

URGENT NOTICE!

charcoal, gas and wood burning grills, as well as any other cooking or heating devices using an open flame, are prohibited from balconies.

Dear Homeowners,

We would like to remind all residents that, in accordance with the master insurance policy and industry standards, the use or storage of charcoal, gas, or wood-burning grills—as well as any other open-flame cooking or heating devices—is strictly prohibited on balconies, decks, or within 10 feet of any combustible materials. This restriction is a contractual requirement of the Association’s insurance agreement and is enforced by the insurance carrier.

Electric grills and other electric cooking or heating devices are permitted for use, as they do not pose the same level of fire risk.

Please understand that the danger of fire affects not just individual units, but entire buildings and communities. According to the National Fire Protection Association (NFPA), approximately half of all residential fires involving gas or charcoal grills originate on balconies or decks. To minimize this risk and ensure the safety of all residents, insurance carriers have deemed a full prohibition on open-flame devices the most effective precaution.

We appreciate your understanding and cooperation in maintaining a safe living environment for everyone.