

CONTRACTOR GUIDELINES
FOR WORK PERFORMED AT PRIVATELY OWNED UNITS
AT SEASCAPE OWNERS ASSOCIATION, INC.

1. These guidelines are established for work being performed on behalf of an owner inside of their owned unit.
2. The Association is not responsible for contractor selection, payment terms, payment, etc.
3. No contractor performing work under contract or agreement with an individual owner has a right of lien on any property other than that owned by the unit owner for whom work is being performed.
4. Contractors performing work for an owner may not utilize the common areas of the Seascape for storage of equipment or materials, staging for work performed; nor use electrical outlets outside of the unit itself.
5. For the convenience of owners, tenants, and guests at the property, work hours at the complex are 8:00 a.m. to 4:00 p.m. Monday through Friday
6. Unit keys can only be distributed upon written approval of the unit owner. All keys must be signed out and back in at the Seascape office during posted business hours.
7. As work conducted inside of a unit can affect other units and/or common elements of the property, before any work can begin at the Seascape Complex, the contractor must supply a certificate of insurance naming, as additional insureds, the Seascape Owners' Association, Inc., and through membership each member/owner; and the Certificate verified by the HOA staff.
8. Contractors are responsible for meeting all OSHA guidelines required in connection with the work being conducted on Seascape property.
9. No construction material is allowed in the dumpster. Contractors must make their own arrangements for the removal of all remodeling debris and clean up for the common areas used during the remodel. Failure to clean up or remove any remodeling debris as stated will result in chargeback for said clean up to the unit owner.
10. All required city permits must be posted prior to start of construction(electrical, plumbing, A/C replacement, etc.)
11. No construction/remodeling shall be permitted in any unit under any circumstance without the prior approval of the architectural control committee. Applications are posted on the web site and can be obtained through Etheredge Property Management or at the on site office from Kurt.

I have read and agree to the contractor guidelines for work performed at privately owned units at the Seascape Owners Association, Inc. established by the Seascape HOA.

Signature

Printed Name

Company Name

Date