

HOA Information - 2170 Century East Park #408S, Los Angeles, CA 90067

(Buyer to perform their own due diligence and research to satisfy themselves of any and all HOA and community information)

- HOA Name: **Century Park East HOA**
- Monthly HOA Dues: **\$1,661.68.**
- HOA Reserves: **\$1,490,445 (By the end of the year \$1,538,258)**
- Pending Litigation involving the HOA: **NA**
- One Time Supplemental Assessment: **\$996.87. Due February 2027**
- Pet Restrictions: **Yes (cats, dogs, birds, fish as household pets; 2 dogs, 2 cats, or one of each; no giant breed dogs at all; one large breed dog (if no other dogs); or up to two medium/small breed dogs (or one of each) Article 9 Pg. 29**
- Renter Restrictions for Owner to Rent: **Yes (25% of total Units may be leased at any one time) Article 8 Pg. 25**
- BBQ's: **Propane or electric barbecues in U.L. approved receptacles designed for that purpose are allowed; other barbecues are prohibited Article 7 Pg. 22**
- Parking: **One Assigned Parking Space Per Unit (167 A) Article 10 Pg. 27**
- In-unit Laundry: **Community Laundry Present (laundry installment not allowable by HOA) Article 7 Pg 22-23**
- Satellite dishes: **Yes (only as required by law (FCC regulations, Civil Code §1376/4725) and subject to Rules/Architectural Standards). Article 7 Pg. 24**
- Air Conditioning Installation: **Yes Article 3 Pg. 13**
- Additional Storage: **Yes Article 2 Pg. 12**
- Electric Car Charges Allowable and/or Installed: **Yes (No electric Vehicles are permitted to be recharged in the Development, except at the Member's expense or as permitted in the Rules or Civil Code section) Article 10 Pg. 27-29**
- Window Repairs and Replacement Responsibility: **Owner Article 3 Pg. 12**
- Patio Floor Repairs and Replacement Responsibility: **Owner (responsible for interior walls of their Balconies/Patios; Association maintains only the exterior surfaces) Article 6 Pg. 21-22**
- Hard Surface Installation: **Allowed But Restricted (flooring shall meet or exceed a Field Impact Insulation Class ("FIIC) and Noise Isolation Class (NIC) ratings of not less than 55 dB). Article 5 Pg. 18-19**
- HOA Covers:
 - Building and Common Area:
 - Fire Insurance: **Yes Article 15 Pg. 34**
 - Building Insurance: **Yes Article 15 pg. 34**
 - Maintenance Outdoors: **Yes Article 4 Pg. 14-15**
 - Water: **Yes**
 - Trash: **Yes**
 - Sewer: **Yes**
 - Gas: **Yes**
 - Electricity: **Yes (common area only)**

- Pest Control: **Yes** *Article 4 Pg. 17*
 - Bike Storage: **No**
 - Guest Parking: **Yes**
 - Pool: **Yes**
 - Gym: **Yes**
- HOA Covers:
 - Unit:
 - Water: **Yes**
 - Hot: **Yes**
 - Cold: **Yes**
 - Trash: **Yes**
 - Sewer: **Yes**
 - Gas: **Yes**
- Past HOA Improvements: **Painted the outside of the buildings white & remodeled both laundry rooms with all new washers and dryers.**
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- Utilities:
 - Electricity: **LADWP**
 - Water: **LADWP**
 - Cable: Owner's choice
 - Internet: Owner's choice
- Property Management Company: **Horizon**