



**Eastfield Slopes Condominium Association**  
**805 E Bloomingdale Ave, Ste 772, Brandon, FL 33511**  
**813-675-7679**  
**eastfieldslopes@gmail.com**

## **RULES & REGULATIONS**

Listed below are a number of pertinent restrictions that are set forth by the Eastfield Slopes Condominium Association. Compliance with these restrictions will enable all residents of Eastfield Slopes to enjoy living in a pleasant, attractive, and peaceful environment.

1. All condominium units shall be and remain of like exterior design, shape, color and appearance originally constructed.
2. Occupants of condominium units shall not suffer, permit or maintain in or on their premises noises or obnoxious odors or any activity which would constitute a nuisance to neighboring units.
3. The keeping of pets shall be subject to the following:
  - Permission for a pet must be obtained by the owner of the unit.
  - Pets shall be under 20 pounds and a maximum of 16 inch shoulder height at full maturity.
  - Pets shall be duly licensed and have appropriate shots as required by Hillsborough County.
  - Pets shall be walked by handheld leash at all times in the designated pet walk area located at the end of Eastfield Rd. across from the pond.
  - Pet owner shall be responsible for cleaning up any droppings made by pet.
  - No staking of pets allowed.
  - Pit Bulls are not permitted.
4. No unit occupant shall park on the premises any trailers, campers, boats, or trucks. Standard trucks are acceptable.
5. Parking on the grass or in the flower beds is prohibited. Violators will be towed off the premises.
6. Garbage cans, trash bags and like will not be placed in front of the units for collection prior to day of collection. Garbage may be contained in tied plastic bags or cans with lids only. All garbage cans must be returned to rear of units after collection has been completed.
7. No wire, TV antennas, air conditioners, aerials or structures of any sort shall be erected, constructed or maintained on the exterior of the buildings or on the common areas. This includes swimming pools. No items of any sort shall be stored outside of the unit.
8. Each condominium unit shall be used exclusively as a single-family residential dwelling and no business or trade shall be permitted to be conducted therein or thereon.
9. No clothes lines, hangers, or drying facilities shall be permitted or maintained on the exterior unit or in or on any part of common area. No clothes, rugs, drapes, spreads or household articles or goods of any sort shall be dried, aired, beaten, cleaned, or dusted by hanging or extending them from any door or window.
10. No machine or apparatus of any sort shall be used or maintained in any unit which causes interference with radio or television reception in any other units.
11. Playing or walking through the flower beds is not permitted. Violators will be liable for any damage to the plants, etc.



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12. Playing ball of any type or playing frisbee is not allowed around any unit.
13. Children should be supervised all times when outside the unit.
14. Individuals responsible for damage to sprinkler heads, pipes, etc will be liable for that damage.
15. Resident parking will be limited to (2) parking spaces provided in front of each unit. Visitor parking is provided on each street.
16. Vehicle repairs are limited to emergency situations only. Engine repairs, oil changes, brakes, and major repairs, etc. must be performed off the premises. Vehicles must be permanently licensed.
17. Storage of items on roofs of all buildings is not permitted. Only authorized personnel are on roofs of any building.
18. Only residents and their guests are permitted the use of the swimming pool and tennis court facilities. No one under age 18 is allowed to use the pool unless accompanied by a resident. No "glass" or "animals" are allowed in the pool area.
19. Satellite dish installation must be pre-approved by the board.
20. Barbecue grills may not be stored outside of unit in common area.

### **POOL RULES**

1. Owner/Residents Only (pool keys are issued to owners only. If you rent from an owner, the key must be obtained from owner.)
2. No one under 18 years allowed unless accompanied by a resident adult.
3. Only two (2) guests per unit per visit.
4. No plug-in electrical devices.
5. No Glass
6. No Animals
7. No running or jumping
8. No diving in shallow end of pool
9. No Horse-Play
10. No Nude or Partial Nude bathing
11. Shower before entering the pool
12. No loud or disorderly conduct
13. No alcoholic beverages
14. No cannonballs