

PARKLAND BAY HOMEOWNERS ASSOCIATION, INC.
(PBHA) RULES AND REGULATIONS
April 2023

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Introduction:

Note that terms used, if not otherwise defined herein, shall have the meaning ascribed in the Amended and Restated Declaration for Parkland Bay, as amended from time to time.

1. Unless otherwise expressly provided herein, these Rules and Regulations shall apply to and be binding upon all Owners, their families, guests, staff, invitees, licensees, tenants, and employees. Each Owner shall be jointly and severally liable to the Parkland Bay Homeowners Association, Inc. (PBHA) for any violation and any damage or injury caused by such Owner's families, guests, staff, invitees, licensees, tenants, and employees. Violation of these Rules and Regulations may subject the Owner and the violator to any and all remedies available to the Association pursuant to the terms of the Declaration, the Articles of Incorporation, and the Bylaws (all as amended) (collectively, the "Governing Documents"). In addition to fines and restrictions on common area use by violators, remedies may include injunctions or other legal means, and the Association shall be entitled to recover any and all court costs incurred, together with reasonable attorneys' fees. Any implied waiver (e.g. failure to enforce) or documented waiver, consent, or approval given under these Rules and Regulations by the Board of Directors shall be revocable if circumstances change, and shall not be considered as a waiver, consent, or approval of identical or similar situations unless notified in writing by the Board of Directors.
2. The PBHA Board of Directors reserves the right to change or revoke existing rules and regulations and to makesuch additional rules and regulations from time to time as, in their opinion, shall be necessary or desirable for the benefit of the Parkland Bay Community.

I. [Source Documents:](#)

Source documents for these Rules and Regulations include those listed below. The specific rules in this document, along with defined forms that have been developed for submissions and approvals as noted, have been derived from the requirements in the following source documents (collectively, the "Governing Documents"):

Note: Access to these documents is available through the PBHA management company and through the PBHA website.

- AMENDED AND RESTATED DECLARATION FOR PARKLAND BAY HOMEOWNERS ASSOCIATION, INC, recorded in Broward County Public Record on the 8th day of September, 2020, in Official Records Instrument Number #116716715;
- AMENDED AND RESTATED BY-LAWS OF PARKLAND BAY HOMEOWNERS ASSOCIATION, INC., recorded in Broward County Public Record on the 8th day of September 2020, in Official Records Instrument Number #116716715;
- AMENDED AND RESTATED ARTICLES OF INCORPORATION OF PARKLAND BAY HOMEOWNERS ASSOCIATION, INC., recorded in Broward County Public Record on the 8th day of September 2020, in Official Records Instrument Number #116716715;

II. Rules by Subject Area:

A. Approval Required for Structure or Plot Changes:

1. No structure shall be erected, improved (including painting and roof tile replacement), or altered, without prior written approval by the Architectural Control Committee (the "ACC") of the PBHA. No grading, excavation, tree removal and/or planting, or other work which alters the exterior appearance of a Home or Lot, may be completed without prior written approval by the ACC, including submittal of the required application and supporting materials. All structure and Lot changes must also comply with applicable municipal building codes and permit requirements; PBHA shall have no responsibility for and Owner's compliance with applicable municipal building codes and permit requirements.
2. In addition to the main structure and trees, this approval requirement includes, but is not limited to, the following items:
 - Fences, patios, patio screens, in-ground pools and pool surrounds, screen enclosures.
 - Changes to driveways, walkways, or other paved areas, including extensions thereto.
 - Landscaping (planting normal flowers and small shrubs in existing beds does not require approval);
 - Satellite dishes, antennas (those not permitted by Federal Communications Commission are prohibited), solar energy devices, flagpoles, light poles/posts;
 - Awnings and storm shutters.
 - Accessory, temporary structures or improvements;
 - Recreational, playground or sports equipment;
 - Pools, spas, hot tubs; and
 - Use of portable storage units or dumpsters on a property.
 - NO Structures/Additions are permitted. Any modification to the original structure of the home must be approved in writing by the ACC Committee.
3. Residents are required to make an application and obtain ACC approval prior to submission to governmental entities for permit issuance. Issuance of permits by governmental entities does not relieve residents from making submission and receiving written ACC approval BEFORE commencing any modification covered by these Rules and the Governing Documents. Copies of all issued permits must be provided to ACC upon receipt to confirm that permits have been applied for and issued prior to commencement of any work.
4. Contractors for any building or plot alterations or significant repairs must be licensed and insured, copies of which must be provided to the ACC and PBHA prior to commencement of the work.
5. Approval of plans does not imply any review, responsibility, or liability as to the sufficiency, quality, or fitness of any construction, nor does it imply any compliance with State or local laws.
6. Actual work associated with the approved activity shall be limited to the hours of 9:00 a.m. to 5:00 p.m. Monday through Saturday, on state or national holidays, and well as any day determined by the Association in its sole discretion.
7. All work covered by an ACC approval must be completed within 6 months of date of the approval. ACC approvals expire 6 months after the approval date if the modification has not been completed, in which event the Owner must apply again.

