

Surfside Estates Owners Association
Cape San Blas, Florida
Important Facts
Amended April 16, 2015

DUES AND FEES

HOA dues are annually \$325. They are due May 1st each year.

\$2,000 Initiation Fee is to be paid by the buyer at the closing of any lot sale. Initiation fees shall be paid by the first and all subsequent purchasers, that is, each time the Lot or Lot and house is sold, the buyer must pay the initiation fee. The seller of each Lot shall collect the initiation fee at closing and remit the same to the Association. This took effect June 1, 2014.

\$2,000 Architectural Fee is to be paid by the lot owner to The Association when the plans for the house are submitted to the ARC Committee.

HOUSE SIZE AND ARCHITECTURAL DESIGN

All lots shall be used for single family residential purposes only. A minimum of 1200 square feet of heated and cooled living area exclusive of carports, garages or outside utility buildings is required. Owners must submit any plans for construction to the Architectural Control Committee (ARC) and these must be approved before any grading or building commences.

RENTAL POLICES

Rental units shall have backdoor pickup.

Any rental unit allowing more than six occupants shall have not less than three garbage cans.

Rental signs must be attached to the structure and may not exceed two square feet.

PARKING POLICY

No vehicle of any kind, including a boat, shall be parked on the streets within the subdivision except that construction, delivery and similar vehicles may park on the streets during normal business hours.

SEWER OR SEPTIC SYSTEM

Owners may either place a septic system on their lot or hook up to the city sewer system. Sewer lines run down Pluto and Polaris which provides a considerable savings to owners on those roadways.

FINDING INFO ABOUT PROPERTIES

The Gulf County Property Appraiser has a fairly good website. (www.gulfpa.com) Go to the property search and you can type in an address in the Association or an owner's name and navigate from their card.

FOR MORE INFORMATION: contact GCPS 850-229-2706 or staff@gcpsflorida.com