

FREQUENTLY ASKED QUESTIONS AND ANSWERS SHEET

Milano Luxury COA

As of January 2026

Name of Condominium Association

Q: What are my voting rights in the condominium association?

A: Each unit owner shall be a member of the Association. Each unit shall be entitled to one vote to be cast by its owner in accordance with the provisions of the Bylaws and Articles of Incorporation.

Q: What restrictions exist in the condominium documents on my right to use my unit?

A: No Trucks, motorcycles, RV, Boats, Trailers, scooters, ARBNB Allowed in the community.

Q: What restrictions exist in the condominium document on the leasing of my unit?

A: If the account has a balance the balance has to be cured before renting. Leases. Each lease agreement must have a minimum term of at least 90 days.

Q: How much are my assessments to the condominium association for my unit type and when are they due?

A: They range in prices depending on unit type & size the range is from \$ 512.57 to 965.27 monthly.

Q: Do I have to be a member in any other association? If so, what is the name of the association and what are my voting rights in this association? Also, how much are my assessments?

A: Village of Palm Beach Lakes POA.
The dues for the POA are included in the dues paid to Milano COA.

Q: Am I required to pay rent or land use fees for recreational or other commonly used facilities? If so, how much am I obligated to pay annually?

A: No

Q: Is the condominium association or other mandatory membership association involved in any court cases in which it may face liability in excess of \$100,000? If so, identify each such case.

A: Yes there is a pending litigation for a slip & fall. The amount is \$ 121,461.00

Q: Is the condominium created within a portion of a building or within a multiple parcel building?

A: Yes

Note: THE STATEMENTS CONTAINED HEREIN ARE ONLY SUMMARY IN NATURE. A PROSPECTIVE PURCHASER SHOULD REFER TO ALL REFERENCES, EXHIBITS HERETO, THE SALES CONTRACT, AND THE CONDOMINIUM DOCUMENTS.