B. Fences, Hedges, Awnings and Storm Shutters:

1. Yard perimeter fencing is permitted in the Community. Fencing must be comprised of four foot (4') high Bronze or mesh screen fencing. Wooden, fiberglass, PVC and chain link fences are prohibited. Pet fences are permitted with ACC approval.
2. **Fencing on the side of the homes must be placed a minimum of three feet (3') toward the rear of the home of any Air Conditioning unit, whether such Air Conditioning unit is the owner's unit or the neighbors unit, per Parkland Building Department guidelines.**
3. Perimeter-of-yard landscape hedges are permitted in the Community. The hedge must be planted entirely on the owner's side of the property line and allow for growth toward the neighboring yard without crossing into the neighboring yard. Such hedges will be maintained at a height of eight feet (8').
4. Planting of a landscape hedge must be included on the inside of the fence. The fence must be a minimum of six feet (6') away from the sidewalk, street or common area. Subject to any easements, and the landscape hedge must be no closer than three feet (3') between the hedges and the sidewalk, street and common area. Such plantings must be a minimum of eighteen inches (18") high when planted and will be maintained at a height of no taller than eight feet (8').
5. Hurricane/storm shutters shall not be stored on the exterior of any structure unless approved in writing. If permanently attached to the exterior, they shall be of a color to complement the building and trim colors and shall all be uniform in character. Shutters shall not be installed or closed except for imminent storm protection (no more than 72 hours before a storm is expected to arrive) and shall be removed or opened no more than 72 hours after the storm passes.
6. Awnings and canopies of any type must have prior written approval. Among considerations will be consistency with design and color of residences and compliance with building codes with respect to safety in storm conditions.
7. Screened enclosures, screen doors, awnings, canopies and similar items are prohibited on the front elevations of homes.

C. Home and Landscape Appearance and Maintenance:

1. All structures, lawns, landscaping, fences, irrigation/sprinkler systems, driveways, and other items on the premises must be kept in good, safe, clean, neat, and attractive condition. For example, roofs, house walls, and driveways need to be cleaned regularly to remove mildew, staining, and discolorations. Home repainting may be required if cleaning is no longer effective.
2. PBHA is a landscaping-maintained Community; all Owners must strictly comply with the Lawn Maintenance Standards set forth in the Declaration. Lawns and tree/shrub/flower beds shall be primarily weed-free, have a healthy appearance, and will be cut, edged, and trimmed regularly. Beds shall be mulched with organic materials to minimize weed growth and improve appearance. Mulch must be refreshed at least one time per year to maintain an attractive appearance. Dead grass, shrubs or trees are the responsibility of the Owner, not PBHA, and need to be removed and replaced as applicable.
3. Trees in areas between sidewalks and streets (street trees) must have limbs trimmed to provide a clear walking path for those passing the tree (six feet (6') clearance increasing to eight feet (8') as the tree grows). Although these trees are to be maintained by PBHA (but not owned per section 2 above), the Owner is still responsible to assure that such trimming is actually completed to meet the requirement.

