

St. Thomas Square

Master Owners Association

MARCH 2017

2017 RULES & REGULATIONS

The 2017 Rules & Regulations were approved at the January 14 MOA Board of Directors meeting. They will be emailed to Owners and property managers, as well as posted on the bulletin boards and on our website.

New is a ban on all non-watercraft trailers. This includes cargo, utility, motorcycle, and flatbed trailers. There is an exception for active work and construction use of trailers. However, under no circumstances may a trailer be left on property overnight.

Watercraft and watercraft trailers may only be on property when the Owner is in residence. Parking is available on a first-come, first-served basis at the East end of the parking lot.

We have been put on notice by the Fire Marshall that grills of any kind are forbidden on balconies and patios. We do have grills available at the clubhouse, bring your own charcoal!

CONDO AUDITS

The unit audit results will be sent to you soon. Please review and address our recommended repairs. Almost every unit needs to have the shut-off valves replaced. Our maintenance staff can perform this service for \$150 per unit. We have seen ranges from \$250-300 being charged by local plumbing services.

There are also several units that remain inaccessible to us. Remember that you are required to leave a key or door code on file with the office.

FUTURE MOA BOARD MEETINGS

All meetings start at 9 a.m. in the clubhouse

Saturday, April 8

Saturday, July 15

Saturday, September 23

Friday, October 20

ANNUAL MEETING: Saturday, October 21

WIRELESS INTERNET - SUPPORT

The wireless network is "St Thomas WiFi" and the security key is StThomas (no periods or spaces). Please call the support line to report issues as they happen. If it is after hours, PLEASE leave a message-they will call you back.

888-363-8266 or support@net-com.com

Report to the office if you have no results from calling the support line.

PETS

Please remember that ALL pets must be approved and registered at the office. All dogs must be on a leash outside, and waste must be properly disposed.

PLAZA ENTRYWAYS

Please remember to keep the Plaza entryways clear of all items, including chairs, pool toys, shoes, etc.

POOL BANDS

Remember pool bands are required for each person in the pool area! Replacement bands are available to Owners and rental managers for \$5 each.

ST THOMAS SQUARE WEBSITE

WWW.STSMOA.COM

New documents including the new Rules, updated insurance certificates, wind mitigation reports, and the new budgets have been added to the website. For your dues amount, click on the heading for your Villa/Plaza. Under "Financials", click on the budget. You will be able to see both the MOA and Villa/Plaza amounts due. Remember these must be paid separately, on the first of each quarter. You

REMEMBER TO FOLLOW US ON FACEBOOK!

www.facebook.com/stthomassquare