

BEAR ISLAND HOMEOWNERS' ASSOCIATION, INC.
SALE APPROVAL APPLICATION

INSTRUCTIONS:

1. THE DECAL NECESSARY FOR ENTRANCE INTO BEAR ISLAND BY RESIDENTS WILL BE PROVIDED AFTER THE RECEIPT AND REVIEW OF THE COMPLETED APPLICATION/ "RESIDENT INFORMATION FORM" PROVIDED BELOW. UPON RECEIPT OF THE COMPLETED APPLICATION THE ASSOCIATION HAS TEN (10) BUSINESS DAYS IN WHICH TO APPROVE/DENY SAME.
2. YOU MUST SUBMIT WITH THIS APPLICATION:
 - A. A \$100.00 NON-REFUNDABLE CHECK MADE PAYABLE TO "BEAR ISLAND HOA"
 - B. A \$50.00 NON-REFUNDABLE CHECK MADE PAYABLE TO "MIAMI MANAGEMENT" FOR THE PROCESSING FEE. THIS MUST ACCOMPANY THE APPLICATION. APPLICATION WILL NOT BE PROCESSED WITHOUT REQUIRED FEES.
 - C. A COPY OF THE EXECUTED CONTRACT FOR SALER AND PURCHASE OF THE PROPERTY. INCOMPLETE APPLICATIONS WILL CREATE AN UNNECESSARY DELAY IN OCCUPANCY.
3. PRIOR TO MOVING IN THE GUARDHOUSE STAFF MUST BE NOTIFIED BY THE NEW RESIDENT OF THE DATE OF THE MOVE-IN AND THE NAME OF THE MOVING COMPANY. IF YOU ARE MOVING YOURSELF...THE GUARDS MUST BE MADE AWARE OF SUCH! _MOVING IN ON A SUNDAY IS STRICTLY PROHIBITED!!!
4. IT IS THE NEW OWNER'S RESPONSIBILITY TO GET THE GATE TRANSPONDERS AND THE HOMEOWNERS' DOCUMENTS PROVIDED TO THE PREVIOUS OWNER. ADDITIONAL CARDS ARE \$25.00 EACH.
5. ALL GUESTS MUST BE ANNOUNCED TO RESIDENTS BY THE GUARD. THE "CALL WAITING" FEATURE SHOULD BE ADDED TO YOUR HOME TELEPHONE TO EXPEDITE ENTRY; A BUSY SIGNAL WILL RESULT IN A DELAY!
6. A GATE CARD IS REQUIRED FOR ENTRY THROUGH THE "RESIDENT'S GATE". IF YOU DO NOT HAVE A CARD YOU MUST USE THE "VISITOR'S GATE".
7. IF THERE ARE ANY QUESTIONS, PLEASE CALL 561-686-7818 OR CHECK OUR WEBSITE: BEARISLAND.US
8. TO ACTIVATE YOUR ALARM SYSTEM...PLEASE CALL PENNY BRONSDON AT "ADT" (561-712-5429) NOTE - THERE IS A \$25.00 ANNUAL ALARM REGISTRATION FEE THE CITY OF WEST PALM BEACH CHARGES UPON ACTIVATION.
9. THERE ARE RESTRICTIONS ON THE KIND OF PET YOU MAY HAVE AND THE NUMBER OF PETS! IF YOU DO NOT UNDERSTAND...ASK QUESTIONS NOW, RATHER THAN HAVING TO LOSE A LOVED ONE!!!!

Current Owner: _____ Telephone #: _____
 Property Address: _____ Lot #: _____
 E-mail Address: _____

Purchaser: _____ Telephone #: _____
 Current Address: _____
 E-mail Address: _____
 House is purchased with intent to: _____ Occupy: _____ Rent: _____
 Name/Ages/Relationships of All Intended Occupants: _____

Pets: maximum of two (2) dogs or cats; no weight limit. The following are not permitted: Pit Bull, German Shepherd, Doberman Pinscher or Greyhound.

Name of Pet(s):	Breed	Age	Size	Weight
_____	_____	_____	_____	_____
_____	_____	_____	_____	_____

Employer(s):	Telephone #:	# of Years:
_____	_____	_____
_____	_____	_____
_____	_____	_____

I(We) hereby acknowledge that I (We) have read and agree to abide by all the Documents/Rules and Regulations of the Bear Island Homeowners' Association, Inc. The Owner(s) and Buyer(s) represent that the attached contract does not violate our Documents/Rules and Regulations, which Buyer(s) acknowledge(s) having received and read. Buyer(s) agree(s) to furnish the Association a copy of the recorded Deed within thirty (30) days of closing or the Association will obtain it through our attorney and will pass said cost through to Buyer(s).

