



BELLE ISLE YACHT CLUB NOTICES

SHORT TERM RENTALS REGULATIONS AND USE AND OCCUPANCY RESTRICTIONS

Over the years, some of the Rules, Regulations and Restrictions set forth in the Governance Documents of Belle Isle have been ignored, neglected, misconstrued and simply forgotten.

As charged, the Board of Stewards remains dedicated to clarifying our governance documents and bringing the community in compliance, creating a more organized and uniform community.

I. SHORT TERM RENTALS

By-laws, Article VI, Section 2 (E), states that, “Short Term Rental Membership is established for residents who have a short Term Rental Agreement with an owner member or who live aboard their boats at the Belle Isle Marina (greater than one month, but less than one year and regardless of rent charged). These members shall have use of the amenities of the Club, but shall not have the privileges of voting, holding office or maintaining an open charge account with the Club.”

After consultation with our HOA attorney, the By-Laws definition and regulation for ‘Short Term Rentals’ will be enforced. Renters signing a rental agreement for less than one month will not have use of amenities, including the YC, RCC, Beach House or Pools.

II. USE AND OCCUPANCY RESTRICTIONS

Master Deed, Article 6, Section 2 (a) states that, “No part of the property shall be used for other than single family residential housing and related common purposes for which the property was designed. The foregoing restrictions as to single family residence shall not, however, be construed in such a manner as to prohibit a Unit Owner from (i) maintaining his personal professional library therein; (ii) keeping his



personal business records or accounts therein; or (iii) handling his personal business or professional telephone calls or correspondence therefrom. Such uses are expressly declared customarily incident to principal residential use and not in violation of said restrictions.”

This restriction does prohibit the use of Belle Isle as a business address and prohibits the display of business advertising within the community.

Additionally, the Belle Isle Rules and Regulations state the following: “No commercial vehicle, with or without signs, including but not limited to tractor trailer, truck, or bus shall be maintained or parked on the property except when necessary on a temporary basis to load or unload personal household items of an owner or tenant or when used by workmen authorized to be on the property for a specific, time limited job. Pickup trucks for personal use are exempted.”

This information is posted on the belleislesc.com website in the RESIDENTS menu for owner members (password required), and on the REAL ESTATE AGENTS PORTAL accessible by the public.