



## Portraits HOA Friendly Reminders

We would like to remind everyone of the Rules and Regulations of Portraits Home Owners Association Inc. and some common courtesies:

### Trash: (City of Pembroke Pines)

- Garbage receptacles must be stored in the side or rear yard, except when placed out for scheduled pick-up.
- May be placed out 6:00 p.m. the day preceding the regularly scheduled day of collection and shall not be permitted to remain past 10:00 p.m. of the collection date, providing, further, that the customer/property owner shall ensure that all containers are stored and kept in a clean condition and inside a structure, or in the back yard, or at least ten feet behind the building line, whenever possible and practicable, in the side yard or screened from view from the street and adjacent properties except during collection.
- Please keep garbage receptacles out of view from the street (its in our documents and City code)
- Bulk Trash is the 2<sup>nd</sup> and 4<sup>th</sup> Friday of the Month. Signs are posted to remind you.
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### Parking: (Courtesy)

We understand that Portraits was developed with less than adequate parking. However, please:

- Do not park in front of another homeowners mailbox, or driveway
- Parking on the street is at your own risk. (Any emergency vehicles will “push” cars out of the way, if need be).
- Please assure that Emergency / Delivery vehicles can safely enter and exit the development
- Overnight parking at the pool is prohibited. (exceptions may be granted by the Board on a case by case basis) i.e.: driveway cleaning and sealing **Contact the Board for parking passes** at [PortraitsHOA@comcast.net](mailto:PortraitsHOA@comcast.net)

### Vehicles: (Home Owner Documents Article IX Section 11) see also attached City of Pembroke Pines Codes

- No commercial vehicles are permitted unless for the process of being loaded or unloaded
- No commercial vehicles are permitted overnight – remove or cover signs
- No boat, trailer, camper, golf cart or other type of recreational vehicle and/or commercial vehicle parking is permitted. (Except to load and unload)

### Pets: (Home Owner Documents Article IX – Section 6) see also attached City of Pembroke Pines Codes

- Trash receptacles and trash bags are available at two locations
- Pit Bulls per our documents are not permitted
- Please pick up after your pet
- Pets (dogs and cats) need to be on a leash at all times (Broward County Code of Ordinances, Chapter 4, Animals and Fowl, Section 4-3 <http://www.broward.org/Animal/Resources/Pages/AnimalLaws.aspx>)

### Hurricane Shutters:

- Hurricane shutters are not to be closed even on the back of your home. Unless there is a storm approaching.
- For fire safety, please remove / open all Hurricane Shutters, no later than 15 days after a storm.

### Christmas Lights:

- All Christmas lights and decorations must be removed no later than February 1<sup>st</sup>.

### Barbeque Grills: (Home Owner Documents Article IX – Section 9)

- Barbeques may be located or permitted only upon the back patio of a Home. Read more in your Documents.
- Please do not put them against either wall of your next door neighbors.
- Remember you have a 4' easement between properties

**Pool:**

- Anyone under 16 cannot be at the Pool unattended
- No Dogs in the Pool or on the Pool deck
- No diapers in the Pool
- No Overnight parking at the Pool without a permit. Towing is enforced.
- Parking at the Pool is limited to those Homeowners and their Guests Only
- If you are having a party, getting the driveway cleaned etc, and need to park there, contact [Portraitshoa@comcast.net](mailto:Portraitshoa@comcast.net) and secure a parking permit. All others will be towed.

**Speed Limit**

- The Posted Speed limit is 14 MPH within Portraits
- Tell your Vendors the speed limit in Portraits is 14 MPH (we've had a few close calls lately)

**Working on your Home**

- Getting a new Roof? Check [www.portraitshoa.com](http://www.portraitshoa.com) for roof style and color choices available. Please send us the ARB
- Getting new Windows? Please send us an ARB after checking [www.PortraitsHOA.com](http://www.PortraitsHOA.com) for information
- Putting in a new Front Door? Please send us an ARB
- Putting up new House Numbers please send us an ARB after checking [www.PortraitsHOA.com](http://www.PortraitsHOA.com) for approved types
- You can remove the Perimeter hedge in your yard and replace with Arbutus. Just send us an ARB.

**Renters**

- Are subject to all Rules and Regulations, and courtesies
- Landlords are ultimately responsible to maintain property in good condition