owners are responsible for the upkeep of their property & home. You are also responsible for the upkeep & care of adjoining common property including sidewalks, swales, landscaped areas and driveways, that surround a lot, extending down to the paved right-of-way, and in the rear of the lot, down to the lakes or golf course.
- All exterior changes to your property must be approved first by the ACC Committee. The applications are available at the guardhouse or on the website: www.bocagreens.org
- All garbage cans & recycling bins must be stored out of view.

- Garbage/trash may not be put curbside until the afternoon on Monday & Thursday evenings.
 - The only signs allowed on your property are one security sticker and one handicapped sticker affixed only to a window and not to exceed three inches by five inches.
 - Hurricane Shutters / storm protection may be installed up to 10 days before an impending hurricane and must be removed no later than 10 days after the hurricane has passed.
 - Hedges or foliage that surround the FPL transformer boxes must be kept at a height of 3 feet. No hedges or foliage are permitted in front of the boxes.
 - Houses on Cherry Hill Terrace carry a deed restriction that states the exterior must remain pink.
- **PROPERTY USE**
 - No business activity is allowed from your home.
 - New owners must file an application and be interviewed prior to acceptance to the community. A new owner must wait 1 year before renting their house.
 - House may only be rented for once in a 12-month period. A proper application & copy of the lease must be provided to the Association prior to a tenant moving in. All renters must go through the interview process and proper documentation given to them at the interview in order to access the community.
 - No room rentals or subletting are allowed.
- **VEHICLES & PARKING**
 - Prohibited vehicles in community include: commercial vehicle, pickup trucks, trailers, boats, RV's, and campers; unless they are parked in your garage with the door closed. These vehicles cannot be visible in the community overnight. These vehicles are subject to towing and/or a fine of \$25.00 per occurrence.
 - Parking is allowed on the street from 7 AM-midnight. January – June you must park on the even side of the street. July – December you must park on the odd side of the street. Do not park on the grass at anytime.
 - No vehicles are allowed to park on the street from midnight to 7 AM. If the rover patrol places a warning sticker on your car, it will be logged and the next time it is parked on the street it will be towed at the owner's expense. Overnight parking is only allowed if you get an overnight pass from the guardhouse and place it on the dashboard of the car.
- **VIOLATIONS**
 - If you receive a letter for a violation you have 30 days to correct it. After 30 days an inspection is done. If the violation still remains you will be sent a letter to appear at a fines committee meeting. This still gives you an additional 14 days to correct the violation prior to that meeting. If you cannot correct the violation within the time period you must attend that meeting and ask for an extension. Failure to do so may result in an initial fine of \$50.00, a 10-day automatic extension and then a daily fine of \$50.00 per day up to the maximum of \$1,000.00 if the violation is not corrected.