



## Condo Questionnaire

HOA Contact	<a href="mailto:Support@Sunflowercondo.com">Support@Sunflowercondo.com</a>
HOA Website	Sunflowercondo.com
Association Legal Name	Sunflower Condominium Association
Association Address	7200 NW 2nd Ave #175, Boca Raton, FL 33487
Association EIN	59-1727906
Management Company	Next Generation Management & Accounting (NGMA) 13790 NW 4th St Suite 102 Sunrise, FL 33325
Legal Counsel	Lee H. Ballard, PA The Law Offices of Lee Ballard 10100 W. Sample Road Pompano Beach, FL 33065

Visit [SunflowerCondo.com](http://SunflowerCondo.com) for copies of the Governing Documents, The Rules we Live By, Clubhouse Rental Application, SCA Domicile Application, Wind Mitigation form, Certificates of Insurance, Architectural Request Form. Intent to Sell, Rent or Transfer property and other valuable information.

### Property Information:

Total number of units: 174  
Total number of units that are rented: 35  
The property consists of 34 buildings on 17 acres in Boca Raton, Florida  
The property is not subject to additional annexing.  
All amenities and common facilities are complete.  
The property was built in 1980.  
There are reserve accounts for painting, paving and roof replacement  
All unit owners have access to property amenities and common areas  
The property is for residential use only. None of the units or buildings are used for commercial or non-residential purposes.  
The property is not located in a flood zone.

### Financial Information:

HOA maintains separate accounts for operating and reserve funds  
Appropriate access controls are in place for each account  
The bank sends copies of monthly bank statements directly to NGMA  
Two members of the Association Board of Directors are required to sign all checks.  
The Management Company maintains all financial records.  
The Management Company does not have the authority to draw checks on or transfer funds from the reserve account of the Association.

### Insurance Information:

The Master Insurance Certificate can be found on the [Sunflowercondo.com](http://Sunflowercondo.com) website under applications and policies.