EXECUTIVE CENTRE

HOUSE RULES AND REGULATIONS

TABLE OF CONTENTS

A. GENERAL....2
B. OCCUPANCY AND USE....3
C. PUBLIC AREAS....4
D. LANAIS....5
E. NOISE AND DISTURBANCES....6
F. PARKING GARAGE....6
G. SWIMMING POOL, JACUZZI AND DECK AREA....7
H. SECURITY....9
I. MOVE-IN, MOVE-OUT AND DELIVERIES....10
J. MAIL....11
K. INVITEES....11
L. NON-DISCRIMINATION POLICY....12

EXECUTIVE CENTRE

HOUSE RULES

PURPOSE

The purpose of these House Rules is to help protect all occupants from annoyance and nuisance caused by improper use of the apartments of the Executive Centre (the "Project") and to help protect the reputation and desirability of the Project. The responsibility for enforcement of these House Rules is delegated by the Board of Directors to the Management and Site Management collectively "Management"). All owners and occupants and their invitees shall be bound by these House Rules and by standards of reasonable conduct whether or not covered by these House Rules. The term "occupants," or "occupant" in the case of the singular, as used in these House Rules shall mean any person or entity occupying or otherwise using an apartment and shall include the owner of an apartment, the members of the owner's family living with the owner, and lessees or tenants under written or oral agreement with such owner. The term "invitees" as used in these House Rules shall mean any person or entity who shall enter upon the Project and/or an apartment pursuant to oral or written invitation, request, instruction or permission from an occupant and shall include agents (business or otherwise) guests and visitors and all others who may lawfully enter upon and use the Project and/or an apartment by, through or under an occupant.

A. GENERAL

l. All occupants and invitees shall observe these House Rules. Owners shall be required to provide these House Rules to their tenants and invitees.

2. Occupants or invitees shall not require building employees to perform private or personal errands for them.

3. Occupants shall not require building maintenance personnel to do work in any apartment unless there is an emergency endangering other apartments or the common areas.

4. Occupants should inform the Management in advance of an expected delivery or repairman.

5. Management shall not be required to allow anyone access to an apartment without written permission from the occupant.

6. All occupants shall be registered with management. Owners shall be responsible for registering their tenants and invitees.

B. OCCUPANCY AND USE

1. No apartment shall be used for any purpose which is unlawful under any local, state or federal law.

2. Occupants shall be responsible for their own conduct as well as the conduct of their invitees at all times. Occupants will conduct themselves in or about the Project in such a manner that their behavior will be neither offensive to other occupants and users of the Project nor damaging to any portion of the buildings, improvements, equipment or facility of the Project.

3. Any damage to the Project caused in any manner whatsoever by an occupant or an occupant's invitees shall be the responsibility of such occupant, and such occupant shall pay to the Association, upon demand, the costs and expenses incurred by the Association in repairing such damage.

4. No animals whatsoever shall be allowed or kept in an apartment or in any part of the Project except that residents who first obtained the Board's approval may keep fish and small birds inside their apartments; provided, however, that disabled residents or disabled guests may have a guide dog, signal dog, or other animal that is required to allow the disabled resident or guest to make full use of the project, including the apartments; provided that the Association may require written confirmation of the disability from a physician or other qualified person if the disability or the need for the animal are not obvious.

5. Fish tanks, aquariums or any other vessels containing large amounts of water are not allowed in any part of the Project.

6. Water furniture is not allowed in any apartment or any part of the Project.

7. Flammable liquids such as gasoline, kerosene, acetone or any other volatile, flammable or explosive material shall not be brought on or into the Project.

8. The exploding of fireworks or any similar device anywhere in the Project is strictly prohibited. Violations of this rule will be immediately reported to the Honolulu Police Department.

9. All appliances and mechanical devices of the Project shall be operated only in the manner for which they are intended. Each item shall be kept clean and in working order at all times. Any malfunctions shall be immediately reported to the Management.

10. No sign, signals or lettering shall be inscribed or exposed on or at any window, wall or door of an apartment.

11. Except as required by the Federal Communications Commission's OTARD rules, no antennas or other objects shall be attached to outside walls of any building or to the exterior of any door or window of an apartment.