 SELLER Dated: _____ BUYER Dated: _____

 SELLER Dated: _____ BUYER Dated: _____

PLEASE LEAVE THIS FORM WITH CHECKS FOR THE REQUIRED FEES IN THE LOCKED BOX ON THE NORTH SIDE OF THE GUARDHOUSE OR MAIL TO:
 BEAR ISLAND HOMEOWNERS' ASSOCIATION, INC.
 C/O MMI OF THE PALM BEACHES, INC.
 1201 US Highway One, Suite 330
 North Palm Beach, FL 33408

BEAR ISLAND HOMEOWNERS' ASSOCIATION, INC.
"HIGHLIGHTS OF OUR RULES AND REGULATIONS"

APPROVALS:

The Association must approve IN WRITING all exterior work, landscaping, leasing and the resale of homes.

SUNDAY RESTRICTIONS:

NO moving in or out of Bear Island is allowed.
Deliveries, work, and commercial vehicles are NOT allowed.

VEHICLE RESTRICTIONS:

Motor homes and recreational vehicles are not allowed in Bear Island.
All vehicles in Bear Island MUST display a current decal OR they will be towed without notice!
The Residents' gate will only be opened by a magnetic card; the guard will not open this side of the drive for you!
Vans, trucks, boats and motorcycles must be garaged at all times!
Commercial vehicles performing services cannot enter Bear Island before 8:00am and must leave by 5:30pm.
Guests with vans or trucks must leave Bear Island by 10:30pm or the vehicle MUST be put in your garage!
Disabled or damaged vehicles will be considered nuisances and will not be permitted on property!
Any owners, guests or contractor in violation will be towed without further notice!

GARBAGE COLLECTION:

Our collection days are Monday and Thursday. Recycling is on Thursday ONLY!
Landscape refuse is picked up on Thursday ONLY!
Do NOT put out debris until Wednesday and do NOT place under trees or on the grass!
If you have a private lawn care service...they are responsible for removing their own debris!
Garbage can not be set out until after 5:00pm the night before collection!

PETS:

All pets must be leashed and you are REQUIRED to clean up after your pet!
If you are a repetitive violator of this rule...the Association will be forced to declare the pet obnoxious and the owner will be required to dispose of it.

SPEED LIMIT:

The speed limit in Bear Island is 25mph. Please observe it! Please think of our children!

ALL APPLICANTS FOR PURCHASING OR LEASING MUST SIGN BELOW!

_____ Dated: _____ Dated: _____

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C/O MMI OF THE PALM BEACHES, INC.
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North Palm Beach, FL 33408

BEAR ISLAND HOMEOWNERS' ASSOCIATION, INC.
RESIDENT'S INFORMATION FORM

OWNER'S NAME(S) _____

BEAR ISLAND ADDRESS: _____ LOT #: _____

HOME TELEPHONE #: _____ DAYTIME TELEPHONE #: _____

FAX TELEPHONE #: _____ EMAIL: _____

VEHICLE:	YEAR	MAKE	MODEL	COLOR	LICENSE PLATE #
_____	_____	_____	_____	_____	_____
_____	_____	_____	_____	_____	_____
_____	_____	_____	_____	_____	_____
_____	_____	_____	_____	_____	_____

OUT OF STATE ADDRESS: _____

OUT OF STATE TELEPHONE #: _____

EMERGENCY CONTACT: _____ TELEPHONE #: _____

RENTER'S NAME(S) _____ TELEPHONE #: _____

AUTHORIZED SERVICE PERSONNEL:

PLEASE CALL THE GUARDHOUSE TO AUTHORIZE GUEST ENTRY AND OCCASIONAL SERVICE PEOPLE!

NOTE: ALL QUESTIONS NEED TO BE ANSWERED TO UPDATE OUR RECORDS, THUS IMPROVING ACCESS PROCEDURES AND THE GUARD'S EFFICIENCY!

Resident

Dated: _____

Resident

Dated: _____

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FOR OFFICE USE ONLY!

DECALS: _____

BEAR ISLAND COMMUNITY ASSOCIATION, INC.
Security Gate Access Information
For Transponder

Applicant Name: _____

Bear Island Property Address: _____

Home Phone (Local): _____ Other Phone: _____

Email: _____

I am a current homeowner/tenant of the above address and:

I am requesting an additional transponder(s).

(One transponder will be issued per household. Each additional transponder requires a check payable to Bear Island Community Association, Inc. for (\$25.00).

VEHICLE INFORMATION

This form must be completed for each request. PLEASE PRINT CLEARLY

Make: _____ Model: _____ Year: _____

License Plate #: _____ State: _____ Color: _____

Registered To: _____

Make: _____ Model: _____ Year: _____

License Plate #: _____ State: _____ Color: _____

Registered To: _____

Make: _____ Model: _____ Year: _____

License Plate #: _____ State: _____ Color: _____

Registered To: _____

Make: _____ Model: _____ Year: _____

License Plate #: _____ State: _____ Color: _____

Registered To: _____

I certify, by my signature, that I am a resident in Bear Island Community Association, Inc. I agree that should I sell or transfer the aforementioned vehicle, I will notify Management and have the transponder deleted from the system.

Applicant Signature

Date