

**Supplement to the Surrey Hill Condominium Resident's Manual (2013 edition)
Supplement Date: June 29, 2015**

****IMPORTANT - KEEP WITH YOUR COPY OF THE RESIDENT'S MANUAL****

**NON-RESIDENT OWNERS MUST PROVIDE A COPY OF THIS SUPPLEMENT TO
THE OCCUPANTS OF THEIR UNIT**

Rules passed as of 2015 Annual Meeting:

CLUBHOUSE: The clubhouse may only be used by residents of Surrey Hill and their invited guests for private social functions. The clubhouse may not be used for events that are open to the general public. Residents are responsible for the behavior of their guests. (Add to Section 5, p. 9-10)

PARKING/VEHICLES: All motorized vehicles on Surrey Hill roadways and parking lots must be "street legal" in New York State. (Add to Section 19, p. 27-28)

TRASH REMOVAL: No dumping of trash or other items at the clubhouse is allowed. Clubhouse trash receptacles are for clubhouse trash only. (Add to Section 33, p. 38)

SNOW REMOVAL: There is limited space for residents who are travelling or not driving for medical reasons to park vehicles in the parking area near the clubhouse garage during the winter. Residents must inform the management company when parking in this area. Seasonal storage of vehicles is not allowed. (Add to Section 30, p. 37)

Changed or additions based on 2014 Amendments to the By-Laws or existing By-Laws

PATIO: Painting of the interior of the patio fence is the Condominium responsibility (Amended By-Laws Article V, Section 10 A) (Change to Section 20, p. 29 and responsibility chart on p. 7)

RENTAL OF YOUR UNIT: Non-resident owners cede the rights to use the common elements (clubhouse, tennis courts, pool, etc.) to the residents of their units (By-Laws Article VII, Section 2 and Article V, Section 11 B) (Add to Section 24, p. 34)

VARIANCES: Add "Structural changes to a unit" to the list of items that require a variance (By-Laws Article V, Section 13) (Add to Section 34, p. 40)