WELCOME TO NANTUCKET LANDING

Nantucket Landing is a self-managed 29-unit townhome community located in League City, Texas. For the safety of the residents and maintaining value to the property, please note that Nantucket Landing Association, Inc. prohibits short term rentals (VRBO, AirBnB, etc.) For additional information on this community, please visit our website at https://nantucketlanding.org/

Monthly Assessments (Dues)

Association monthly assessments are due on the 1st of each month and are late if received after the 10th. The monthly fee is $670.00. A late fee of $50.00 is applicable to all dues received after the 10th. For payment information, please email a request to nantucketlanding@hotmail.com.

Utilities

Water, landscaping, pool maintenance, common area electricity, sewer, trash, canal fees, and maintenance on docks are **ALL** covered by Nantucket Landing Association, Inc. through the monthly assessment fees.

Insurance

The Hazard, Windstorm/Hail, and Flood insurance on each property is covered by Nantucket Landing Association, Inc. through the monthly assessment fees.   The association insurance agent is:

Galveston Insurance Associates
211 W. Edgewood Dr. Ste. 200
Friendswood, Texas 77546
Contact: Michael Ruiz (409) 941-6071

Each owner is responsible for insuring the contents and furnishings of his or her townhome and for insuring the Owner's improvements, alterations, additions, and fixtures not covered by the master policy purchased by the Association.

Boat Slip

The <u>50 foot Boat Slip BB</u> (880 Davis Road) is located on the docks straight out the back door garage. You will have to pay for electricity, it is separate from the house electricity. The water is included in the monthly assessment fees.

Exterior Maintenance and Colors

Exterior maintenance on the building is covered by Nantucket Landing Association, Inc. This includes roof, siding, trim, cement and patio. Please refer to the website for the listing of the exterior colors.