



Sand Dollar III Condominiums

Crescent Beach, Florida

Policy for Outside Contractors Performing Work at SD III

(As Adopted by the Board of Directors, June 4, 2020)

1. **ALL CONTRACTORS ARE REQUIRED TO PROVIDE A COPY OF A PERMIT, COPY OF THEIR VENDOR'S LICENSE, AND COPY OF THE VENDOR'S CURRENT INSURANCE COVERAGE BEFORE WORK BEGINS. CONTRACTORS ARE REQUIRED TO CHECK WITH SD III'S ONSITE MANAGER PRIOR TO BEGINNING ANY WORK ON A UNIT.**
2. The Association has been noticed by the County that they are requiring permits be obtained for all interior work – the Code states: “Any owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any required impact-resistant coverings, electrical, gas or plumbing system...shall first make application to the building official and obtain the required permit.” (Excerpt from FBC 105.1) This includes, but not limited to, installing tile, plumbing, electrical, drywall repairs/replacement, etc.
3. The Association Insurance coverage requires that all vendors working on the property are properly licensed and have insurance coverage for liability and worker's compensation. This includes vendors hired by the owner to work inside of their units since these same vendors will use the Association common property for access and parking (examples: stairs, parking lot, grounds, walkways, etc.)
4. An owner who hires an unlicensed and/or uninsured vendor is creating a risk for all owners. This includes all vendors (examples: housekeepers, car washers, service vendors, contractors, flooring installers, etc.)
5. Management has access to a list of vendors who have already provided licensing and insurance information which may eliminate your need to obtain certain documents. Please call SD III's Management for this information.