

WELCOME TO WELLINGTON G

PETS Are prohibited in Wellington G

ID CARD

You get this when you close and take all your pertinent papers to the Clubhouse.

Make sure the card is with you at all times.

GUEST PASSES

Gate passes (these may be used if you have frequent visitors who drive into the Village) are purchased at the UCO office.

Anyone staying with you for over 30 days must go through investigation proceedings which consists of a criminal background check.

PAYMENTS

You will receive two sets of coupons.

The WPRF coupons are to be dropped off at the Clubhouse by the first of the month or mailed to them. WPRF now has a direct payment program.

Seacrest or the previous owner will give you a set of maintenance coupons. Payments must be mailed or arrange to have your bank or Seacrest process the electronic payment.

WELLINGTON FEDERATION

Federation meetings are held the first Wednesday of each month, from October through May, at the west pool. All are invited.

POOLS

Two Wellington pools are for residents and their out of town guests. No one living in Century Village, outside of Wellington, may use either pool. The west pool is the one on the roadway and is heated. The east pool is behind the west pool and is not heated.

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

SECURITY GATE

All guests and workmen must be called in at 561-689-1759. Make sure they have your address and their photo ID.

We are now cell phone applicable.

UCO (United Civic Organization)

UCO meetings take place on the first Friday of each month all year in the auditorium of the Clubhouse. All are welcome. Delegates to UCO are the President and another designated person on the building Board. (Depending on the size of the building there may be two Delegates.

PUBLICATIONS

The *UCO Reporter* is published once a month. It's important to read this publication as it brings you all the news of what's going on in the Village as well as lists of classes, movies and plays, clubs and the bus schedule.

The Advocate is delivered to your door monthly. Advertisements and club meetings.

Condominium News may be picked up at the Clubhouse.

The Jewish Weekly may be picked up each Wednesday. (Discount coupons for local restaurants are a major come-on.)

GARBAGE DISPOSAL

Put garbage in a plastic bag, seal and throw down chute.

There are yellow and blue recycle bins positioned in the parking lot.

Yellow is for newspapers, advertising pullouts, but no papers with paste or staples. 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, tile, etc.) must be removed from the premises and properly disposed of by the provider or vendor or condo owner.

EXTERMINATOR

Anytime you see any insect in your apartment call our exterminator.

KEYS

You should get keys from the previous owner for apartment door, laundry room, mailbox, storage bin and luggage bin.

A key to your front door must be given to a Board member who keeps it under lock and key with a special code in a locked room. It is used in case of emergency only.

AMENDMENTS AND BY-LAWS

You should get a copy of the Amendments and By-Laws from the previous owner. The building does not supply them. Should you lose them, the cost for replacement is \$75.00.

MOVING INTO THE BUILDING

Mats are to be placed on walls of the elevator as well as the floor. They are located in the first floor laundry room which is located nearest to the entrance to Wellington G. It is incumbent upon you to make sure the movers leave the premises clean. All papers, scratches, scuff marks must be taken care of either by the movers or the new owner. Cartons and boxes should be cut up and placed in the recycle bin.

RENTALS

No rentals are allowed.

WASHING MACHINES

There is a laundry room on each side of each floor. After the dryer cycle is finished, the lint trap must be cleaned. Please no smoking in the laundry rooms. A key to the laundry room should be given to you by the seller of the apartment. The posted signs there are helpful and should be adhered to. Keep the room clean and the machine entrance door closed at all times. Cost for use of the machines is prepaid in your maintenance. No coins or cards are used.

STORAGE ROOMS

There is a storage room with a bin designated for your apartment which you should keep locked. There must be two feet (24") clearance from the ceiling down. Nothing may be stored within those two feet. No flammables may be kept in the storage room or anyplace else on the premises. Nothing other than bikes may be stored in the storage area. There is also a luggage room.

ELEVATOR

Please note that in the case of an emergency there is a telephone hook-up at the bottom of the panel just under the floor indicator buttons.

DOORMATS

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

INSURANCE

You should have insurance for your dwelling.

BUILDING BOARD MEETINGS

Building Board meetings are open to all and are posted by the elevator.

PARKING LOT

Leaking oil or structural damage caused by any vehicle parked in the owner's spot with the owner's permission is the responsibility of the condo owner to repair and restore to original condition. Park with the front of your auto head in. Boats, trailers, motor homes and any commercial vehicles are prohibited to park in our parking lot.

BULLETIN BOARDS

There are two bulletin boards on the first floor. Facing the elevator on the right there is a board specifically for news of the building. The board to the left of the elevator is for anything else that may be of interest. Please be sure to check the boards periodically.

PERMITS

You must come to the Board before applying for your permit. A permit is the law and is required for any type of electrical, plumbing, flooring or renovations performed on a unit.

TRANSPONDERS

To get a transponder for your car, go to UCO with your entire auto and owner's documents along with your Century Village ID card. They will install the transponder allowing you to enter the Village in the express lane.

AMBULANCE SERVICE

If need be, call 911 for emergency service. The paramedics come first and will take you to the nearest hospital if they deem it necessary. If not necessary you can choose a hospital to be taken to. AMR is contracted by Century Village and you pay nothing for transportation to a hospital. It is not to be used as a taxi service.

THE FOLLOWING ARE RULES AND REGULATIONS PASSED BY THE BOARD.

No frames for vehicles of any kind, trailers or any vehicle that serves as storage for items that are being sold may be parked in our spaces. If this is not adhered to the Board will have no choice but to have the vehicle (or any other disallowed vehicle) towed immediately.

Absolutely no chairs, tables or any other items may be kept on the catwalk. There are no exceptions to the corner apartments. If you like, a chair may be brought out and sat on. But when you go back into the apartment, it must go with you. Nothing may be left on the catwalk. Again, if this is not adhered to, all items on the catwalk will be removed.

If a car is parked illegally, we reserve the right to call a towing company and arrange for it to be taken away. The owner will be notified and given a time that it will be towed. No trucks with commercial signs can use our parking unless working in the building.

If you own two cars, when you leave for some time and leave one here, please park the car left here in your assigned parking space. Do not keep it in the guest parking space. If you do, you are unnecessarily taking up two spaces. If you are leaving two cars here, park one in your assigned parking space and one in the guest parking space. Under no circumstances should you leave your space vacant and use two guest spaces.

WATER HEATERS

Tankless water heaters are illegal in Century Village. Tank water heaters have a life span of about 6 to 8 years. Please check the age of yours, otherwise your unit could be flooded and you neighbor's as well.

MOVING IN/OUT OR SPRING CLEANING

Do not leave large pieces of furniture or other large household items in front of garbage garage doors. All large items may be placed out on Thursday night for bulk pickup. No construction debris may be placed out for pickup.

SOUND PROOF UNDERLINE

If any floors are replaced with any other flooring in any unit from the second floor up to the fourth floor, they need a sound proof barrier under the new flooring.

• THANK YOU FOR YOUR SUPPORT AND UNDERSTANDING •