12. Plumbing equipment, such as toilets, showers and garbage disposals, shall be used only for the purposes for which they were designed. Sweepings, diapers, rubbish, rags, and paper will be disposed of in the trash and not through the plumbing system. Damage resulting to the buildings or other apartments from such misuse shall be paid for by the occupant who caused it.

C. PUBLIC AREAS

1. All public areas, including, but not limited to, corridors, elevators, parking garage, lobby, pool, sauna and stairwells, are to be used for the purpose for which they were designed and not as a lounge or a recreation area unless specifically designated as such.

2. No occupant or invitee shall place, store or maintain in the hall, lobby, stairwells, garage or any other public area any furniture, packages or objects of any kind, nor shall they obstruct transit through such public areas.

3. Non-residents may be removed from any public areas if they are causing dangerous situations to occur or are violating the rights of others.

4. All furniture and other property belonging to the Project are to be used appropriately and treated with care and respect.

5. Horseplay, running, yelling, ball playing or other boisterous conduct shall not be permitted in any public area.

6. Occupants and their invitees shall not enter the lobby, elevators, corridors or any other public area unless appropriately clothed. Swimsuits or shorts without cover-ups shall not be permitted. Footwear of some type (shoes, slippers, sandals, etc.) shall be required in all public areas other than the pool area.

7. Bicycles, surfboards and similar bulky recreational equipment shall not be carried through the lobby or in any elevator except as freight in a properly padded elevator.

8. Littering of any kind is expressly prohibited.

9. Smoking, eating or drinking is not permitted in any elevator.

10. No smoking is permitted anywhere in the buildings, including the apartments and lanais. This rule prohibits the use of tobacco, marijuana (including medical marijuana), electronic

cigarettes, and any other activity that is considered “smoking” under Hawaii law (see Section 328J-1 of the Hawaii Revised Statutes for details).

[Note to the Board: The Bylaws authorize the Board to designate an outdoor lanai area for smoking. The Board may wish to designate “smoking” areas, although that is not required.]

11. All signs, posters and advertisements must be presented to the Management for approval prior to posting. Only those items which, in the opinion of the Management, contribute to the overall well-being of the Project and its owners and occupants will be considered. The Management shall post all items on the bulletin board in the lobby.

12. No shoes, slippers, welcome mats, etc., shall be left outside the entrance doors to apartments.

13. Furniture or other items placed in any public area is for use in that specific area and shall not be moved therefrom.

14. No solicitation or canvassing will be allowed on the premises at any time, with the exception of the solicitation of proxies or distribution of materials relating to Association matters.

15. Bulky item dumping is prohibited in any area of the project. Bulky items includes, but is not limited to all furniture and appliances, construction material waste such as carpet, padding, tile, wood, doors, drywall, etc.D. LANAIS

1. Occupants shall be responsible for the care and maintenance of lanais which are included in their apartment.

2. Only appropriate furniture and small plants shall be placed or kept on the lanais. Any unsightly or disturbing items shall be removed at the request of the Management. All plants shall be placed in containers so as to prevent the dripping of water or soil onto other apartments.

3. Towels, bathroom apparel, brooms, mops, cartons or other unsightly objects shall not be placed on lanais so as to be seen anywhere outside the Project or from any other apartment within the Project.

4. No fires, barbecuing or any associated equipment such as hibachis or grills shall be permitted on any lanai at any time. Use of such equipment, is not allowed in any part of the Project.

5. No articles of any kind, including cigarettes, matches, etc., shall be thrown from any lanai.

6. Care should be taken when cleaning lanais and window ledges to prevent water from dripping onto other lanais or running down the

exterior of the building and to prevent debris such as sweepings to filter down on the other areas of the Project.

7. Lanais are not to be used for storage of any kind at any time.

8. Birds shall not be fed on lanais or window ledges, nor shall any structure, plant or any item be placed or left on lanais or window ledges which might encourage the nesting of birds.

