

# FREQUENTLY ASKED QUESTIONS

## Eastlake Woodlands Condo VII

**Q. Where do I get my bar code for the gate entry ?**

A. Visit Management and Associates, 720 Brooker Creek Blvd, Oldsmar, FL 34677.  
Phone: 813-433- 2000, they are open Monday through Thursday.  
Go to our website, click Documents, click General Information.

**Q. Can I bring guests to the pool?**

A. Sure ! Go to our website, click on Pool Rules for more details.

**Q. How much are the HOA fees per month ? What is the recommended way to pay ?**

A. Units located at the end of buildings is \$420.72, these have fireplaces and more square footage.  
All other units (inside) are \$406.18.  
You will receive a payment/coupon book for monthly mail-in payments, however, the best option is to have automatic withdrawals to ensure timely processing.

**Q. Where do I park ?**

A. All units have one assigned parking slot under the carport, all assigned slots are marked with the corresponding unit number.

**Q. Where do my visitors park ?**

A. Your visitors may park in any parking slot that is NOT under any of the carports.

**Q. Can I have overnight guests ?**

A. Sure, but all guests must follow same rules as residents and owners.  
Go to our website, click on Documents, click on Rules & Regulations.

**Q. Is our pool heated ?**

A. Yes ! Kept at a refreshing temperature of 83 degrees during the winter months.

**Q. Can I decorate the outside of my unit for the holidays ?**

A. Of course ! You may hang a door decoration (wreath, banner, etc) and it may be displayed 2 weeks prior and up to 2 weeks after the holiday. All decorations must be tasteful and not offensive to any other resident. Any questions as to what is appropriate, please contact the Property Mgr or a Board member.

**Q. Can I have a pet ?**

A. You are allowed, 2 small pets (cats or dogs), dogs must be a maximum of 20 lbs each and cats must be indoor pets only. Of course, all pets must be leashed in all common areas of the property and picked-up after their business is done.  
We will require a vet report with all current vaccinations. Go to our website for Pet Policy.

**Q. How many people can live in the unit ?**

A. Up to 6 people in total.

**Q. How many cars can I have ?**

A. No more than 2 is recommended.

**Q. Can I park my company vehicle on site ?**

A. No. Commercial vehicles parked overnight on the property is not allowed. Go to our website, click on Documents, click on 'Declaration, Covenants and By-Laws' (see Sect 11.14)

**Q. Can I have a grill out my back door ? Can I plant flowers out in the yard ?**

A. No, the back yard is common area for everyone to enjoy equally.

**Q. Can I have potted plants or chairs in the common area (front door, back door) ?**

A. No, for safety reasons the common walkways must be kept clear. You may place a chair temporarily, but must be returned to inside your unit when not in use.

**Q. What if I lose my key to the pool or the mailbox ?**

A. Please contact our Property Management Company, AmeriTech@ 727-726 -8000. Our property manager is Wendy Harden and she can be reached at extension 500. There will be a charge for replacement keys.

**Q. What is the proper attire on community grounds ?**

A. We request our residents to cover up while walking the grounds and to and from the pool as a courtesy to all other residents.

**Q. Who do I contact if I see a violation ?**

A. Please contact our Property Management Company, Ameri-Tech @727-726-8000, extension 500

**Q. Do I have to let the Association know if I buy a new car ?**

A. No, not to the Association. However, you will need to re-register your vehicle with the management company at the Brooker Creek Management location and request a new barcode.

**Q. Is there shopping near me?**

A. Yes ! You can find a Neighborhood Walmart a 10 minute walk, along with a Walgreens, small Café, Nail salon, Pet supply. And across Tampa Rd you will find AMC movie theater, Bealls, Marshalls, Dollar Store and Green Market and much more. All within walking distance !

**Q. Do I have access to East Lake Woodlands Club house/ golfing/pool/tennis ?**

A. No, not through Condo VII. However, you are able to get a Social Membership with ELW at your cost.

**Q. Is this an adult / 55+ community ?**

A. No. There are no restrictions regarding age of owners/residents.

**Q. Do we have an on-site maintenance person ?**

A. Yes, Brian works mornings every Monday – Wednesday – Friday.

**Q. Can I buy a unit as an investment and rent/lease the unit ?**

A. As an investment owner, you must own the unit for at least 12 months after your purchase before Renting or leasing.

