

**TRADE WINDS WEST CONDOMINIUM ASSOCIATION INC.
5301 OCEAN TERRACE
MARATHON, FL 33050**

FREQUENTLY ASKED QUESTIONS

1. What are my voting rights in the condominium association?
One vote per unit
2. What restrictions exist in the condominium documents on my rights to use my unit?
 - a. Residential use only – see Rules and Regulations
 - b. Refer to Trade Winds West Condominium Association Bylaws and Declarations
 - c. Refer to Florida Statutes Chapter 718
3. What restrictions exist in the condominium documents on the leasing of my unit?
 - a. No leases less than 30 days
 - b. Only two leases allowed per year
 - c. No subleases allowed – no rooms to be rented
 - d. Properly executed lease application submitted to the Board for approval prior to leasing, to be renewed annually
 - e. Lease regulated by Trade Winds West Condominium Bylaws and Declarations
 - f. Lease regulated by Trade Winds West Condominium Rules and Regulations
 - g. The Association will enforce Florida Statutes 83 Part 11 – Landlord/Tenant act when necessary
4. How much is my assessment to the association and what is the due date?
 - a. \$800 per month payable on the first of each month
5. Do I have to be a member of any other association?
 - a. No
6. Am I required to pay rent or land use fees for recreational or other commonly used facilities?
 - a. If approved to dock a boat at the Trade Winds West Condominium the fee is \$250 per year, \$300 if allocated a reserved space
 - b. Properly executed dockage application along with proof of insurance and current registration all of which is in the name of the resident of the unit, to be submitted to the Board for approval prior to docking
7. Is the condominium currently involved in any court cases in which it may face liability in excess of \$100,000?
 - a. No

NOTE: The statements herein are only summary in nature. A prospective purchaser should refer to all referenced documents, Florida Statutes Chapter 718, Florida Statutes 83, Bylaws, Declarations, and Rules and Regulations of the Trade Winds West Condominium Association Inc and the sales contract.

Updated March 23, 2024