4. Homeowners whom have opted out of landscaping services such as trimming and or spraying will be responsible to maintain those services. Any home not maintaining the landscaping to the standards of the Declaration of PBHA will be in violation and subject to fines.
5. An automatic underground irrigation system of sufficient size to irrigate all sodded and landscaped areas must be utilized as needed to maintain the common areas and homes in healthy condition. Owners will not have the ability to control the time nor the number of days that the irrigation system will operate at individual homes. However, there will be a manual shut-off valve at each home if the need arises to turn off a home's irrigation system temporarily. Owners are solely responsible to leave the system in the "on" position to maintain a healthy lawn. The Landscape Maintenance Vendor will routinely provide "wet testing" to assure proper functioning of the system. It is the Owner's responsibility to report broken sprinkler heads or other irrigation matters to the PBHA management company if and when discovered. Additionally, if, for any reason, the underground irrigation system does not properly operate, the Owner must manually water the sodded and landscaped areas; the Owner is responsible for ensuring their sodded and landscaped areas are properly irrigated.
6. Litter, refuse, and any other unsightly objects on Lots shall be removed promptly by Owner.
7. The outflow of downspouts from roof gutter systems shall be directed such as not to create a problem for adjoining properties.
8. Pump-operated water features are permitted in rear yards only upon approval by the ACC. Waterfalls or fountains must be operable and maintained for water cleanliness and pump performance. Birdbaths must be clean and free of debris and bird waste. Any water feature not properly maintained must be removed from the property.

REMEDIES FOR FAILURE TO PROPERLY MAINTAIN THE EXTERIOR OF A PREMISES INCLUDE, AMONG OTHERS, THE RIGHT OF PBHA TO DIRECTLY ENTER THE PREMISES AND MAKE SUCH IMPROVEMENTS OR CORRECTIONS AS MAY BE NECESSARY, WITH COSTS TO BE PAID BY THE OWNER.

D. Speed Limits, Vehicles, Parking, Driveway Modifications and Community Access:

1. Residents are required to observe posted speed limits, traffic directional signs, and parking restrictions on all streets. All speed limit signs posted within the Association's property must be obeyed.
2. No commercial vehicle*, as contrasted with private passenger vehicles, may be parked or stored on any Lot for more than 4 hours, including overnight, unless fully enclosed inside a structure (see note below.)
*Vehicles that are obviously business or industrial by their nature or have a Commercial license plate, or a vehicle which has outside lettering or logos designating a business of any kind, or has no lettering or logos but is used primarily for non-personal business activities or transportation. Police and fire agency vehicles are exempted from this definition.
NOTE: The 4 hour parking restriction contained in this section does not apply to the temporary parking of trucks and other commercial vehicles while the work of maintenance, construction use, pick-up and delivery, etc., is actively in process. No recreational** vehicle, trailers of any kind, or a disabled or unregistered vehicle may be parked or stored on any Lot unless fully enclosed inside a garage.
** Recreational Vehicle includes, but is not limited to: Truck camper, travel trailer, camper trailer, private motor coach, boat, boat trailer, ultralight aircraft, airboat, motorhome, all-terrain vehicle, park trailer.
3. Private passenger automobiles, sport/utility vehicles, mini-trucks, passenger vans, and personal motorcycles that do not exceed the size of one parking space may only be parked in garages, on driveways between the home and the sidewalk, and in parking spaces or areas designated by the

Association for common parking (if any). At no time shall such vehicles encroach upon any sidewalk or block or obstruct any road right-of-way.

4. Parking with vehicle wheels placed on the grassed area between the sidewalk and the street is also prohibited.
5. No vehicle shall be used under any circumstances as a domicile or residence, either permanent or temporary.
6. As contemplated in the Declaration, there is absolutely no street parking permitted.
7. **If a specific, temporary situation arises that necessitates street parking overnight (e.g. driveway sealing), residents must contact the PBHA management company and request a temporary exception to the overnight restriction. If granted, residents must follow the directions given to avoid a violation.**

ANY VEHICLE THAT IS PARKED IN VIOLATION OF THIS SECTION MAY BE STICKERED OR TOWED BY THE ASSOCIATION OR ITS AGENT WITHOUT NOTICE AT THE SOLE COST AND EXPENSE OF THE OWNER OF SUCH VEHICLE. THE ASSOCIATION SHALL NOT BE LIABLE TO THE OWNER OF SUCH VEHICLE FOR TRESPASS, NOR GUILTY OF ANY CRIMINAL ACT BY REASON OF SUCH TOWING.

8. Driveways may be altered upon approval by the ACC, which may be withheld in its sole discretion. All such requests must be approved by the ACC.
9. No vehicle may be permitted access through the Resident Only gate unless the vehicle operator has an authorized Bar Code sticker to enable the "reader" to open the gate, or unless given approval in the Association's sole discretion. Stickers may be obtained at the management office by showing a copy of a vehicle registration, which must be in the resident's name. If the vehicle is registered in the State of Florida, it must list their Parkland Bay address. Anyone attempting to inappropriately use the resident gates will be asked to move from that lane and use the guest lane/gate. Refusal to do so may result in a notice of violation and a fine.