9. No awnings, shades, windbreaks, signs, signals, lettering, projections, antennas or similar devices shall be installed, inscribed, exposed, erected on or extended from any lanai.

E. NOISE AND DISTURBANCES

1. The occupants shall not conduct any activity that creates offensive odors, noise or other excessive discomfort or disturbance outside their unit. If the Management receives complaints, the occupant may be required to take remedial action such as close the windows, install filters, or stop engaging in the activity as required by the Management.

2. Excessive noise of any kind at any time is strictly prohibited and should be reported to the Management.

3. All occupants and invitees using any public areas, including elevators, corridors, etc., within the premises shall keep noise to a minimum.

4. At all times, radios, TVs, stereos, tape recorders, musical instruments, etc., shall be played at volumes that will not disturb or annoy other occupants.

5. Every attempt shall be made to keep doors from slamming.

6. Roller skates, skateboards, tricycles, bicycles and all other non-motorized vehicles shall not be ridden or operated anywhere in the Project, including all garage areas.

7. Noisy motorbikes or any noise device on vehicles shall not be operated in any part of the parking or garage area.

F. PARKING GARAGE

1. Safety to persons and property must be the primary consideration in operation of vehicles in the garage. The maximum speed limit is FIVE MILES PER HOUR. Extreme caution must be exercised to avoid injury to persons on foot. Caution is necessary at all times. Drivers are expected to observe common courtesy for the safety of all.

2. Absolutely no activity other than the parking of vehicles or the loading or unloading of household items shall take place at any time in the garage area.

3. No vehicle may be parked or left unattended in any driveway or area other than those designated for parking nor in such a manner so as to block or prevent access to any entrance or exit of the building.

4. Any damages caused to other vehicles, persons or property shall be the sole responsibility of the person causing the damage.

5. Automobiles and other motorized vehicles shall be centered in the parking space so as to prevent crowding of adjacent stalls or blocking of passages.

6. Parking stalls shall be for automobiles only.

7. Bicycles, surfboards and similar objects must be kept in their specially designated area(s). Access to the areas are by the garage ramp entrances only.

8. All motorized vehicles must be insured in operable condition and display current license plates and safety inspection decals.

9. No repair or washing of vehicles shall be allowed in the garage area or anywhere else in the Project.

10. Violators of any parking regulations will have their cars towed away at their own expense. The Association reserves the right to remove any vehicle parked in an unauthorized place or manner at the expense of the driver or owner of said vehicle. If the violator is an occupant or invitee of an occupant, the occupant shall be held responsible for any towing charges and related costs. The Association or the Management is under no obligation to give notice of such removal due to violation of any parking regulations.

G. SWIMMING POOL, JACUZZI AND DECK AREA

1. No lifeguard is on duty at any time. Occupants and invitees shall use the swimming pool and jacuzzi at their own risk. The swimming pool and Jacuzzi may only be used from 7:00 a.m. to 9:00 p.m.

2. The pool area is for the exclusive use of occupants and their invitees. An apartment may have no more than two (2) invitees in the pool area at any given time unless prior written approval is obtained from Management for a larger number of invitees. Invitees must be accompanied by the occupant.

3. Persons having any skin disease or rash, inflamed eyes, nasal or ear discharge, bandages, open wounds or any communicable disease shall not enter the pool or jacuzzi.

4. All persons using the swimming pool or Jacuzzi shall take a cleansing shower bath before entering the swimming pool.

5. Owners and residents must ensure that family members and guests who are non-swimmers or weak swimmers are accompanied at all times in the pool area by someone who can ensure their safety. In particular, a child under the age of 12 should [must] be accompanied by an adult when using the pool area, unless the child is a competent swimmer. A child's parent or guardian shall be responsible for determining if the child is a competent swimmer and for the safety of the child.

[Note: the underlined language is a "safe harbor" provision that helps minimize liability for fair housing claims. However, some insurers require the removal of the underlined language and the replacement of "should" with "must." ***Please check with your insurer to determine whether or not these changes are required. "Should" is usually considered to reduce the possibility of discrimination claims.***]

6. Occupants are completely responsible for their invitees and, regardless of age, shall not permit them to enter the pool enclosure if they are not competent swimmers, unless a responsible adult accompanies them at all times. Except to the extent that is shall be in violation of any local, state or federal law. Unsupervised persons who are not competent swimmers (whether occupants or invitees) will be asked to leave.

