

Seahorse Rules and Regulations

Pursuant to Paragraph 2.4 and 4.4 of the Condominium Declaration for Seahorse Condominium and Paragraph 5.3(b) of the By-Laws of Seahorse Condominium Owners Association, Inc., the Board of the Seahorse Condominium Association has promulgated the following regulations governing the use of the Seahorse Condominium facilities.

Owners are required to strictly comply with these Rules and Regulations and are responsible to the Association for the compliance of these rules by any person who uses the owner's unit, whether through rental or other invitation ("Guests"), both minor and adult.

1. In compliance with Texas Property Code §92.010, no more than 6 adults may rent or occupy any unit. A maximum of 8 persons may occupy a unit as long as at least 2 of those persons are under the age of 18.
2. Guests may not bring a pet on the Seahorse property. Only owners may have pets on property.
3. No events or parties on the property without prior approval of the Board.
4. Guests may not invite or permit persons on the Seahorse property who are not staying in the unit.
5. After 10:00 pm and before 7:00 am, there must be no loud music, shouting, or other noises that may disturb neighbors.
6. Do not hang anything from the second-floor railings.
7. Follow all posted signs, including the pool rules sign. This includes no glass within the pool fence and no one under the age of 14 may use the pool without adult supervision.
8. No trailers, boats, RVs, or other vehicles that use more than one parking spot may be parked in the Seahorse parking lot unless prior permission is received from the Board.
9. Clean the barbeques, the areas around the barbeques, and the outdoor tables after each use.
10. No barbeques are allowed except those provided by the Association in the common area.
11. No household trash may be dumped in the trash bins in the courtyard common area.
12. No chairs or belongings may be left in the hallways or walkways or stored under the stairs.

Pursuant to Paragraph 4.4 of the Condominium Declaration, the Association establishes the following penalties for infractions of these regulations. **These penalties are in addition to the Association's right to evict any Guest who violates these regulations.**

- \$100 per night for violation of rule 1 or 2.
- \$100 per violation for other violations.
- Reimbursement to the Association for any damage caused by violation of any regulation.