E. Golf Carts and Motorized Scooters:

The use of motor driven golf carts, mini-motorcycles, motorized scooters, ATVs, and the like is governed by State Statute and is prohibited on streets, sidewalks, and common areas in Parkland Bay. Only registered vehicles with a licensed driver may be operated on streets, if they are registered with the Association and have received a decal. Observed violations may also be reported to the appropriate authorities. Golf carts or low speed vehicles operating on pedestrian walkways and or causing damage to the community property will receive a violation. PBHA maintenance vehicles are exempt from this requirement.

F. Mailbox Kiosks, Antennas, Satellite Dishes, Lighting, and Flagpoles:

1. Per USPS guidelines, the Community does not have individual mailboxes in front of each home. Mail kiosks are provided in strategic locations around the Community. Please be courteous when stopping in a car to pick up your mail. Pick it up and depart versus reading the mail while still parked and blocking the next resident from approaching. Please take boxes home, do not dispose of them at the mailbox trash can.
2. Outside antennas, antenna poles/masts/towers and electronic devices are prohibited without prior written approval (including approval of location).
3. Solar energy devices and installations require submission for review and written approval By the Association.

4. Wall, column, or post-mounted lights must be of materials and color consistent with the exterior design of the residence and Community. Landscape and other area lighting must not shine on or into adjoining property houses or areas. Such lights and support equipment must generally be concealed by plantings and be of materials that will blend into the surrounding landscaping. Such lighting not in congruence with the original design of the Parkland Bay Community must be removed upon 48 hours written notice to the Owner. All lighting must be warm white light.
5. Flagpoles and types of flags are permitted in accordance with Florida statutes.
 - Owners may display one portable, removable official US flag or flag of the State of Florida, and one portable, removable official flag which represents the US Army, Navy, Air Force, Marine Corps, or Coast Guard, or a POW-MIA flag. Flags must be displayed in a respectful manner and be not larger than 4 ½ feet by 6 feet.

NOTE: Holiday themed flags are covered under holiday decoration rules.

- With prior written ACC approval to assure full compliance, a single “permanent” flagpole may be erected. Rules for displayed flag types and sizes are as above. All local building codes, zoning requirements, and other governmental regulations apply.

G. Outdoor Equipment and Storage Areas, AC Units, and Trash Handling:

1. All trash and recycle containers, tanks, pool pumps/filters/heaters, sprinkler pumps, and other such equipment must be either in a garage, underground, or placed in screened area (foliage, wall) so they are not readily visible from the adjacent street. Any proposed enclosed storage area must be submitted for written approval.
2. All household garbage, trash, refuse or rubbish, excluding yard waste and large items (e.g. furniture) must be placed in a closed/sealed receptacle, regularly picked up, shall not be permitted to unreasonably accumulate, and shall not be stored or dumped on any portion of the property within or contiguous to the Community. All yard waste generated by landscape maintenance crews and landscapers must be removed at the time of service. Provided recycle containers must be used only for appropriate materials. All such materials (including for bulk pick-up) and containers that are required to be placed along any road or in a particular area in order to be collected may be so placed after 7:00 PM on the day before the scheduled collection day, and any such containers, along with any material that was not picked up, must be removed no later than 7:00 PM on the collection day.
3. Wall and window air conditioning units are prohibited.
4. No rugs, mops, or laundry of any kind, or any other similar type article, shall be shaken, hung or expose so as to be visible outside the Home or Lot.

H. Signs:

1. No signs, freestanding or otherwise installed, shall be erected or otherwise displayed in or on any property, including in the window of any home or vehicle. This prohibition includes, but is not limited to, “For Sale” or “For Rent” signs by owners and real estate companies, “Open House” signs, and signs for any service/construction/remodeling company of any type on a temporary or permanent basis. Open House signs will be removed. Pesticide application signs are exempted, but must be removed within 24 hours.
2. One (1) sign of a reasonable size (e.g. 1 foot x 1 foot, 2 feet high) provided by a contractor for security services may be displayed within ten (10’) feet of a home entrance.

