

SUNSET LAKES CLUB RULES AND REGULATIONS

1. NO LIFEGUARD ON DUTY. ALL PERSONS USING THE POOL MUST DO SO AT THEIR OWN RISK.
2. Pool hours are from 8:00am to 9:00pm.
3. All persons fourteen (14) years of age or younger, shall be accompanied by an Adult Owner.
4. Wheelchairs, strollers, chair, waist and arm flotation devices are permitted in the pool area
5. No rafts and/or similar flotation devices are permitted.
6. No nude swimming shall be allowed at any age.
7. Children must be toilet trained. If not trained, children must wear swim diapers for entry into all swimming pools.
8. No intoxicants shall be permitted in the pool or beach areas. No glass containers.
9. No roller skates, skateboards, bicycles, scooters and other play or exercise equipment shall be permitted in the pool area, unless this equipment is required for events sponsored by the Association.
10. No dunking, rough play, profane language, diving or jumping in the pool is permitted.
11. No radios, tapes, CD Players or portable televisions shall be permitted in the pool area without the use of headphones.
12. Pool furniture shall not be removed from pool area.
13. Pool furniture cannot be reserved and towels shall be placed on pool furniture, only when in use.
14. In accordance with the Health Department Regulations, no food, drink or animals are permitted in the pool or on the pool deck.
15. Only 4 outside guests per household are allowed in the pool area at one time.

USE OF THE POOL AREA SHALL ALSO BE GOVERNED BY ALL OTHER APPLICABLE RULES AND REGULATIONS ADOPTED BY THE BOARD, INCLUDING BUT NOT LIMITED TO THOSE CONCERNING THE "GENERAL USE OF THE ASSOCIATION PROPERTY AND RECREATIONAL AREAS".

SUNSET LAKES HOMEOWNERS ASSOCIATION, INC.
INITIAL RULES AND REGULATIONS
GENERAL USE OF ASSOCIATION PROPERTY AND RECREATIONAL AREAS

1. Responsibility:

- a. With respect to the use of Association Property, including the Recreational Areas, an Owner shall be held responsible for the actions and conduct of his family members, guests, invitees and tenants. Decorum, good conduct and safety shall be observed and shall be strictly enforced.
- b. Any damage to Association Property, including the Recreational Areas or equipment therein, which is caused by any Owner or family member, guest, invitee or tenant of the Owner shall be repaired or replaced at the expense of the Owner.
- c. The use of the Recreational Areas by persons other than an Owner or the family members, guests, invitees or tenants of the Owner is strictly prohibited and shall be at the risk of those involved and not, in any event, the risk of the Association or its manager.
- d. The Association shall not be responsible for any personal injury or any loss or damage to personal property at the Recreational Areas regardless of where such property is kept, checked, left or stored on the premises.

2. General Use Restrictions:

- a. The Recreational Areas shall be solely for the use of the Owner and his family members, guests, invitees or tenants, subject to the provisions of the Association Documents.
- b. Residents or tenants shall accompany their guests or invitees sixteen (16) year of age or younger to the recreation areas. A limit of four guests per household are allowed at the Recreational Areas and facilities daily, except for; Tennis Courts, Billiards Room, Exercise and Aerobics Room. Parties, events, etc. with more than four guests or invitees require prior approval of the Association.
- c. Pets shall not be permitted in the Recreational Areas.
- d. The walkways and entrances of the Recreational Areas and facilities shall not be obstructed or used for any purpose other than ingress and egress.

3. Cleanliness:

- a. It is prohibited to litter or cause debris to be put in any of the Association Property, including the Recreational Areas. Owners, their family members, guests, invitees and tenants shall cause to be removed or disposed of all rubbish, garbage, trash, refuse or other waste materials generated during their respective use within any recreational facilities or other Association Property.
- b. No personal articles shall be allowed to stand overnight in any of the Association Property.
- c. No garbage cans other than those provided by the Association, supplies, water bottles or other articles shall be placed or left within in the Association Property, including the Recreational Areas.

SUNSET LAKES HOMEOWNERS ASSOCIATION, INC.
INITIAL RULES AND REGULATIONS
RULES FOR THE SWIMMING POOL AREA

1. Pool Area Use:

- a. THERE SHALL BE NO LIFEGUARD ON DUTY. ALL PERSONS USING THE POOL DO SO AT THEIR OWN RISK. The Association and its Board assume no responsibility for any accident or personal injury or for any loss or damage to personal property arising out of or in connection with the use of the pool and/or the pool area. Persons using the pool or pool area agree not to hold the Association or the Board liable for actions of any nature occurring within the pool area.
- b. Pool hours are from Dawn to Dusk, but in no event later than 9:00 p.m. No use prior to 8:00 a.m. shall be allowed which is deemed disruptive to the peaceful enjoyment of those residents living in close proximity to the pool area.
- c. All persons fourteen (14) years of age or younger shall be accompanied by an Owner or supervising adult over the age of twenty-one (21).
- d. Wheelchairs, strollers, child waist and arm flotation devices shall be permitted in the pool area. No rafts and similar flotation devices shall be permitted in the pool area without prior approval of the Board.

