

- If there is trouble with the air conditioning unit: Sandarac A—Call the office 463-6080; Sandarac B—please call your local service provider.
- Use only low suds detergents such as Dash or All in washing machines.
- The luggage cart is located in the storage room (Sandarac A adjacent to 101; Sandarac B adjacent to 105). Your lobby key will open the door if a key is required. Return the cart promptly.
- The shopping carts, one for each building, are provided by the Association for your convenience and are located by the newspaper racks. Please return the cart to its proper location as soon as you have finished your task. Do not leave the cart in the elevator.

Sandarac Gas Grill

The Grill is located by the Holiday Inn fence for Sandarac A and by the Pointe Estero fence for Sandarac B. Do not use charcoal.

Cabana Rental

The Cabana rental on the beach is NOT associated with the Sandarac. Please see the concessionaire on the beach for prices and availability.

Social Night

Sandarac A—Thursday 5 pm to 7 pm;
Sandarac B,—Wednesday – 5 pm to 7 pm
Bring a dish and favorite drink and meet your neighbors. Open to all.

Vacating the Unit

When vacating a unit, turn the water off at the main valve in the Laundry Room.

Shelling

The town of Fort Myers Beach prohibits live shelling.

Fireworks

The town of Fort Myers Beach prohibits the setting off of fireworks.

Recycling

Recycle area is located at the front of the property by the car wash. If it does not fit in the recycle bin, it will not be picked up. Large items may require special pickup. Contact the Resident Manager to make arrangements. Boxes must be broken down and put in the recycle bin. Rinse and clean all items before placing in recycle bin. No plastic bags - Our contractors will not pick up containers that have plastic bags in them.

What is Recyclable?	
Glass	
Yes	No
Soda bottles, beer bottles, liquor & wine bottles, jelly and mayo jars, salsa jars, any other green, clear or brown glass jars or bottles	Medicine bottles, dishes, drinking glasses, windows or mirrors, cookware (Pyrex, Corning, etc.)
Aluminum	
Soda cans, aluminum foil, beer cans, foil pie pans	Pots/Pans, cooking utensils, door screens, lawn furniture
Metal	
Soup cans, fruit cans, juice cans, pet food cans, vegetable cans, tuna cans	Tools, car parts, license plates, knives, forks, spoons
Plastic	
Milk jugs, some shampoo bottles, soda bottles, detergent bottles, butter/whipped topping tubs	Motor oil/Antifreeze jugs, household chemical containers, flower pots, polystyrene, egg cartons, plastic bags
Paper	
All parts of the newspapers, brown paper grocery bags, telephone books, corrugated cardboard	12 pack boxes, gift boxes, colored or white bags, junk mail, cereal boxes, office/computer paper, glossy magazines



Owner's & Renter's

Information

Guide

to The Sandarac

6666 Estero Boulevard
Fort Myers Beach, FL 33931

Web: <http://www.thesandarac.com>

Office Phone/Fax (239)463-6080
Emergency 911
Sheriff (239)765-2300

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The following rules and regulations, established by the Condominium Documents and by your Board of Directors, are based on courtesy, consideration and common sense and are intended to ensure the safety and comfort of you, your family and fellow occupants. If you have questions concerning the operation of our residential condominium, we urge you to discuss them with our Resident Manager or with any of the members of the Board.



Owners or their agents are responsible for providing renters with the rules listed in this brochure. Copies of this brochure are available in the office or may be printed from our

web site <http://www.thesandarac.com>. Locate the link under Owner Info.

Registration/Check-in/Check-out:

All renters and guests must register with the Sandarac Office during normal office hours Monday through Friday. If a late arrival or a weekend arrival is anticipated, registration cards are available outside the office and may be filled out and deposited in the mail slot. Rental agents must accompany renters at check-in. Owners are responsible for advising renters to check in at the office upon arrival. Owners should supply renters with registration card when keys to unit are transferred. Renters – call your rental agent or owner for problems in your apartment.

Renting

Apartments may not be rented for less than 1 month. Single family only. Maximum occupancy is six (6) for two bedroom unit and eight (8) for three bedroom unit.