I. Pets and Other Animals:

1. No more than three (3) commonly accepted household pets such as dogs and domesticated cats may be kept within or upon a Lot, except pets that are of a known vicious breed such as "Pit Bulls," "Bull Terriers," "Chows," "Rottweilers" or other like breeds are not permitted.
2. No breeding of any animals or raising of multiple young animals shall be conducted from any property, either as a business or as an on-going hobby.
3. Approved animals shall not be permitted to roam free or otherwise disturb the peace of other owners (bark, whine, howl, or make other noise excessively). Pets must be on a leash at all times when not within one's own fenced yard.
4. All residents must immediately pick up and properly dispose of any solid animal waste deposited by their pet(s) on any portion of the PBHA property, including the residents' own Lot.
No animal waste may be deposited in any waterway, landscaped area, or any other PBHA common area. Pet waste stations with bags and receptacles are provided along many sidewalks in common areas for this purpose. **NOTE: Refer to the Declaration Section 14.2 for additional rules.**

J. Outdoor Recreational Courts and Equipment:

All local building codes, zoning requirements, and other governmental regulations apply.

1. No permanent outdoor recreational courts of any type are allowed. A standard, portable basketball backboard, hoop and pole may be so approved, but must be utilized in the front driveway area only and it must be stored out of the street. Portable hoops must be stored inside during severe weather events rated Tropical Storm or above.
2. Play equipment, including basketball backboards, hockey/soccer nets and the like are not allowed to be used in the street, in the portion of a Lot between the sidewalk and the street, on sidewalks, on PBHA common areas, or on any other parcel not designated for such use. Such equipment may be used on an individual Lot provided that permission is given by the owner of that Lot. When not in use, such equipment should be removed and stored out of sight.
3. Play sets, trampolines, play yards and the like are permitted subject to ACC approval. The entirety of the equipment must be located within the rear corners of the home so that it cannot be viewed from the street, subject to some exceptions for corner Lots and pie-shaped Lots.

K. Swimming Pools and Accessory Structures:

All local building codes, zoning requirements, and other governmental regulations apply as well as ACC approval.

1. Above ground pools are prohibited. Above ground spas and hot tubs no greater than four feet (4') in height and ten feet (10') in width are allowed but must be situated on a patio deck. In-ground pools shall be allowed and the accompanying pool deck must be placed within the footprint of the rear corners of the home, subject to some exceptions for corner Lots and pie-shaped Lots. Rear and side setback requirements must be met.
2. In-ground pools can be designed with either a four foot (4') high bronze or mesh screen fence entrance gates required, as follows: for a fenced Lot which has a rear yard common boundary with another Lot, entrance gates shall be required on both front sides of the Lot so as to enable access to the fenced in area from the front of either side of the fenced Lot; or for a fenced Lot which does not have a rear yard common boundary with another Lot (but which therefore has a common boundary with portions of the

Common Areas and/or other property which does not constitute a portion of a Lot, entrance gates shall be required on (a) both front sides of the Lot so as to enable access to the fenced-in area from the front of either side of the fenced Lot, and (b) the rear side of such fenced Lot. By the construction of fencing, the Owner of the applicable Lot shall be deemed to have granted a perpetual, non-exclusive easement over, across, under and through such Lot to the Association to permit the Association and its employees and contractors to undertake and perform its yard drain, grass and landscaping maintenance responsibilities pursuant to this Declaration. Screens for patios and screen enclosures for pools are subject to the following: Materials, designs, and colors must be consistent with designs of the residence and the Community.

3. Screens for patios and screen enclosures for pools are subject to the following: Materials, designs, and colors must be consistent with designs of the residence and the community. A bed containing a landscape hedge, mulch or decorative rock of a minimum of twelve inches (12') wide and maximum of three feet (3') wide must be installed around the perimeter of any screened in structure to help prevent screen damage by landscape service equipment.
4. Accessory structures such as gazebos, pergolas, arbors and the like will require written approval, and must be consistent with the residence and Community design. Among considerations will be consistency with design of residences and compliance with building codes with respect to safety in storm conditions. The color must be bronze or brown and made of either aluminum, wood or composite wood-like material. Maximum height at the top of any structure is twelve feet (12') and maximum width and depth is fifteen feet (15'). Color choice will be with ACC approval. All portions of a structure must be within the rear corners of the home, situated so it cannot be observed from the street in front of the home, subject to some exceptions for corner Lots and pie-shaped Lots. Rear and side set back requirements must be met.
5. Stand-alone storage sheds and similar auxiliary structures are prohibited outside of screen enclosures. Storage boxes, bins and similar stand-alone storage units not greater than 3' (feet) in height are permitted in the rear of the home only.
6. When water fountains are used in the rear of homes (**not allowed in front yards**), care must be given to the decorative design, size, and location. The overall size must not exceed six feet (6') in height and eight feet (8') in width, including bowl or basin. Wall fountains and integrated waterfalls are also eligible for approval by the ACC.

