

## Rules and Regulations Benchmark Condominiums

((Non-compliance of any of these R&R for any reason may constitute a fine imposed on the owner of the unit))

This document is to be posted in plain view in all rental units.

1. All trash and refuse is to be placed in dumpsters provided on the street. No trash may be left on the stairs, walkways, entries, etc. Trash that is too large to fit into dumpsters (furniture, etc.) is not the responsibility of the HOA and must be disposed of by the owner/renter.
2. Unit Owners shall not obstruct any of the common elements nor shall any Owner store anything upon any of the Common Elements without written approval from The Board.
3. Quiet hours are 11pm to 7am. Noise carries. Please respect your neighbors.
4. Pet Policy:
  1. **RENTERS** may not keep pets in this property! Strictly enforced, animal removal.
  2. One animal per condo unless approved by Board of Directors/Manager.
  3. Noisy animals will not be tolerated.
  4. Animals shall be on leash or hand carried when out on any common property.
  5. Owners must pick up any poop deposited on any Snowfire property. Any reported violations will result in a fine to the owner.
5. No trailers, campers, recreational vehicles or boats may be parked on the Property without prior written approval from The Board.
6. Be sure the heat is not turned below 55° degrees October-April...pipes will freeze and burst! **Main water valve must be shut off when unit is unoccupied for more than 3-5 days.**
7. Use only approved gas or propane BBQ grills with extreme caution!! No charcoal may be burned.  
**The use of charcoal or wood for cooking may result in a fine of \$200.00**

### **EMERGENCY 911**

**Angel Fire Police: 575-377-3214**

**Snowfire Property Manager: 575-377-3711**

Please Note: If you are renting a condo and have a maintenance issue inside the condo, contact the rental company that provided your keys at check-in.

These Rules and Regulations are a synopsis from the Benchmark Bylaws.