[Note: the underlined language should be deleted if Section G.5 states that non-swimmers should be supervised.]

7. No glass containers, tumblers or any other item made of glass shall be permitted in the pool, jacuzzi or deck areas.

8. No food, beverage, gum, etc., shall be allowed in the pool, jacuzzi or deck areas.

9. Toys, floatation mats or devices, snorkels, swim fins, diving gear or similar items shall not be permitted in the pool, jacuzzi or deck areas.

10. Radios and other electronic or mechanical sound reproduction devices may be used in the pool enclosure area, but only with earphones and only if the sound is inaudible to anyone but the user. Musical instruments of any kind are not to be played in the pool enclosure area.

11. All bobby pins, hair pins and similar objects must be removed before entering the pool or jacuzzi.

12. Horseplay, running, yelling, ball playing or other boisterous conduct shall not be permitted in the swimming pool enclosure.

13. Spitting, blowing of noses, etc., shall be strictly prohibited in the swimming pool and jacuzzi.

14. Excessive splashing of water other than that accompanying normal swimming shall not be permitted.

15. The safety equipment provided within the pool enclosure shall not be used for any other purpose.

16. Receptacles in the pool enclosure are to be used to dispose of unwanted articles.

17. All persons must dry themselves completely before leaving the pool enclosure.

18. Under no circumstances shall the swimming pool be used for conducting swimming lessons.

19. In the jacuzzi tub, the water level must be three inches above the highest jet on the sides of the tub for proper operating results. Remember that your body displaces a lot of water, so fill the tub to the proper depth before turning on the jacuzzi and entering the tub. Then, as the tub is operating, some water will invariably seep out through the closed drain. To prevent the water level from going too low, run some water during your jacuzzi bath. These instructions apply to the jacuzzis in the common areas as well as the jacuzzi which may be in an apartment.

20. Swimming pool hours are 7:00 a.m. to 9:00 p.m.

H. SECURITY

1. Occupants and their guests shall not attempt to enter unauthorized areas either with keys, access cards or by any other means.

2. Doors from the building leading to the garage on the 3rd through the 10th floors should be closed at all times. Do not leave these doors open since this may allow unauthorized people to enter the building from the garage. Exit doors from the stairwells must also be kept closed at all times.

3. Occupants and invitees shall not allow tailgating through any secured areas by unauthorized persons. All persons must use their own keys and access cards. All invitees must check with Security.

4. Although the Project is provided with security, no security system provides absolute protection or constitutes a guarantee. Security is everyone's responsibility. Any occupant or invitee noticing anything unusual or anyone acting in a suspicious manner should contact Security immediately.

I. MOVE-IN, MOVE-OUT AND DELIVERIES

1. All moving-in, moving-out and household deliveries must be scheduled with the Management.

2. Hand-carry items may be brought into the building anytime between 7:00 a.m. and 10:00 p.m. without reserving the elevator but no more than two (2) items should be brought up at a time to allow elevator room for other occupants.

3. An occupant must be present to supervise the occupants' move and deliveries because Security or Management cannot sign for an occupant. An occupant must instruct the occupant's mover to call from the security desk as soon as it arrives. If the occupant does not have a phone service, the occupant must meet the movers at a pre-arranged time and place.

4. All moves, household or furniture deliveries must be done from the 3rd floor lobby.

5. Elevator #4 is designated as the freight elevator for the property. No other elevator shall be utilized for the transportation of furniture, appliances, equipment, or any other oversized items.

6. The elevator must be reserved for specific time periods and for no more than two hours each time. Reservations are on a first-come, first-served basis and must be made at least three (3) days in advance.

7. The elevator will not be available for moves, or deliveries on weekdays from 12:00 noon to 2:00 p.m. and from 5:00 p.m. to 6:00 p.m. This restriction does not apply on weekends and holidays. Moves and/or deliveries before 8:00 a.m. and after 10:00 p.m. are not permitted.

