

Oceana South Contractor Rules



**OCEANA SOUTH
CONDOMINIUM ASSOCIATION**

10600 South Ocean Drive
Jensen Beach, FL 34957
Phone: 772-229-1898
Fax: 772-229-1911
E-mail: os2manager@comcast.net

Contractor Rules

Thank you for the work you do in helping to maintain this community. This information has been provided to help you understand and follow the rules for renovation or maintenance work.

Please Note: Contractors who violate these rules **will be removed** from the grounds immediately. If required, a damage report will be filed against the contractor with the St. Lucie County Sheriff's office and charges will be pursued through legal means.

Work must be completed Monday through Saturday, from the hours of 8:30 a.m. to 5:00 p.m. **No work may be performed on Sunday.**

Contractors must sign in and out each day.

Deliveries: If materials are to be delivered to a unit, the contractor or owner must be on site to accept them and to supervise the delivery.

ALL equipment and materials for a project must be transported in the **Service Elevator ONLY.**

The Service Elevator is the SOUTH elevator. If the passenger elevator arrives first, send it to another floor by pressing a floor button and wait for the Service Elevator.

No portable power tools or stationary work tables may be set up on the walkways.

All cutting, mixing, or construction **MUST** be done in the unit or at the side of the maintenance shed on the north end of the building. **Violators will be removed from the property immediately.**

ALL DEBRIS OR CONSTRUCTION WASTE MUST BE CLEANED AND/OR REMOVED FROM ALL COMMON AREAS IMMEDIATELY.

No debris or construction materials may be placed in the garbage chutes or the garbage bins. All debris must be removed from the premises by the contractor.

Damage to common areas done by a contractor will be repaired at the expense of the unit owner, as allowed by the condo documents.

NO CONTRACTOR MAY USE AN ASSOCIATION LUGGAGE CART OR

GROCERY CART FOR THE TRANSPORTATION OF MATERIAL OR EQUIPMENT TO A UNIT.

Construction dumpsters for unit renovation are allowed **only with prior board approval** and are strictly limited to 5 days on property. See Manager for approval

No dumping of liquids or materials around the north pond or behind the maintenance sheds.

There are **NO** sink facilities on the premises; all cleaning of tools, brushes, equipment, etc. must be done in the unit or off site.

If you have any questions, please contact the office or ask one of the maintenance staff in the building.

Oceana South Condominium Association
Manager: Tim Erickson
10600 South Ocean Drive
Jensen Beach, FL 34957

Phone: 772-229-1898

Fax: 772-229-1911

E-mail: os2manager@comcast.net