Pets

No pets are allowed.

Parking

Each owner has been assigned a numbered parking space to be used only by the owner or renter. All vehicles must display either the owner's bumper sticker or renters/guest parking permit (on the dash). The office will supply the permit upon registration. Guest parking is restricted to spaces marked visitor. The parking of campers, mini-homes, motor homes, recreational vehicles, boats, trailers, trucks, etc. is not permitted for a

period of more than three days unless written approval is requested and received from the Sandarac Board of Directors. In general, no vehicle will be permitted that exceeds the dimensions of the assigned, numbered parking space. Under no circumstances may any vehicle be used for living quarters. Contact the Resident Manager for other situations that may arise from time to time.

Owners, their guests, and renters using the parking facilities do so entirely at their own risk and will be held liable for any inconvenience or damages. All incidents occurring within the Sandarac parking area must be reported to the Resident Manager. No apartment owner may have more than 2 cars using parking spaces at any time, one of which must be in the assigned numbered space. All vehicles must have a current license. 10 mph speed limit in parking area is mandatory.

Pool

Observe posted rules. Pool hours: 9 am to Dusk
Use Restricted to Residents and Guests Only

Pool Rules

1. State Law requires a cleansing shower before entering pool.
2. No Food, Glass, or Pets in pool area
3. Persons having open cuts, sores, rashes or communicable disease are not permitted in pool.
4. Children must be toilet trained, and if under 12 must be supervised by a responsible adult.
5. Adult (age 18 or over) hour is 3 pm-4 pm.
6. Reserving of pool furniture is not allowed. Do not remove furniture from pool deck.
7. Deposit all trash in containers provided.
8. No swinging or diving from lifeline or ladders.
9. Only Coast Guard Approved personal flotation devices allowed, No swim fins, tanks, coins, floats or toys in pool area.
10. No horseplay, running, jumping or screaming.
11. No radios or stereos (except with headphones)
12. Use Pool at Your Own Risk
13. No Diving

Warning—No Lifeguard on Duty
Parents are responsible for their child's safety
Emergency Medical Service #911
Bathing Load 32 Persons

Entrance and Walkways

The lobby intercom rings through your telephone. Visitors may pick up the phone, press * for a dial tone and your 2 digit number listed on the directory. If you are so called, you may dial 6 to admit someone just prior to hanging up the phone. Verify the

caller's identity before granting admittance. Entrance doors must be kept closed and locked at all times. Clean off sand before entering walkways or elevators.

The riding of bikes, mopeds, roller skates, skate boards, or ball or Frisbee playing are not permitted in the pool, parking areas or walkways. Parents must control their children and prevent them from playing in the walkways, elevators or other common areas. A bicycle rack is located by the recycle bin and car wash. Bicycle storage is at your own risk.

Stairways and walkways may not be used for storage, nor should towels, laundry, swimwear, etc. be placed on railings or porches where visible from exterior of unit. Dusting of rugs, etc. prohibited from walkways.

Garbage and Trash

Garbage and trash chutes are located on each floor. Secure garbage in plastic bags; break-up large boxes, or if too bulky, carry to trash bin located on ground floor. Do not throw bottles or glass down the trash chute. Carry all bottles or glass to the trash bin or to the recycle bin. Use chutes between 8 am and 10 pm only.

Miscellaneous

- No apartment owner or resident shall play or permit to be played any musical instrument or operate or permit to be operated a phonograph, radio, television set or other loud speaker or electronic device that could be disturbing to adjacent residents.
- There shall not be kept in any apartment any inflammable, combustible or explosive fluid, material, chemical or substance except for normal household use.
- No apartment owner, resident or guest is permitted on the roof of the building at any time.
- No apartment owner or resident shall direct, supervise or in any manner attempt to assert control over any of the employees of the Association nor attempt to send any of employees on private business of apartment owner or resident.
- No cooking is permitted on unit porches or in common areas of the condominium.
- Complaints regarding the services, common or limited common areas of the condominium shall be made in writing to the Board or to the Resident Manager.