8. When an occupant has moved all of the Occupant's belongings to the 3rd floor lobby (if the occupant is moving in) or when the occupant has packed everything (if the occupant is moving out) and the occupant is READY TO LOAD the elevator, the occupant should see Security at the ground floor lobby to secure an elevator. It is the occupant's responsibility to post a reserved sign on the elevator.

9. In order not to inconvenience other occupants and invitees, the elevator must not be kept locked needlessly. The elevator must not

be secured until the occupant is ready to load (see paragraph 7 above) and Security must be notified if the occupant leaves the building. The elevator must be brought down to the ground floor lobby and Security notified when the move or delivery is complete.

10. A vehicle together with its load must not be over 6’2” in height, otherwise the vehicle will not be able to enter the parking garage above the ramp. For vehicles together with loads over 6’2” in height, limited parking is available on a first-come, first-served basis in the loading area located on the 2nd floor landing area (before the ramp leading to the parking gates on the 3rd floor). However, parking is prohibited at all times in the area designated as Longs Drugs. Vehicles parked anywhere on the Longs Drugs ramp will be towed away.

J. MAIL

1. The mailroom is located on the ground floor lobby at the bottom of the Bishop Street escalators. Oversized mail must be placed in one of the postal boxes. The key to the postal box will be in the occupants' mailbox.

2. Occupants should check their mailbox daily or have someone collect their mail for them when they are out of town. According to the postal service, uncollected mail will be taken back to the post office and held there for about ten days before they are returned to the sender.

3. For the convenience of occupants, but only with the SIGNED authorization of an occupant, the Management will accept UPS, Federal Express and post office package deliveries for the occupant. The Management will not accept C.O.D.’s or registered mail or deliveries other than the above-mentioned and will only hold packages for a 24-hour period. The authorization form can be obtained at the Management’s office. Neither the Association nor the Management will be held responsible for lost or misplaced packages.

K. INVITEES

1. Security must have an occupant’s approval to send visitors to the occupant’s floor. Therefore, when an occupant is expecting visitors or light deliveries (pizza, legal papers, flowers, etc.), the occupant should pre-approve their visit by registering them with Security at 539-3080.

2. If an occupant’s invitee is unexpected or is not registered, Security will call the occupant for approval. If Security’s call is unanswered, or if for some reason Security is not able to contact the occupant (i.e., the occupant does not have a phone or the occupant’s number is not listed with Security, the visitor will

not be allowed to go up to the occupant's apartment. Security will not go to an occupant's apartment to contact the occupant in person, except when the nature of the visit is an emergency.

3. After 10:00 p.m., no occupant will be contacted by anyone from the security desk. Invitees must call the occupant from outside of the Project. The occupant must then phone Security to notify Security of the occupant's invitees.

4. An occupant may authorize Security in writing to let the occupant's regular invitees up to the occupant's floor at any time. Authorization forms are available at the Management's office.

5. When an invitee is staying with an occupant in the occupant's apartment, the occupant must register the invitee with the Management for identification purposes.

6. Process servers must report to the Management and provide identification and copies of the documents to be served prior to entering any building.

7. All owner/tenant renovation contractors must check-in and register with security or management before proceeding to the unit.

L. NON-DISCRIMINATION POLICY

Pursuant to HRS Chapter 515, Title VIII of the Civil Rights Acts of 1968 as amended by the Fair Housing Amendments of 1988, and our non-discrimination policy, the Association does not discriminate on the basis of race, sex (including gender identity or expression and sexual orientation), color, religion, marital status, familial status, ancestry, disability, age or HIV (human immunodeficiency virus infection) in housing or real estate transactions. It is our policy to extend to all individuals the full and equal enjoyment of the advantages, facilities, privileges and services consistent with HRS Chapter 515 and the Federal Fair Housing Act. When providing services and facilities or enforcing the rules at the project, the Association will not allow discrimination, except as permitted by law. In particular, the Association will not treat any person unequally:

1. In granting or withholding any approval or consent required under the Association's rules.

2. In enforcing requirements of the Association rules about occupancy restrictions or use of the recreational facilities which might unlawfully restrict families with children.

