

TERRACE VILLAS OF ST. ANDREWS ASSOCIATION, INC.

QUESTION & ANSWER SHEET

January 2026

Q. What is the name of the condominium?

A. Terrace Villas of St. Andrews Park at the Plantation.

Q. What is the name of the association responsible for the operation of the condominium?

A. Terrace Villas of St. Andrews Association, Inc. The association is managed by Argus Management of Venice, Inc., and all inquiries are to be directed to the management company. (See Below)

Q. What are my voting rights in Terrace Villas?

A. Each condominium unit is entitled to one vote.

Q. What city and county are the unit located within? What is the post office mailing address?

A. The unit is located within the unincorporated area of Sarasota County, and is not within a city limit. The post office mailing address is Venice, Florida 34293

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?

A. Yes, unit owners are members of The Plantation Management Association, Inc. (PMA) and have one vote per unit. Contact Advanced Management of SW, FL, Inc. (AMI) at 941-493-0287 for information regarding PMA membership and fees. Terrace Villas is a member of St. Andrews Park at The Plantation, which is managed by St. Andrews/Plantation Community Association, Inc. (St. Andrews).

Q. How much are assessments for my unit? When are they due?

A. The Annual Assessment (maintenance fees) for Terrace Villas is payable in quarterly installments of \$1,891.00, due before the first day of January, April, July, and October, 2026. Annual assessments due St. Andrews are included in the Terrace Villas annual assessments. The annual fees assessed by The Plantation Management Association, Inc. (PMA) are billed separately by AMI and are due in a lump sum the first of each year.

Q. What restrictions exist on my right to use my unit and the common property?

A. Refer to the Declaration of Condominium and the Rules, Regulations and Guidelines.

Q. What restrictions exist on the leasing of my unit?

A. Units may be leased for no less than three months upon approval of Terrace Villas of St. Andrews Association, Inc. An application, listing all tenants, must be submitted to the association at least fifteen days prior to occupancy.

Q. Am I required to pay rent or land use fees for recreational or other common use facilities? If so, how much?

A. No, you do not have to pay any recreational or land use fees, in addition to the approved levied assessments.

Q. Is Terrace Villas of St. Andrews Park at the Plantation or Terrace Villas of St. Andrews Association, Inc. involved in any court case in which it may face liability in excess of \$100,000?

A. No.

Q. Are pets allowed?

A. Yes. Each unit may have one (1) dog or one (1) cat, caged birds, and small marine animals in aquariums. See Declaration of Condominium and Rules, Regulations and Guidelines for additional information.

Q. Who manages garbage pick-up and when? Sarasota County is responsible for garbage pick-up. Pick-ups are scheduled for Thursdays, except for holiday periods. Additional information may be obtained from the Sarasota County website.

NOTE: The statements contained herein are only summary in nature. Refer to all the Condominium/Association documents for more information.

Terrace Villas of St. Andrews Association, Inc. is managed by:

Argus Management of Venice, Inc., 1062 E. Venice Avenue, Venice, FL 34285

Phone: 941-408-7413 Fax: 941-408-7419 After Hours Emergency Contact: 941-364-3493

Association website: Argus Management of Venice, Inc/Terrace Villas

Association Manager: Melissa Moritz; Email: Melissa@argusvenice.com