L. Water Bodies:

- 1 No structure of any kind may be constructed or erected on, or within easements adjacent to, any body of water. Owners may not interfere in any way with the flow and volume of water, nor with drainage areas for any body of water within the Community.
- 2 Swimming in any body of water within the Community is prohibited.
- 3 No motorized watercraft of any kind may be used on any body of water within the Community.
- 4 No watercraft of any kind (boat, canoe, kayak, paddleboat, and the like) may be stored on any property (unless fully enclosed in the garage), including on the bank of any body of water.
- 5 The South Florida Water Management District (SFWMD) and North Springs Improvement District (NSID) manage the great bulk of the waterways in the Community and surrounding areas. The water bodies under their stewardship are used strictly for storm water (flood) control, and any other use than this purpose is determined illegitimate and would cause the Districts to take appropriate enforcement action. No docks, swimming, boating, playing, fishing or use of personal flotation devices on all water

bodies or lakes within the Community shall be permitted.

- 6 The purpose of the SFWMD and NSID recreational restriction is to protect the public welfare of residents from environmental, physical, and biological hazards that might exist. Hazards also include wild life that may inhabit the water bodies, including, but not limited to alligators and various types of snakes. Those same hazards would very likely exist in the bodies of water within the Community that are not controlled by the Districts.

RESIDENTS ARE HIGHLY CAUTIONED TO NOT ENTER, NOR ALLOW THEIR PETS TO ENTER, NOR TO BOAT ON, TO AVOID ANY MANNER OF CONTACT WITH, AND NOT TO CONSUME ANY FISH REMOVED FROM ANY OF THE WATER BODIES IN PARKLAND BAY.

ANY PERSON WHO SWIMS IN OR OTHERWISE USES ANY WATER BODY SHALL DO SO AT THEIR OWN RISK AND SHALL HOLD PBHA HARMLESS FROM ANY CLAIM OR LOSS ARISING THERE FROM.

M. General and Administrative Items:

7. **Holiday Decorations** –Holiday decorations/lighting may only be displayed on an owner’s individual property from October 1st through one week following the observed New Year’s Day. (unless one of those holidays falls outside of that period on a case-by-case basis). Decorative flags or banners (not exceeding 6 feet in length) for a specific holiday may be displayed during that same restricted period.
8. **Nuisance Behavior** – Nothing shall be done which may become an annoyance or nuisance to any person or to the neighborhood. No obnoxious, unreasonably loud, unpleasant, unsightly, or offensive activity shall be carried on, nor may anything be done, which can reasonably be construed to constitute a nuisance, public or private, in nature. We should all be good neighbors to each other.
9. **Solicitation** – Door-to-door, house-by-house, car-by-car, and common area solicitation of residents or guests for business or personal activity is prohibited (including via mailboxes, door hangers, leaflets, business cards,etc.). Any mass contact must be by mail or other authorized delivery company after such content is approved by the Board of Directors.
10. **Yard/Garage Sales** – Individual or combined/neighborhood garage or yard sales are prohibited.
11. **Garage Doors** - Garage doors are to remain closed when not in use to prevent unwanted intrusion, provide concealment of trash cans, discourage scavenging by animals, and maintain a consistent appearance.
12. **Time-Sharing** – No portion of a property shall be used for real estate time sharing, interval ownership, or a “time-share plan” of any type, as defined in Florida Statutes.
13. **Business Use** – No trade or business may be conducted in or from any property unless such activity is not apparent or detectable by sight, sound, or smell from outside the structure; all zoning, ordinances, and licenserequirements are met; no persons are involved coming into the dwelling whom do not reside there; and the activity is consistent with the neighborhood, not constituting a nuisance, a hazard or a threat to the safety and security of other residents of the Community. Review and written approval by the PBHA of any such activity would be recommended.
14. **Wells, Mining or Drilling** – Mining, quarrying, or drilling for minerals, oil, gas, or otherwise is prohibited, except for excavations for swimming pools and other approved equipment, and drilling for irrigation systems.