



Rules Regarding Infrastructure Responsibility within Blue Mango Residence (BMR)

1. Blue Mango Co. Ltd (BMCL) is responsible for common roads, pools, public areas, waste stations, shared buildings, main power distribution lines and meters, telecommunication lines, main water distribution lines and meters, drainage systems, and the perimeter wall with gates, electric fences, and surveillance cameras. The board will later determine how the replacement of existing electricity and water meters will be funded. Directly or indirectly, the replacements will be paid for by the "leaseholders."
2. Each "leaseholder" is required to provide access to their land for BMCL to perform repairs and maintenance on existing common main lines for water, drainage, electricity, and telecommunications. In cases where main lines are built over, the "leaseholder" is responsible for any additional costs, including restoration work that may be required. However, concerning garage entrances (and "carport" entrances), BMCL will restore with concrete. Any surface finish (e.g., slate stone, sandwash, etc.) is the responsibility of the respective "leaseholder" to restore. BMCL offers a one-year warranty on repairs to main lines under garage entrances/"carports" and will compensate for the restoration of the surface finish up to the same amount that the homeowner initially paid (upon presentation of the receipt).
3. Each "leaseholder" is responsible for and covers the cost of any maintenance of supply lines to their house and plot from the main lines for water, sewage, telecommunications, and electricity, including any restoration of buildings and gardens on their own plot. BMCL is responsible for covering any maintenance on public land, including the restoration of buildings and gardens.
4. BMCL has the right, in emergency situations, to perform repairs or disconnect supply lines at the "leaseholder's" expense without prior notice to the "leaseholder." BMCL is, however, required to inform the "leaseholder" afterward of the reason for the repair or disconnection.