

CLUB CHALET COOPERATIVE ASSOCIATION, Inc.

FREQUENTLY ASKED QUESTIONS AND ANSWER SHEET

UPDATED: MARCH 2024

Q: How many units are there in Club Chalet?

A: One hundred thirty-eight (138).

Q: Who can attend Board of Director's Meetings?

A: All Residents and at least One Shareholder, visitors welcome however no opinions allowed.

Q: What are my voting rights in the Cooperative Association?

A: Each mobile home unit is entitled to one (1) vote. **In your Red Book** see Article XII of The Bylaws of the Cooperative Association (Only one registered shareholder may vote).

Q: What restrictions exist in the Cooperative documents on my right to use my unit?

A: The restrictions to be imposed on units concerning the use of any of the cooperative property are contained **in your Red Book**, Article II, Items 9, 10, 13 and 18 of the Master Form of Right of Exclusive Possession Agreement: the Individual Right of Exclusive Possession Agreement: and the Rules and Regulations.

Q: What restrictions exist in the Cooperative documents on the leasing or rental of my unit?

A: Leasing or renting the unit, or any part of it, including non-resident staying in unit without park approval, is prohibited as **per your Red Book #11**.

Q: What services are included in the monthly fee?

A: Cable Television, Internet, Water, Sewer, Lawn Service and Waste Collection. See Annual Budget for current year.

Q: Can I use my Garden Hose to water my lawn?

A: No (If you do then all 138 units have to pay the bill) **As per your Red Book #20, Water, 1.A, B,C**

Q: What days and what time can I use the Sprinkler System?

A: Pinellas County set the rules: Even numbered address (7880 is even numbers) can use underground sprinkler system on Tuesday & Saturday. Watering Hours (regardless of property size) Morning: midnight to 10am and

Evening: 4pm to midnight. If new sod then 30 days max watering (same watering hours.) Anyone wanting to purchase sod should get person for sod watering months prior to installation of sod. RESTRICTIONS ARE IMPOSED BY PINELLAS COUNTY AND WILL BE POSTED IN CLUB HOUSE AND MAILBOX BULLETIN BOARD.

Q: Do any Directors or Share Holders who help provide assistance get paid any salary.

A: No. All Volunteers

Q: Why do I have to register my overnight guests?

A: What Constitutes overnight guest? ANYONE not on the Individual Rights of Possession Agreement is a visitor & the owner needs to register said overnight guests.

B: In your Red Book, please read Rules and Regulations #6. Inside the Club House, just to your right of the door is the Registration Book.

C: The shareholder must notify in writing the Board prior to anyone occupying his/her unit during the absence of the Club Chalet residents.

Q: If a resident allows their family and/or relatives to use our facilities to drop-off lawn debris or use car wash can they be reported?

A: You may nicely speak directly to any resident(s) about concerns or you can make a complaint via format found in Club House. No verbal complaints will be addressed.

Q: Safety Concerns:

The Club House and Laundry Facility will be kept locked during off season. All residents have a key to the Club house, Restroom and Laundry.

Q: Are cover ups required within the park:

Yes, as per your Red Book under Swimming #13. When out & about in our community, please wear, Protective footwear, Cover-ups & other proper attire



Q: **Pets**

Include but are not limited to, canine, feline, aquatic and feathered pets, respectively. **Your Red Book** states the Board must approve all pets prior to their occupancy. Important to read over #17, A-K

Q: Is the Cooperative association or other mandatory membership associations involved in any court cases in which it may face Liability in excess of one hundred thousand dollars (\$100,000.00)? If so, identify each case.

A: No

Q: What is a Proxy?

A: One person designated by another to attend a shareholder meeting and vote on their behalf.

Q: Are residents with pets required to provide yearly proof of vaccination shots?

A: Yes. All cat and dog owners **must provide yearly Veterinarian** paper work to be kept on file in the Club House. This is the STATE OF FLORIDA REQUIREMENT.

NOTE: THE STATEMENTS CONTAINED HEREIN ARE SUMMARY IN NATURE. A PROSPECTIVE PURCHASER SHOULD REFER TO ALL REFERENCES AND EXHIBITS HERETO, THE SALES CONTRACT, AND THE CORPORATION DOCUMENTS. CLUB CHALET IS A COOPERATIVE GOVERNED BY FLORIDA STATUTES CHAPTER 719.