

**SAN MARCO CONDOMINIUM ASSOCIATION, INC.  
1188 N TAMiami TRAIL  
SARASOTA, FL 34236**

**FREQUENTLY ASKED QUESTIONS AND ANSWERS SHEET**

Dated January 1, 2019

**Q: What are my voting rights in the Condominium Association?**

A: Each condominium unit is entitled to one vote.

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

A: The Residential Units may be used only for single-family residential purposes and home occupations to the extent permitted by the City of Sarasota Zoning Code. There are also various restrictions concerning the unit, the limited common elements and the common elements, including limitations on pets, reasonable noise and the maximum number of permanent occupants per bedroom. Pets are permitted as long as they do not become a nuisance. (See Articles of Incorporation, Declaration of Condominium, Bylaws and Rules & Regulations for additional information).

**Q: What restrictions exist in the condominium documents on the leasing of my units?**

A: A unit owner may not lease his/her unit for less than 90 consecutive calendar days, nor more than two (2) times in any calendar year, whichever is less. Leases require prior written approval of the Association.

**Q: How much are my assessments to the Condominium Association for my type of unit and when are they due?**

A: Assessments are based on a square footage ratio. Contact Lighthouse Property Management (941-312-5287) for assessment amount. Assessments are collected quarterly and are due and payable on the first day of January, April, July and October of each calendar year.

**Q: Do I have to be a member in any other association? If so, what is the name of the association and what are my voting rights in this association? Also, how much are my assessments?**

A: No.

**Q: Am I required to pay land rent or land use fees for recreational or other commonly used facilities? If so, how much am I obligated to pay annually?**

A: No.

**Q: Is the Condominium Association or other mandatory membership association involved in any court cases in which it may face liability in excess of \$100,000.00?**

A: No.

**NOTE: THE STATEMENTS CONTAINED HEREIN ARE ONLY SUMMARY IN NATURE. A PROSPECTIVE PURCHASER SHOULD REFER TO ALL REFERENCES, EXHIBITS HERETO, THE SALES CONTRACT, AND THE CONDOMINIUM DOCUMENTS.**