

**Tideview Estates
Condominium Association
Community Information Notice
October 24, 2006**

Anyone having questions relating to the following information is encouraged to contact Evergreen Management at (603) 778-6200. Owners are asked to forward a copy of this "Community Information Notice" to their tenants.

BOARD OF DIRECTORS:

**Arthur Golden – President
Sue Bigonia – Clerk
Rebekah Hildebrant – Treasurer
Kevin Ryan – Director
Heather Wass - Director**

OUTSIDE WATER SPIGOTS: End unit owners are responsible for maintaining the outside water faucet. PLEASE make sure that when turning it off, you remember to open the pressure relief screw. This will purge air and will relieve any possible pressure build-up.

Evergreen's maintenance staff will be removing the hoses and storing them in the utility sheds on the ends for the building for the winter.

WINTER PREPARATIONS: With the winter season not too far away, it is recommended that you check all of the following home systems for preventative safety measures:

- Furnace - This should be checked and cleaned by a professional before being used on a daily basis. Remember to keep the heat set to at least 55°, especially in the front foyer, to prevent the pipes from freezing.
 - Smoke detectors/flashlights - The batteries in your smoke detectors and flashlights should be replaced or checked to make sure they are ready for any possible outages.
 - Dryer vents should be cleaned of any debris to prevent the possibility of a fire.
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TRASH: "Trash may only be placed in bags purchased from the City of Dover. All trash must be in a barrel with a lid that can be readily detached or a barrel manufactured with hinges. All barrels, covers and recycle bins must be at all times clearly marked with the Unit Number. Trash must be kept inside the Unit until pick up day. Your recycling bin and trash barrel(s) are to be placed back inside the unit within 24 hours of trash day. Pick up day is Friday unless otherwise notified by the City of Dover and is posted at the mail house."

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PARKING: No parking shall be permitted on lawns, in the roadway, or in fire zones. Each unit is limited to two parking spaces, immediately perpendicular to their Unit. Vehicles may not park in a manner that impedes the parking of their neighbors. Absolutely, NO vehicle of any type and for any reason may park or drive on the lawn or landscaped areas. No commercial vehicles, boats, trailers, campers, RVs, snowmobiles, snowplows or all-terrain vehicles shall be used or kept anywhere on the premises of the condominium. Motor vehicles not currently registered for use on the highway shall not be stored, driven or parked on the condominium property. Inoperable, un-inspected, or unregistered vehicles are not to be left on Tideview property. Please educate your guests as to the parking rules. Any vehicle in violation will be towed at the owners expense with no advance notice required. Visitors may park at either cul-de-sac. Temporary parking for guests is allowed in the roadway on the even numbered side of the street, NOT ON THE GRASS, or at the two (2) cul-de-sacs, but for no more than two (2) consecutive days without prior notice to management and permission from the Board. Unit owner shall register with the Management office any guest who shall stay for more than two weeks. Violators are subject to being towed at the owner's expense.

PETS: Pets shall be kept inside their Units at all times, except when on a leash and accompanied by and under the control of resident owner. All pets must be walked or exercised on the exterior, undeveloped or adjacent properties. The resident/owner must immediately remove any waste excreted on any Common Area, which includes the Limited Common Area. Violation of this rule may require the removal of the pet on a permanent basis.

New pets shall be registered with the Managing Agent in writing within 48 hours of their arrival in the Condominium and shall be kept maintained and licensed in accordance with the regulations of the Health Department of the City of Dover, NH.

FOR ALL MAINTENANCE AND/OR ACCOUNTING ISSUES, CALL 800-973-4300
You may e-mail your maintenance requests/problems directly to areischer@evergreenmgt.com