

EAGLE EYE PARKING SOLUTIONS, LLC.

4429 Hollywood Blvd., Suite 4613, Hollywood, Fl. 33021  
Office: (954)381-0559 Fax: (954)272-7757 Email: eeparkingsolutions@gmail.com

3/1/19

Property Monitoring Agreement

Date: 10-17-18 Original X Renewal \_\_\_\_\_

Location Of Property To Be Monitored

Name of Property: SIX MOORINGS CONDOMINIUM  
Property Address: 18555 NE 14 AVE City: MIAMI, FL 33179  
Contact Person: JOHN KOBE, RAFAEL ROSNA Position: V. PRES + PRES RESPECTIVELY  
Property Phone: \_\_\_\_\_ Cell: 305 975 6336 + 786 348 4688  
Email: \_\_\_\_\_ Fax: \_\_\_\_\_

This agreement will serve as a contract between Eagle Eye Parking Solutions, LLC. (herein referred to as E.E.P.S.) and the above listed property owner, representative or agent (herein referred to as AGENT) for parking lot monitoring services above referenced property. E.E.P.S. shall conduct it's services as an authorized signer for the removal of vehicle(s), by a towing company selected and/or appointed by the property agent towed when such vehicle(s) is/are parked, stored, abandoned or otherwise unauthorized on the above listed property as per standard and special instructions below. The removal of any vehicles from the above listed property shall be done under the guidelines and stipulations as set forth by Florida Statue 715.07. Either party to this agreement must give thirty (30) days written notification prior to the cancellation, suspension or termination of this agreement.

Standard Instructions: ALL CARS OF RESIDENTS WILL HAVE A RED DECAL ON IT. ANY VISITORS WILL HAVE A PAPER OR GREEN CARD WITH THE APT # + TELE PHONE #

Special Instructions: CHRISTMAS EVE + DAY WAIVE ALL MONITORING NEW YEARS EVE + DAY, THANKSGIVING + FRIDAY WEEKEND

YELLOW → GUEST PARKING # 109, 110, 111, 112, 113, 114, 115, 116, 117, 118, 119, 120, 121, 122, 123, 124, 125  
WHITE → 104, 105, 106, 107, 108, 109, 110, 111, 112, 122

Mon Tues Wed Thurs Fri Sat Sun All Days  
 Check  Check  Check  Check  Check  Check  Check  Check

Between the hours of 11:00 am/pm AND 8:00 am/pm OR → \_\_\_\_\_ 24 Hours/Day

[Signature]  
Property Owner, Agent, Or Authorized Representative

\_\_\_\_\_  
Eagle Eye Parking Solutions Representative

# EAGLE EYE PARKING SOLUTIONS, LLC.

4429 Hollywood Blvd., Suite 4613, Hollywood, Fl. 33021

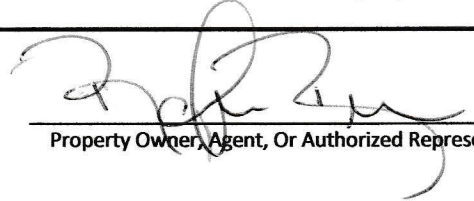
Office: (954)381-0559 Fax: (954)272-7757 Email: eeparkingsolutions@gmail.com

Property Name: <u>Six Moorings Condo</u>	Phone: _____
Property Address: <u>18555 NE 14 AVE</u>	City: <u>MIAMI, FL</u>
Contact Person: <u>BILL MALDONADO</u>	Email: <u>BILLM@AMSLA.NET</u>

**THIS LIST IS MADE FOR DIFFERENT TYPES OF PROPERTIES, SOME WILL NOT APPLY TO YOU.**

- Parked On Grass \_\_\_\_\_
- Parked In Fire Lane \_\_\_\_\_
- Parked On Sidewalk \_\_\_\_\_
- Handicap Parking W/ No Placard \_\_\_\_\_
- Parked In Marked Area "No Parking" \_\_\_\_\_
- Blocking Emergency Gates (Fire Code Violation) \_\_\_\_\_
- Back In Parking Prohibited \_\_\_\_\_
- Two Or More Spaces \_\_\_\_\_
- Street Parking Against Flow Of Traffic \_\_\_\_\_
- No License Plate Displayed \_\_\_\_\_
- Expired License Plate Displayed \_\_\_\_\_
- License Plate Or Temp Tag Altered/Hand Written/Non-Assigned Tag 24 Hr. Notice
- No Permit \_\_\_\_\_
- Expired Permit \_\_\_\_\_
- In Resident Parking W/ No Permit 24 Hr. Notice
- In Resident Parking W/ Vistor Permit \_\_\_\_\_
- In Visitors Area W/ No Permit OR NOTE ON DASH WITH APT # TELEPHONE # OF APT
- In Visitors Area W/ Resident Permit \_\_\_\_\_
- Parked In Future Resident Area \_\_\_\_\_
- Inoperable Vehicle (Must Describe →) \_\_\_\_\_
- Working On Vehicles Prohibited \_\_\_\_\_
- For Sale Posted In Or On Vehicle \_\_\_\_\_
- Motorcycles (Restrictions) \_\_\_\_\_
- Commercial Vehicle (Must Describe →) ANY TRUCK WITH A NAME ON IT
- Moving Trucks, ie: (U-Haul, Penske, PODS) etc. \_\_\_\_\_
- Abandoned Vehicle \_\_\_\_\_
- Unauthorized Vehicle \_\_\_\_\_
- No Overnight Parking \_\_\_\_\_
- Walk Off \_\_\_\_\_
- Other \_\_\_\_\_

If any manager or board member from this property is approached asking who authorized their vehicle to be towed, you may provide them this phone number (954) 381-0559, we will be more than happy to provide them reason why. For the whereabouts of their vehicle they may contact the towing company assigned to this property.

