


## Estate Sale vs Garage Sale



Sonoma is a Deed Restricted- Community, in addition to being Governed by a Master Association ( Central Viera ) . Viera allows our Subdivision to hold 2- scheduled Sales per Year. At a Masters meeting, Viera subdivisions were asked to submit scheduled dates so sales were not across Viera at the same time. Sonoma has had the same dates for 10 yrs so our dates were kept the same. VIERA doesn't allow any signage on their property or property considered common ground . Approved signage ( Viera signs) are the only signs allowed & must be placed only where they designate and during the approved time frame.

No - Exceptions . Your Subdivision Management or Board agrees & signs the form each year agreeing to Viera's Standing policy. PERSONAL GARAGE SALES are  prohibited.

The only exception is a **need for a liquidation** for an estate. To use the name " estate sale" in order to hold a sale is prohibited . In order to hold a True Estate sale to liquidate the contents of a home, please use the following Guidelines .

\* Hire a professional to Advertise-hold the sale and remember to instruct them :  
NO SIGNAGE ! The Estate Vendor needs to either - have someone sit outside the Gate for the entire Sale and personally use your CODE to let visitors in or use a clicker at the Gate for the duration of Sale. ( yes they must sit at the gate ) Have the company, designate the closest gate to your address in their advertisements.

NO TEMPORARY Codes issued NO POSTINGS of CODES & NO SIGNAGE.

**Viera doesn't want any signage-** Sonoma can be fined by Viera & lose our privileges to hold our " approved sales" which effects all of us and if Sonoma pays a fine it comes out of all our pockets.

