

## **E. REPAIRS / REMODELING - INTERIOR**

2020

The unit owner may make such modifications to the interior of their units as so desired, provided:

1. Such repairs / remodeling shall mean any significant change in their unit and must comply with all provisions as stated in the Bylaws and with local building codes.
2. All interior repairs/decorating/ renovations / remodeling shall be at the sole financial expense of the unit owner.
3. Such repairs / remodeling cannot in any way alter or change the exterior appearance of the Ambassador, nor cause any structural or other damage to the Ambassador.
4. Such repairs / remodeling may not infringe on the common elements of the Ambassador in any way at any time.
5. Such repairs / remodeling do not cause undue noise and or discomfort to other owners and/or their guests. Work hours are Monday-Sunday 8am to 6pm.
6. That all voluntary decorating/renovations/remodeling will be done during the off season, October 1-May 1 of any year.
7. The completed ABTS Decorating/Renovation/Remodeling Form must be completed and approved by the ABTS Board which meets on the third Saturday of each month.
8. ABTS defines interior decorating as making changes to the interior surfaces in your unit such as painting, wallpaper, flooring and tiling. Please refer to the Bylaws 2019 Article 7.2 for unit ownership. As a reminder, The Ambassador by the Sea Condominium Association owns all internal

structures including subflooring, walls, service utilities and exterior surfaces including windows and doors as outlined in Bylaws 2019 Article 7.1.

9. If at any time during your project, it becomes necessary to remove walls/plaster/wallboard or access the internal utilities, electrical, plumbing, gas, ventilation or the exterior of the building, you will need to immediately stop work and contact the ABTS Board for additional permission prior to beginning work. Changes to the existing internal utilities will require permits issued from the City of Seaside. The ABTS Board requires a copy of all completed permits.

10. Also, should your project need to make structural changes you must seek the ABTS Board approval prior to any work being started. At your own expense, you will need to provide any and all requested information to the Board prior to work being started. The ABTS Board will then review and make a decision regarding any interior structural and or exterior changes.

11. All construction and deconstruction materials are your responsibility and expense to remove from the ABTS property in a timely manner. The ABTS dumpster is not designed to take construction and or deconstruction materials.