



## INTRODUCTION

Welcome to Sunrise Country Club! Whether this is your primary or secondary residence, or you are occupying the property as a leaseholder, renter or guest, your stay here will be more pleasant if you have an understanding of and follow these Rules and Regulations.

Each owner has received a copy of this booklet and it is the homeowner=s responsibility to comply with these Rules and Regulations and to ensure that all their guests, leaseholders and renters also comply.

**Sunrise Country Club Homeowners Association, Inc., (Sunrise HOA)** is a condominium development. Under public law, namely the David-Sterling Common Interest Development Act, all condominium developments in California must operate in accordance with Covenants, Conditions and Restrictions (**CC&R' s**) and **Bylaws**, which are binding legal documents. All homeowners should have received copies of these documents at the close of escrow. Current **CC&R' s** and **Bylaws** are also available for reference in the Sunrise HOA Office.

The **Sunrise HOA** is governed by a **Board of Directors (Board)**, which is elected by the homeowners. The Sunrise HOA Board currently meets monthly from October through May. All homeowners are welcome to attend the meetings, with the first portion of the meeting being devoted to questions and comments from the floor.

These Rules and Regulations encompass many of the more important provisions of the **CC&R' s** and **Bylaws** as well as policy decisions of the **Board**, which are intended to make Sunrise Country Club a pleasant, friendly and cooperative place to live as well as to maintain and enhance property values.