3. In connection with requests of disabled occupants or visitors of the project to have guide dogs, signal dogs, or other animals required because of the occupant's or visitor's disability;

except that if the animals become a nuisance to others they will not be permitted at the project and will have to be removed.

4. In processing requests of disabled occupants to: (i) make reasonable modifications to an apartment or the common areas at their own expense; and (ii) have reasonable exemptions from requirements of the Association rules, to enable those occupants to have full use and enjoyment of the project.

The Board will suspend any requirement of the Association rules which, if enforced, could result in unlawful discrimination. If, however, a resident of the project or a visitor is requesting: an animal; modifications to an apartment or the project; or an exemption from the rules because of a disability, the Association may require written confirmation of the disability from a physician or other qualified person, including a statement from the physician or other qualified person as to the reasonable accommodation which is being requested. Please contact the Management if you have any questions.

RESOLUTION OF THE BOARD OF DIRECTORS OF THE ASSOCIATION OF APARTMENT OWNERS OF EXECUTIVE CENTRE

ADOPTING A SCHEDULE OF FINES FOR VIOLATIONS OF THE DECLARATION, BYLAWS, HOUSE RULES, AND BOARD POLICIES (COLLECTIVELY "RULES")

EXECUTIVE CENTRE 1088 Bishop Street EXHIBIT "A"

Guidelines for Application of Rules Violation Fine Policy for the Most Serious or Frequently Violated Rules

Sections		*1st Offense*	*2nd Offense*	*3rd Offense*	*4th & Subsequent Offenses*
House Rule B. Occupancy and Use:					
#4	No animals whatsoever shall be allowed or kept in an apartment or in any part of the Project. Exception: shall not be in violation of any Local, State of Federal law.	Written Citation w/ $100.00 Fine	Written Citation w/ $250 Fine	Written Citation w/ $500 Fine	Written Citation w/ $1,000 Fine
#6	Water furniture is not allowed in any apartment or any part of the Project.	Written Citation w/ $100.00 Fine	Written Citation w/ $250 Fine	Written Citation w/ $500 Fine	Written Citation w/ $1,000 Fine
#7	Flammable liquids as gasoline, kerosene, acetone or any volatile flammable, explosive material shall not be brought into the Project.	Written Citation w/ $500.00 Fine & Immediate Compliance or AOAO will remove at Owners expense (refer to Other provisions #2)	Written Citation w/ $1000 Fine	Written Citation w/ $2500 Fine	Written Citation w/ $5000 Fine
#10	No sign, signals or lettering shall be inscribed or exposed on or at any window, wall or door of any apartment.	Written Citation Notice Only	Written Citation w/ $100 Fine	Written Citation w/ $200 Fine	Written Citation w/ $250 Fine
#11	No antennas or other objects shall be attached to outside walls of the building, or exterior of any door or window of an apartment.	Written Citation Notice Only	Written Citation w/ $100 Fine	Written Citation w/ $200 Fine	Written Citation w/ $250 Fine
House Rule C. Public Areas:					
#12	No shoes, slippers, welcome mats, etc., shall be left outside the entrance doors.	Written Citation Notice Only	Written Citation w/ $100 Fine	Written Citation w/ $200 Fine	Written Citation w/ $250 Fine
#13	Furniture or other items placed in any public area is for use in that specific area & shall not be moved therefrom.	Written Citation Notice Only	Written Citation w/ $100 Fine	Written Citation w/ $200 Fine	Written Citation w/ $250 Fine
House Rule D. Lanais:					
#2	Only appropriate furniture & small plants shall be placed or kept on the lanais. Unsightly or disturbing items shall be removed upon request.	Written Citation Notice Only	Written Citation w/ $100 Fine	Written Citation w/ $200 Fine	Written Citation w/ $250 Fine
#3	Towels, bathroom apparel, brooms, mops, cartons, or unsightly objects shall not be placed on lanais so as to be seen anywhere outside the Project or from any other apartment within the Project.	Written Citation Notice Only	Written Citation w/ $100 Fine	Written Citation w/ $200 Fine	Written Citation w/ $250 Fine
#4	No fires, barbecuing or any associated equip. as hibachis or grills shall be permitted on any lanai	Written Citation w/ $500.00 Fine	Written Citation w/ $1000 Fine	Written Citation w/ $2500 Fine	Written Citation w/ $5000 Fine

