



Property Rules Owners, Renters, & Owner Guests

If you are renting a unit here or are an owner guest, it is important that you are aware of the property rules that all must abide by. Please review carefully and comply.

General Rules:

- ✚ All owners, renters, and guest are required to follow the rules, and be respectful of the property, other owners, guests, and staff.
- ✚ Office hours are Monday through Friday, 9am to 5pm.
- ✚ Shuffleboard, tennis, and pickleball equipment is available through the office. You must sign it in and out.
- ✚ There is **NO SMOKING** anywhere on campus except for the designated smoking areas near the grills on the parking lot sides of the buildings. **This includes all balconies and patios.**

Pool Rules:

- ✚ Pool hours are from 8am to dusk daily.
- ✚ Tables, chairs, and chaises at the pools and sundeck may not be reserved or taken down on the sand.
- ✚ Pool rules are posted in the pool area, and compliance is expected.
- ✚ All children under 18 years old, must be supervised by an adult.
- ✚ Per Florida Department of Health, no food, gum, or drinks are permitted in the pool, or within 4 feet of the pool.
- ✚ **Absolutely no food or glass is allowed on the pool deck, sun deck, or walkways.**
- ✚ No diving, jumping, or flipping into the pools.
- ✚ Lower and tie your table umbrellas when you leave it for the day.
- ✚ Wear earbuds or a headset for music on the patios, as not to disturb others.
- ✚ Babies and incontinent adults are to wear disposable “swim diapers” while in the pool.
- ✚ Allow “waterproof” sunblock or tanning lotion to dry completely before entering the pool(s). Sunblock in the pool water could cause us to shut down a pool for cleaning.
- ✚ Apply spray sunblock before entering the pool area.
- ✚ Handicap assistance is available upon request. Please contact the office prior to arrival to ensure that equipment is available.
- ✚ Use deck showers before returning to your unit. Sunscreen can damage furniture and you will be responsible for upholstery cleaning or replacement if damaged.
- ✚ During inclement weather, the pools may close for your safety.
If you hear thunder or see lightening, leave the pool area, and return to your unit for safety.

Grounds Rules:

- ✚ Everyone is to use their best efforts to reduce foot traffic on the lawns. Utilize walkways to access pool area, sundeck, and beach.
- ✚ Do not engage in any repetitive activity that could cause damage or wear & tear to the lawn.
- ✚ **No physical recreational games are allowed on the courtyard grass.**
- ✚ Bikes must be kept in the bike racks adjacent to the tennis courts and can not be stored on walkways, balconies, or patios. Any bikes chained to a tree, fence or railing will be removed by staff.
- ✚ Do not use carts to hold open elevator doors for prolonged periods of time.
- ✚ **Quiet hours are from 10pm to 9am.** This includes the decks and is strictly enforced.
- ✚ Be aware of your safety on property, and keep doors and windows locked.
- ✚ Grilling is permitted in designated areas ONLY. Please keep this area clean and when finished, cover hot coals with the lid.
- ✚ **Renters (and renter guests) are not allowed to have/bring pets on property. Pets are allowed for owners only.**
NO owner pets are allowed in the courtyard, pool/ocean decks, walkways, or other common areas.
Pets must be walked outside of the perimeter walls, using the sidewalks.

Railings and Walkways:

- ✚ Rinse off your feet/bodies/equipment/keys when you return from the beach. Sand and salt will damage locks and elevators.
- ✚ No towels are to be hung on any railings.
- ✚ Do not run or play on the walkways, stairwells, in the elevators, or parking areas.
- ✚ **FIRELANES:** Corridors, walkways, stairwells, and entrances must be kept free of personal belongings for fire safety. Any items found on the walkways will be removed.

Volusia County Turtle Season:

- ✚ Turtle season is from May 1, to November 1.
- ✚ During this time, all draperies/blinds must be closed from dusk to dawn on all windows/doors facing the ocean.
- ✚ Per Volusia County, all personal belongings must be removed from the beach prior to dusk each day, and any holes dug in the sand must be refilled.