

HOA at Suncoast Lakes, Inc.

Pool Rules

PLEASE NOTE: Pool and clubhouse use is restricted to residents in good standing with the Association.

To be in good standing, you must:

1. Be current on your assessments, including past fees for violations.
2. Be in compliance with the Deed Restrictions (no current notice letter(s) regarding a specific violation).

If a key is lost, it can be replaced for a fee by contacting our management company. Each lot is provided ONE key. Contact information for the management company will be posted in the display case on the front of the clubhouse.

IDENTIFICATION

1. Swimmers must have a key with them to enter the pool area. The pool is for the use of Suncoast Lakes homeowners, resident tenants and their invited guest(s)/appointed guardian(s) only. It is recommended that you attach identification to your key so it does not get confused with others at the pool.
2. **Parents must either supervise or provide adult (18 years or older) supervision for any children 13 years of age and under while at the pool.**

GENERAL REQUIREMENTS & CONDUCT

Any individual(s) who are found to be in violation of any of the pool rules will be reported to the management company and/or the Pasco County Sheriff's Office (as applicable). Serious infractions or repeat offenses may result in disciplinary action up to and including loss of pool privileges at the discretion of the Board. The nature of the situation will be considered and action(s) toward resolution will be at the Board's discretion.

1. USE OF ANY FACILITY AND EQUIPMENT PROVIDED IN THE POOL AREA IS AT YOUR DISCRETION. PLEASE USE CAUTION. SWIM AT YOUR OWN RISK. LIFE-SAVING EQUIPMENT IS AVAILABLE AT THE POOL AND IS FOR EMERGENCIES **ONLY**. THERE IS NO LIFEGUARD ON DUTY!

2. The pool and clubhouse, as are ALL Suncoast Lakes facilities, are open from dawn to dusk. Residents caught using the pool or any facilities at night are subject to prosecution for trespassing. The only exceptions to clubhouse hours are HOA-related business meetings, or events scheduled in advance through the management company.

3. If there is a contamination incident, it should be reported immediately to the management company, who will alert our pool maintenance company. Please advise other swimmers, and post a notice on the pool door so that other residents do not swim in contaminated water. Contamination includes urine, fecal matter, vomit, or blood in the pool water, or on the pool deck adjacent to the pool. The pool maintenance company shall determine when it is safe to re-open the pool.

4. Proper swim attire is required. No "cut-offs," jeans or thongs are allowed. Children who are under the age of three, and any children who are not toilet trained, MUST wear an approved swim diaper.
5. Conduct by any person deemed to be dangerous, unreasonable, or offensive (including but not limited to "horseplay," running, standing or sitting on shoulders, excessive splashing, spitting of water, loud radios, and obscene language) is not allowed.
6. Under no circumstances shall pets, bicycles, skateboards, scooters, or ride-on toys be permitted within the clubhouse and pool area. Roller-skates, wheeled shoes and/or rollerblades must be taken off at the door or gate and carried into the pool area to be stored with personal belongings. They may not be worn within the clubhouse or pool area. Strollers and wagons may be taken inside the clubhouse and pool area provided they are clean and do not leave marks on the floors.
7. Diving from the side of the pool and diving/jumping into the pool from the planter are not permitted at any time.
8. Alcoholic beverages and glass containers of any type are not allowed in the pool and clubhouse areas. Tobacco use of any type is not allowed in the pool and clubhouse areas, including the front porch of the clubhouse.
9. Food and drinks shall only be consumed in seating areas at least six feet away from the pool. Chewing gum is not allowed.
10. All trash must be placed in garbage containers or otherwise properly disposed of.
11. Swimmers are encouraged to shower before entering the pool. Persons with open sores, wounds, bandages, eye or nasal discharge, or communicable diseases should not use the pool.
12. All children using inflatable armbands (i.e. "water wings") or other flotation devices MUST be supervised by an adult who is in the water with them and within one arm's length at all times.
13. Audio equipment must be used with personal headphones in the pool and clubhouse area.
14. Any items lost will be your responsibility. If the item lost or found is of great value, please contact the management company.
15. **The doors and gate are to remain locked at all times. The pool can be accessed only with a pool key. Under no circumstances should the exterior doors or gates be propped open. The fence and gate that surround the pool area are for resident protection and as required by county ordinance and our liability insurance. All pool users should be instructed not to admit ANYONE into the pool area, even if they have a pool key in their possession.** If their pool key does not work, the resident should contact the management company for a replacement key. Non-residents and unaccompanied minors have been gaining access to the pool by showing a similar key and claiming their "pool key" doesn't work, or by claiming they left their key at home.
16. Swim safely and treat others as you would like to be treated. Do not throw swim toys or other items when others are nearby. Parents are responsible for the behavior of their children. Please respect the rights of others and use common courtesy.
17. In the event of inclement weather, swimmers are to clear the pool during the storm and for at least thirty minutes after lightning and/or thunder has ceased. Swimmers are welcome to stay in the clubhouse during this time at their own risk, but are cautioned to stay a safe distance from the water.

UNDER NO CIRCUMSTANCES WILL ALCOHOL, TOBACCO, FIREARMS OR DRUGS BE PERMITTED IN THE POOL, CLUBHOUSE, AND SURROUNDING AREAS. ANYONE SEEN ENGAGING IN THEIR USE WILL BE SUBJECT TO LOSS OF PRIVILEGES FOR A PERIOD TO BE DETERMINED BY THE ASSOCIATION BOARD, AND OTHER LEGAL ACTIONS MAY BE TAKEN IN CONJUNCTION WITH THE PASCO COUNTY SHERIFF'S OFFICE.

MISCELLANEOUS

Guest Policies

A Suncoast Lakes homeowner or resident tenant must accompany guests AT ALL TIMES. Guests are not allowed to use ANY Suncoast Lakes facility without their sponsor present. Individual(s) who are on the premises without permission, or who are under the appointed age without a guardian, **can be and should be** asked to leave by any Suncoast Lakes homeowner or resident tenant. If the individual(s) will not leave, please contact the **Pasco County Sheriff's Office at (727) 847-5878**, and then report the offenders to the management company.

Pool Key

Suncoast Lakes members may not loan, give or otherwise distribute their pool key to anyone outside their immediate family or authorized guardian.

Restrooms

The restrooms are sanitized and cleaned by a cleaning service on a regular basis. However, please be mindful of the other residents by cleaning up after yourself when using the restrooms. Persons found leaving the restrooms in an unsanitary condition may be subject to disciplinary actions by the Board, up to and including suspension of privileges.

Use of Clubhouse and Pool for Parties

Non-private parties must be requested by a Suncoast Lakes member or resident tenant (21 years or older) at least 2 weeks in advance on a first come, first served basis. The sponsoring member will be responsible for guest conduct during the party, associated clean up and any damages caused by the attendees that occur during the party. Depending on the size and nature of the party, residents may be asked to pay a rental fee and refundable cleaning and security deposits. Please call the management company to schedule a party and/or for a copy of the rental policies and rules. Other Suncoast Lakes residents and their guests may use the pool during scheduled parties, as private parties are not permitted.