

## Questions and Answers

**Q What restrictions are there having someone else live in the house?**

**A** Community management's consent in writing is required.

**Q What about overnight or short stay guests?**

**A** Prior consent of short-stay guests is required. No restrictions for overnights.

**Q How about car parking?**

**A** Apart from residents' own garage, visitor parking is available in designated areas.

**Q Is there caravan storage available?**

**A** There is no caravan storage on-site but we have relationship with a caravan storage operator nearby.

**Q May I have pets?**

**A** Pets are permitted at management's discretion subject to complying with Community Resort rules.

**Q What can the residents put on the site besides their house? Eg. garden shed, awnings, fences, etc.**

**A** This is subject to the prior consent of New Norfolk Resort management and local authority approval if required.

**Q Is there any restriction on the type of house allowed?**

**A** Only homes built by Noble Life New Norfolk are allowed.

**Q If Noble Life is sold what protection does the resident have against a loss of rights?**

**A** Noble Life New Norfolk can only be sold subject to the existing leases and existing Community Rules.

**Q Are residents liable for any additional or extraordinary charges?**

**A** No, other than house insurance, your own power, phone, home and contents insurance, home maintenance, and excess water. However additional extraordinary charges may be required if determined by management or government authority, at a future date. All such charges shall be presented to residents in writing to justify the additional charge.

**Q What facilities are there available for delivery of mail to New Norfolk Resort homeowners?**

**A** Mailboxes are installed on the street, near your house.

**Q Are there any restrictions on the resident on the sale of his/her home? If a commission is payable for a sale on-site, what is the amount of commission, or the basis for its determination?**

**A** The proposed purchaser of the sale of a home from the resident must be approved in writing by Noble Life New Norfolk management. Such consent shall not be unreasonably withheld. Agent's Commission is payable if sold by the on-site management of 3% (plus GST) of the sale price. If the resident sells his/her house privately, no commission will apply.

**Q Are there any restrictions on the use of common facilities?**

**A** Yes. Management rules apply with regard to the hours the facilities are available and generally as to their use and restriction, as a safeguard for all residents.

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