



Welcome to Waterway Pines Condominium Association

Condominium living offers ownership of a unit with shared ownership and shared costs of the land, building and common areas. Management of Waterway Pines is done by an elected Board of Directors following the guidance of our Bylaws and Rules and Regulations. Each owner agrees to follow the established rules which include:

1. The 2024 monthly assessment of \$385 covers:
 - a. Water/Sewer
 - b. Trash/recycling collection
 - c. Landscape care
 - d. Snow removal, driveway and road maintenance
 - e. Exterior maintenance as outlined in the Matrix(See <http://www.wwpines.net/index.php/documents>).
2. The monthly assessment is paid through automatic withdrawal from your bank account.
3. All new residents are urged to have an active e-mail address to facilitate timely communications and to limit paper use and postage costs.
4. Pets are allowed at Waterway Pines: **one** dog OR **one** cat OR a pair of caged birds. (Note: eleven breeds of dogs are not permitted. See Bylaws and Rules and Regulations).
5. Co-owners are required to own their unit for at least one year before leasing their unit. Written Board approval is required for any proposed lease (twelve-month minimum).

As you consider Waterway Pines we encourage you to browse our website, www.wwpines.net where you will find our monthly newsletter, members of the Board, annual events, the Bylaws, the Rules and Regulations, and other information. The Members tab is information for members only. If you have further questions, please use the 'Contact form' on our website (<http://www.wwpines.net/index.php/contact-us/>) and your questions will be addressed by the person responsible for the topic of inquiry.

Enjoy your tour of our beautiful Waterway Pines Community.