2. Code of Conduct for the Pool Area:

- a. No nude swimming shall be allowed at any age. Children must be toilet trained, or children who are not toilet trained must wear swim diapers for entry into all swimming pools.
- b. No intoxicants shall be permitted in the pool and beach areas.
- c. No roller skates, skateboards, roller blades, bicycles, scooters and other play or exercise equipment shall be permitted in the pool area, unless the exercise equipment is required in conjunction with an event scheduled by the Association.
- d. No dunking, rough play, profane language, diving or jumping in the pool shall be permitted.
- e. No running, pushing, rough play or profane language in the pool area shall be permitted.
- f. No radios, tape or CD players or portable televisions shall be permitted in the pool area without the use of headphones.

3. Health and Safety Considerations:

- a. All users shall shower before entering the pool.
- b. No soaps, shampoos or personal care products shall be used in the swimming pools or pool side shower.
- c. Persons wearing bandages or having colds, coughs, inflamed eyes, infections or open sores shall not use the pool.
- d. No glass containers or other breakable objects shall be permitted in the pool area.
- e. All belongings shall be removed when the user is leaving the pool area. The Association and its Board shall not be responsible for any belongings lost or stolen.
- f. All rubbish, garbage, trash, refuse or other waste materials shall be placed into containers around the pool area provided for this purpose or removed from the pool area.
- g. A three (3) foot walking area shall be maintained around the pool at all times. Additionally, walking areas around and through the pool area shall not otherwise be blocked.
- h. In accordance with health department regulations, no food, drink or animals are permitted in the pool or on the pool deck.

SUNSET LAKES HOMEOWNERS ASSOCIATION, INC.
INITIAL RULES AND REGULATIONS
RULES FOR THE SWIMMING POOL AREA (continued)

4. Use of pool furniture and equipment:
 - a. Pool furniture shall not be removed from the pool area.
 - b. Pool furniture shall not be reserved for anyone not in the pool area.
 - c. Pool furniture and equipment shall not be modified, altered or changed in any manner.
 - d. Towels shall be placed on pool furniture when in use.
5. Use of the pool area shall also be governed by all other applicable Rules and Regulations adopted by the Board, including but not limited to those concerning the "General Use of Association Property and Recreational Areas".

SUNSET LAKES HOMEOWNERS ASSOCIATION, INC.
INITIAL RULES AND REGULATIONS
RULES FOR THE TENNIS COURTS

1. PLAYERS SHALL PLAY AT THEIR OWN RISK.
2. Tennis Court Use:
 - a. The courts are open for play from 8:00 a.m. to 9:00 p.m.
 - b. Tennis shall be limited to one and one-half (1 ½) hours for doubles play and one (1) hour for singles for all play. Other courts are limited to one and one-half (1 ½) hours of play. Play may continue providing no other players are waiting at the expiration of the preceding time limits.
3. Specific Court Use Restrictions:
 - a. The court is restricted to the playing of tennis or tennis-related activities (i.e., exhibitions and clinics) only.
 - b. No one shall be permitted on the tennis courts except those persons playing tennis.
 - c. Residents or tenants shall accompany their guest or invitees. Limit of one guest per household
 - d. Roller skates, skateboards, roller blades, bicycles, scooters, balls other than tennis balls and other play or exercise equipment shall be prohibited on the tennis courts.
 - e. Children fourteen (14) years of age and younger shall be accompanied by an adult over the age of 21 and shall not disrupt the play of others.
 - f. No intoxicants, food or breakable containers shall be permitted on the tennis courts.
 - g. All belongings shall be removed from the tennis courts when play is complete. The Association and its Board shall not be responsible for belongings lost or stolen.
 - h. An Owner shall be responsible for repair and/or replacement costs incurred as a result of deliberate damage to the tennis courts and/or related equipment caused by the Owner, his family members, tenants, guests, invitees and others for whom the Owner is responsible.
4. Code of Conduct for the Courts:
 - a. Players or spectators shall not use Boisterous or profane language.
 - b. Walking behind the playing area while a point is being played shall be prohibited.
 - c. Entering or leaving a court shall occur when the play of other players is between points.
 - d. Only proper attire and shoes shall be worn. No swimsuits or bare chests shall be allowed. Only flat-soled tennis shoes (or those approved by the Association as not being damaging to the tennis courts) shall be worn on the tennis courts. Black-soled sneakers shall not be permitted.
5. Use of the tennis courts shall be governed by all other applicable Rules and Regulations adopted by the Board, including but not limited to those concerning the "General Use of Association Property and Recreational Areas".