Sections		1st Offense	2nd Offense	3rd Offense	4th & Subsequent Offenses
#6	Care should be taken when cleaning lanais & window ledges to prevent water from dripping onto other lanais or running down the exterior of the bldg. & to prevent debris as sweepings to filter down on other areas.	Written Citation Notice Only	Written Citation w/ $100 Fine	Written Citation w/ $200 Fine	Written Citation w/ $250 Fine
#7	Lanais are not to be used for storage of any kind.	Written Citation Notice Only	Written Citation w/ $100 Fine	Written Citation w/ $200 Fine	Written Citation w/ $250 Fine
#9	No awnings, shades, windbreaks, signs, signals, lettering, projections, antennas or similar devises shall be installed, inscribed, exposed, erected or extended from any lanai.	Written Citation Notice Only	Written Citation w/ $100 Fine	Written Citation w/ $200 Fine	Written Citation w/ $250 Fine
House Rule E. Noise and Disturbances:					
#1	No activity creating any obnoxious or offensive odor, noise or other discomfort shall be carried on or made in any unit or public areas which may annoy or interfere with the rights, comfort & convenience of other occupants.	Written Citation Notice Only	Written Citation w/ $100 Fine	Written Citation w/ $200 Fine	Written Citation w/ $400 Fine
House Rule F Parking Garage:					
#1	All drivers will strictly follow posted speed limit. The Maximum speed limit is FIVE MILES PER HOUR.	Written Citation w/ $100 Fine	Written Citation w/ $200 Fine	Written Citation w/ $250 Fine	Written Citation w/ $500 Fine
#6	Parking stalls shall be for automobiles only. i.e.: No motorcycles, scooters, bicycles or storage.	Written Citation Notice Only	Written Citation w/ $100 Fine	Written Citation w/ $200 Fine	Written Citation w/ $250 Fine
	Drivers will follow all One Way signs. No driving in the wrong direction will be allowed.	Written Citation w/ $100 Fine	Written Citation w/ $200 Fine	Written Citation w/ $250 Fine	Written Citation w/ $500 Fine
By-Laws- Article V. Section 9, Subsection r					
	(r) No smoking of any tobacco, marijuana or other substance (including but not limited to cigarettes, pipes, and cigars, and the use of devices that simulate the act of smoking if the device discharges vapor or other substances, such as certain electronic cigarettes) is permitted throughout the project including the apartments and lanais; provided, however, that the Board may designate certain outdoor lanai areas for smoking. The Board shall have the authority to adopt or amend house rules and policies pursuant to Article V, Section 10 of these Bylaws, to fully implement this provision.	Written Citation w/ $100 Fine	Written Citation w/ $250 Fine	Written Citation w/ $500 Fine	Written Citation w/ $1,000 Fine
Declaration P.2					
	Any alterations or additions, not properly approved, including but not limited to hard surface floors.	Written Citation Notice Only	Written Citation w/ $100 Fine	Written Citation w/ $200 Fine	Written Citation w/ $400 Fine
Percentage Rent:					
	Failure to timely file, with the AOAO, monthly percentage rent reports.	Written Citation Notice Only	Written Citation w/ $100 Fine	Written Citation w/ $200 Fine	Written Citation w/ $250 Fine

OTHER PROVISIONS:

1 These rules in no way shall limit, waive or restrict the obligations of Owners at all times to observe and perform all of the provisions, conditions and obligations of the Rules of the Executive Centre.

2 Nothing in this Exhibit "A" shall be interpreted to prevent or delay the Board or the Managing Agent from enjoining, abating, removing or remedying any violation or breach which may impair or in any way affect the value of safety of the Project or the use, enjoyment, safety or health of any apartment owner.