

CARIBBEAN PALMS CORPORATION DEVELOPMENT PLAN



A project of Caribbean Palms Corporation. Established in Honduras in 2023.

Mission Statement:

Our mission is to build a luxury condo complex according to design set forth in Caribbean Palms planning document and outlined by the Covenants, Declarations, and By-Laws to be upheld by Board of Directors consisting of resident owners.

Our Vision:

We envision a neighborhood that is considered a desirable place to live by residents and non-residents alike. We encourage and support an association of neighbors who voluntarily work together to increase property values and promote the spirit of respect.

Our Values:

In fulfilling our mission and achieving our vision we value honesty, fairness, integrity, common sense, participation, respect, cooperation, and sense of community.

Description & Location:

Caribbean Palms is approximately 1 ½ acres located at Calabash Bright, Santos Guardiola, Roatan, Honduras.

Phase One

Buildings: Will consist of one building, 3 stories and six units. First floor will have 3 units, (# 101, #102 & #103) second floor two units (#201, #202, & #203) and top floor one unit #301. Each unit will have a water view. An elevator to reach floors two and three will be included

Appliances:

Each unit will be provided with an electric stove, refrigerator, dishwasher, washer & dryer.

Parking:

Each unit will be assigned one parking. Guests/visitor parking will be in designated area

Barbeques:

Barbeques are allowed in designated area.

Amenities included

Water/Boat Access:

Each unit will have docking space available to accommodate boats up to a maximum of 24 feet. Any slips not occupied by owners may be rented by the HOA and funds will go into general HOA account. All owners and their guests will have access to boat docks if available for up to 2 hours.

Swimming Pool:

All units will be afforded use of swimming pool to be maintained by HOA. In addition, Unit #301 will have its own private pool.

Pets:

Approval required by the HOA or Declarant for all pets on premises. Rules in place for keeping animals leashed and picking up after them.

Phase Two

In addition, there may be a maximum of 3 villa built on the lower section of the development. Structures will be no higher than two stories with a maximum of 1400 square feet. The Declarant shall have the option of including a pool.