SUNSET LAKES HOMEOWNERS ASSOCIATION, INC.
INITIAL RULES AND REGULATIONS
RULES FOR THE CLUBHOUSE

1. Clubhouse Use:

- a. Clubhouse hours shall be 9:00 a.m. to 5:00 p.m. Monday through Friday, 8:00 a.m. to 6:00 p.m. Saturday and Sunday. Clubhouse hours are subject to change. Time extensions for social or community events may be granted at the discretion of the Board or, if applicable, the Clubhouse Committee. Activities outside the Clubhouse shall not be allowed after 9:00 p.m., except during special events approved by the Board.
- b. All persons sixteen (16) years of age and younger shall be accompanied by an Owner or supervising adult over the age of twenty-one (21).
- c. Any sect, cult or group shall not use at the Clubhouse anytime for religious services, with the following exception: In the spirit of respect and togetherness, a lighted Chanukah Menorah and a Christmas tree may be displayed in the Clubhouse during the holiday season.
- d. All belongings shall be removed from the Clubhouse when leaving. The Association and its Board shall not be responsible for belongings lost or stolen.
- e. No immoral, offensive or unlawful use shall be made of the Clubhouse. All laws and regulations of all applicable governmental entities shall be strictly observed.

2. Code of Conduct for the Clubhouse:

- a. No smoking in the Clubhouse or any rooms therein shall be allowed.
- b. Proper attire shall be worn in the Clubhouse.
- c. Bare feet, bare chests and swimsuits shall be prohibited in the Clubhouse, other than to use the locker room facilities provided that entry to and exit from the Clubhouse is through the door adjacent to the locker rooms directly accessing the pool area.
- d. When the Clubhouse and Kitchen are in use by an Owner who has properly reserved the facility, no other Owner shall be permitted in those areas other than for ingress and egress.

3. Renting of the Clubhouse and Kitchen:

- a. The Board of Directors, in their sole discretion, shall allow or prohibit the renting of the Clubhouse and Kitchen by Owners for their private use.
- b. If permitted by the Board, renting of the Clubhouse and Kitchen by Owners for their private use shall be subject to availability and the payment of scheduled fees and deposits as determined by the Board.
- c. Renting of the Clubhouse and Kitchen for use by any social, commercial, fraternal or political organization shall be prohibited.
- d. All reservations of the Clubhouse and Kitchen shall be approved by the Board or, if applicable, the Club Director.
- e. Any Owner or other authorized person reserving the Clubhouse and Kitchen shall have the care, custody and control of the Clubhouse and Kitchen during the period the facility is reserved and shall, therefore, be responsible for any and all costs for repairs and/or replacement to the Clubhouse and Kitchen, its furniture, equipment, accessories, appliances and the like which are damaged or destroyed for any reason while under their care, custody and control.
- f. Owners or other persons wishing to reserve the Clubhouse and Kitchen must contact the Club Director to reserve a date and time. A deposit shall be due and payable at the time of reservation of which a portion is non-refundable. The balance of the deposit shall be refunded if there has been no damage, misuse or theft to the Clubhouse and Kitchen or its components and if the Clubhouse and Kitchen is left clean. The amount of the required deposit and the non-refundable portion of the deposit may be amended by the Board at any time and from time to time.

SUNSET LAKES HOMEOWNERS ASSOCIATION, INC.
INITIAL RULES AND REGULATIONS
RULES FOR THE CLUBHOUSE (continued)

- g. Any Owner or authorized person using the Clubhouse and Kitchen shall be responsible for the care and cleaning of the facility, including the kitchen. All furnishings and equipment shall be replaced to their previous locations, but in no event shall they be removed from the Clubhouse and Kitchen.
 - i. Major community meeting dates shall supersede the use of all other events in the Clubhouse and Kitchen.
4. Rules for Use of Billiards Room:
- a. All equipment shall be used at your own risk.
 - b. Must be **the age of eighteen (18)** or over to be in Billiards Room.
 - c. Residents or tenants shall accompany their guest or invitees. Limit of one guest per household.
 - d. There is a **one (1) hour** time limit on play.
 - e. All equipment must be checked out in the Association or Fitness Club office and returned to that office.
5. Rules for Use of Exercise and Aerobics Rooms:
- a. All equipment shall be used at the risk of the person exercising.
 - b. Children sixteen (16) years of age and younger shall not be permitted in the exercise room.**
 - c. Residents or tenants shall accompany their guest or invitees. Limit of one guest per household.
 - d. Athletic shoes and shirts shall be worn at all times.
 - e. As a courtesy to others, people using exercise equipment are requested to allow others to work in with them.
 - f. A thirty (30) minute time limit shall apply on all cardio-vascular equipment when someone is waiting.
 - g. Equipment shall be wiped down after usage.
5. Equipment and supplies shall not be stored in any location other than as specifically approved in writing by the Clubhouse Committee.
6. No signs, notices or photos shall be posted on any of the walls or windows of the Clubhouse, other than on bulletin boards, if made available by the Association for that specific purpose.
7. Use of the Clubhouse shall also be governed by all other applicable Rules and Regulations adopted by the Board, including but not limited to those concerning the "General Use of Association Property and Recreational Areas".

Rules and Regulations Received By: (Sign) _____ Date: _____
(Print) _____

Address: _____

Community: _____

Lot: _____