  
 \_\_\_\_\_  
 Property Owner, Agent, Or Authorized Representative

\_\_\_\_\_  
 Eagle Eye Parking Solutions Representative

**Executive Towing and Recovery, Inc.**

**5900 Dewey Street**

**Hollywood, FL 33023**

**Phone: (954) 444-0054 Fax: (954) 534-9193**

**Email: executivetowing@gmail.com**

**TOW/BOOT AGREEMENT**

This Towing Agreement shall be between Executive Towing and Recovery, Inc. and named Property below. Executive Towing shall provide 24 hours 7 day service to said property and TOW/BOOT all vehicles/vessels under FL Statute 715.07, not in compliance with property rules or Broward / Dade County ordinances. Furthermore Executive Towing shall release all vehicles/vessels under FL Statute 713.78. Signs shall be installed in compliance with FL Statute 715.07. **All vehicles/vessels shall be towed to storage lot location on tow a way sign.**

This agreement between the said property and Executive Towing will renew annually on anniversary date and may be canceled at anytime with a 30 day written cancelation from either party. It shall be the responsibility of the property to inform Towing Company of any change in management or ownership of said property. Towing Company is not liable for non notification.

X [Signature]

3/11/19 (WM)  
~~10-17-18~~

**Authorized Property Agent**

**Date**

Property Name: SIX MOORINGS CONDO

Property Address: 18555 NE 14 AVE  
MIAMI, FL 33179

Authorized Agents:

Name: RAFAEL ROSNIA, PRES

Phone: 786-348-4688

Email: \_\_\_\_\_

Name: JOHN KOBKE, V PRES

Phone: 305 975 6336

Email: countyline18@hotmail.com

Name: BILL MALDONADO

Phone: 954.515-9355

Email: BILLM@AMSFLA.NET

Name: \_\_\_\_\_

Phone: \_\_\_\_\_

Email: \_\_\_\_\_

6th Months Coast Assn

# Visitor "F" Building

Guest Of: \_\_\_\_\_

Apt. #: \_\_\_\_\_

Phone #: \_\_\_\_\_

Guest: Please display on dashboard only within this community. Drive carefully and have a nice stay.



# SIXTH MOORINGS CONDOMINIUM ASSOCIATION

c/o AMS-FLA

9000 Sheridan Street – Suite 166

Pembroke Pines, Florida 33124

TEL (954) 983 1221 FAX: (954) 983 1223

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February 12, 2019

TO: UNIT OWNERS/RESIDENTS

## RE: PARKING AND TOWING ENFORCEMENT – NEW PROCESS

Dear Unit Owner:

The Board of Directors has elected to hire a new towing and parking lot monitoring company to enforce the parking and vehicle rules and regulations of SIXTH MOORINGS CONDOMINIUM ASSOCIATION, INC. **Effective March 1st, 2019, the following must be adhered to or your vehicle will be towed at the vehicle owner's expense. All Residents are responsible for their guest, visitors and workmen that may come to their residence for whatever reason.**

- Blocking of the walkways is strictly prohibited. Offending vehicles will be towed at the owner's expense.
- All vehicles shall have a currently valid license tag affixed, with all wheels and tires mounted and inflated and maintained in movable condition.
- **Eagle Eye Parking Solutions, LLC and/or Management Company have the right to have an improperly parked vehicle towed at the owner's expense WITHOUT NOTICE.**
- **NO DOUBLE (back to back) PARKING ALLOWED. VIOLATORS WILL BE TOWED AT OWNER'S EXPENSE WITHOUT NOTICE.**
- No commercial vehicles or vehicles with advertisements may be parked or stored on the premises. All commercial vehicles parked on the premises must be performing work in the complex or individual unit, and must have a sign and occupational license displayed.
- Motorcycles must be parked in a unit owner's assigned parking spaces only.
- You must display a Green color visitor pass on their dashboard. The pass can be obtained from the Director of the Board. You may also, on a temporary basis, place a hand written note on the dash with the unit number & telephone number.
- No Parking on Grass.
- No parking in Fire lanes.
- No parking in any area with a no parking sign.
- Random parking lot monitoring is from 11:00PM until 8:00AM.

**NOTE: Guest Parking spaces include the following:**

**F 101 to F108 & F119 to F 122 - White Guest Spaces and F109 to F125 - Yellow Guest Spaces**

Please reference your Condominium Governing documents DoC article 11- I, the by-laws items 9.8 & 9.9 and the Rules and Regulations items 5, 12, 13, 16 & 18.

We thank you for your compliance.

Thank you,

**Bill Maldonado – on behalf of the Board of Directors**  
**AMS - Florida**  
**954-515-9355**