

Lake Dillon Condominium
House Rules
Revised January 1, 2007

1. No person shall post any advertisement or posters of any kind in or on the premises except as authorized by the Association or the manager acting on its behalf.
2. Owners and occupants of units shall exercise extreme care to avoid making or permitting to be made loud or objectionable noises, and in using or playing or permitting to be used or played, musical instruments, radios, phonographs, television sets, amplifiers and any other instruments or devices in such manner as may disturb or tend to disturb owners, tenants or other occupants of units.
3. Owners, guests, and tenants, and their children will, so far as possible, restrict their use of the balconies and walkways to those necessary for their direct ingress and egress to and from the unit occupied by them. Children shall not use the balconies adjacent to the unit occupied by them, or the balconies or walkways in general, as play areas.
4. No garments, rugs, and other materials shall be hung from the windows or from any of the balconies.
5. No rugs or other materials shall be dusted from the windows or balconies by beating or shaking.
6. All garbage or trash shall be placed in the recycling containers or in the dumpster provided and no burning or smoldering logs shall be thrown from the balconies.
7. No owner, resident or lessee shall install wiring for electrical or telephone installations, television antennae, machines or air-conditioning units on the exterior of the project or that protrude through or from the walls or the roof of the project except as are expressly authorized by the Association.
8. The manager shall retain a passkey to each unit. No owner shall alter any lock or install a new lock on any door leading into the unit unless a duplicate key is supplied to the manager.
9. Smoking is not permitted in any unit or common area balcony at Lake Dillon Condominiums. Smoking is allowed on the lower level patio or front lawn.
10. Pet Policy
 - a. Owners only allowed pets at Lake Dillon Condominiums. Renters and owner guests are NOT permitted to have pets.
 - b. The Town of Dillon Leash Law will be complied with.

- c. The maximum number of pets shall be two.
- d. The pet(s) must be kept under control while at Lake Dillon Condominiums. If they become objectionable, as determined by the managers, to other owners or guests at the complex, they must be removed.
- e. If the managers on a regular basis receive complaints about the pet(s), the Board has the right to issue warnings, fines and take other reasonable measures to insure compliance.
- f. Owners will be responsible for cleaning up messes left by pet(s).
- g. The Board reserves the right to grant exceptions to the pet policy including extended family, employees or other reasonable requests. The Board has the right to revoke any granted exceptions should any pet(s) be determined objectionable in any way by the on-site manager or the Board.