

Updated 7/2026

Dear Unit Owner,

In an effort to live peacefully together, please read and familiarize yourself with the following expectations, so we are "all on the same page".

Afterward, please sign and return the confirmation page to the president, Stephanie Morrison, 427 Wellington G West Palm Beach Florida, 33417.

Please keep this handy for frequent reference, and return to the Board when you move.

Thank You,
Your Wellington G Board

Please Do Not Discard.

United Civic Organization Inc.

2102 West Drive, West Palm Beach, Fl. 33417

Phone: 561-683-9189 Fax: 561-683-9904

Office Hours:

Monday – Thursday 9 AM to 12 PM

Friday 12 Noon to 3 PM

Investigation Desk and Bar Code Desk

Monday - Thursday 9 AM to 11:30 AM

Friday 12 Noon to 2:30 PM

UCO REPORTER

2102 West Drive (UCO Office) 561-683-9189

Ruth Dreiss, Editor-in-Chief - Ext. 172

Fausto Fabbro, Business Manager - Ext. 104

(phone for appointment)

IMPORTANT PHONE NUMBERS

(ALL PHONE NUMBERS ARE FOR AREA CODE 561)

Visitors Call-in System.....689-1759

Okeechobee gate.....689-0432

Emergency phone to:

Security - Haverhill gate..... 686-0961

WPRF Staff Office.....640-3120

Florida Power & Light... ..697-8000

P.B. County Water Dept.....740-4600

WELCOME TO WELLINGTON G

Pets Are prohibited in Wellington G

ID Cards You get this after you close and take all your pertinent papers to the Clubhouse.

Make sure you have the card with you at all times.

GUEST PASSES

Gate passes, these may be used if you have frequent visitors who drive in, and may be bought at UCO office.

Anyone staying with you for over 30 days must be investigated which consists of a criminal background check.

You, the owner, must be physically in your unit if someone is staying with you.

PAYMENTS

You will receive 2 sets of coupons. The WPRF ones are to be dropped off at the clubhouse the first of the month or mailed. WPRF now has a direct payment program. Curtisy or the previous owner will give you a set of maintenance coupons. Payments must be mailed or arrange to have your bank do the electronic payment.

WELLINGTON FEDERATION

Twelve buildings comprise the Wellington Federation, A-M no I. Each building makes its own rules. Meetings are held the first Wednesday of each month from October thru May at

the west pool. All are invited. Wellington G Association meets 4 x year plus 2 mandatory meetings. Watch bulletin board for dates. They are open to all and are posted near the elevator.

PARKING LOT *Speed Limit: 10 mph*

Leaking oil or structural damage caused by any vehicle parked in the lot is the responsibility of the condo owner to repair and restore it to its original condition.

Park the front of your auto head in. Do NOT back in.

Boats, trailers, motor homes and any commercial vehicles are prohibited.

You must park in your assigned spot. A second car may park in guest spot.

BULLETIN BOARDS

There are 2 bulletin boards on the first floor. FACING THE ELEVATOR there is a board specifically for news of the building. As you exit elevator on right is for anything else of interest. Please check periodically.

PERMITS

A permit is the law and is *required* for any electrical, plumbing or renovations performed on a unit.

First you must come before the board with a diagram of what's to be done.

Then you may call West Palm Beach Permit Dept. at 561 805 6700 for permit application and information.

TRANSPONDERS

To get a transponder for your car, go to UCO with all your auto owner documents along with your ID. They will install the transponder, allowing you to enter in the express lane.

AMBULANCE SERVICE

If need be, call 9 11 for emergency service. The paramedics come first and will take you to the nearest hospital if they deem it necessary. AMR is contracted by Century Village and you pay nothing for transportation.

590/59 1/592

These are the TV channels that tell you all about whats going on in the village: clubs meetings times of shows and movies.

You must clean the lint trap after each dryer use.

A key to the laundry room should be given to you by the seller of the apartment.

Keep the room clean, locked and entrance door closed at all times.

Cost of machines are paid by building.

STORAGE ROOM

There is a storage cage at the rear of the laundry room designated for your apartment, which you should keep locked. There must be 2 feet clearance from the ceiling.(24 inches)

Nothing flammable may be kept in the storage or anywhere else on the premises.

Only your items may be stored in the assigned cage.

Bikes may be left in storage room. Nothing else may be left here.

There is also a luggage cage. Each owner is allowed 2 pieces of luggage.

GARBAGE DISPOSAL

Put ^{food}garbage in double plastic bags, seal and throw down chute. Boxes must be folded!

There are YELLOW and BLUE recycle bins positioned in the parking lot. YELLOW is for boxes, newspapers, advertising pullouts, no papers with paste or staples. The BLUE is for aluminum products, and glass and plastic jars.

No tin cans should be put in either container.

All items that are being replaced (appliances, carpeting, tiles, etc.) must be removed from the premises and properly disposed of by the provider or vendor or condo owner.

Large items may be put out near garage door not until Thursday for pick up on Friday.

KEYS

You should get all keys from previous owner for front door, laundry room, storage bin and luggage room.

A key to the front door must be given to a board member who will keep it under lock in a lock box under special code. It is used for emergency only.

DOORMATS

Absolutely no doormats or anything else may be on the catwalk. This includes plants, chairs or drying or displaying anything on railings.

WATER HEATERS

Tankless water heaters are illegal in Century Village.

Tank water heaters have a life span of about 6-8 years. Check the age of yours otherwise you could be flooded.

UNDERLYING

If any floors are replaced with any other flooring in any unit from second floor up there needs to be a sound proof barrier under the new flooring.

WELLINGTON POOLS

Two Wellington pools are for residents and their guests.

The west pool is the one on the roadway and is heated. The east pool is behind it and is not heated. You may use all other pools in village.

There are saunas and showers as well as bathrooms at each pool.

No food or drink around the pool area, food may be enjoyed under the pavillion.

No glass containers.

SECURITY GATE

All guests and workers must be called in at 56 1 -689-1759.....make sure they have your address and picture ID.

We are now cell phone applicable,register it at UCO.

If you are expecting a large delivery,you must be there to accept it. You cannot block the catwalk.

TRASH

Items not recyclable must be put in dumpster.

If it is too large for trash chute, push the button on the side of the dumpster room and place in by hand.

Welcome to Wellington G, Century Village Florida
33417

As a new occupant, we are providing you with a brief summary of our requirements.

It is our desire to maintain an optimum building, consistent with building codes, and our by-laws, to provide rules and regulations to the prospective buyer. (by-laws to be provided by the owner of unit)

No guests or family may stay in a unit without an owner being present.

In addition, prior to commencement of construction, Modernization, structural change, replacement of windows or doors, you must first bring your plans to the board for approval. You may then seek permits from the Palm beach county code enforcement. If you skip this step there will be a stop work order placed on your unit.

I have read this and will adhere to these association rules!

print name

sign

unit #

date