

SULLY STATION II COMMUNITY ASSOCIATION

POLICY RESOLUTION NO. 11 (Use of Common Areas: Swimming Pool Rules)

relating to Rules and Regulations for pool usage
(Originally adopted 06/19/1991, revised 04/16/1997, 07/24/2001, 04/20/2009, 08/27/2015 and
04/26/2018)

WHEREAS, Article VI, Section 8 of the Bylaws of the Sully Station II Community Association (SSIICA) states that “the Board of Trustees shall have all powers for the conduct of the affairs of the Association which are enabled by law, the Declaration and Articles of Incorporation which are not specifically reserved to Members (Defined as Owners of Lots) or the Developer;” and,

WHEREAS, the Board deems it necessary and desirable to establish certain rules, procedures and guidelines for the use of the SSIICA swimming pool facilities.

NOW, THEREFORE, BE IT RESOLVED THAT the following Rules and Regulations for use of the swimming pool be adopted:

I. RIGHT TO USE POOL FACILITIES (USE OF FACILITIES)

1. **Use of Pool Facility.** All SSIICA (henceforth referred to as the “Association”) Owners (and their Designated Tenants) are entitled to use the swimming pool facility. This privilege may be suspended by the Board of Trustees for Owners who are not in good standing in their assessment payments for two (2) months or more and/or for those having outstanding violations of Architectural Rules and Regulations. Unit Owners who lease their unit must designate, in writing, using a form authorized by the Association, those tenants living in the unit who are entitled to use the community facilities, including the swimming pool and tennis courts.
2. **Facility Passes.** A facilities pass will be issued to all unit owners and members of their families residing in the unit. Designated Tenants (those who are registered with SSIICA Property Management) and Caregivers of unit owners shall receive a facilities pass after paying a fee established in the current Schedule of Fees. There will be a charge for any replacement facility passes issued as indicated on the current Schedule of Fees. An initial charge may be initiated or adjusted by the Board during the budget approval process. Only those persons with a valid facilities pass shall be entitled to use the swimming pool and other community facilities. Facilities passes will be issued or validated on an annual basis prior to the beginning of the swimming season.

3. **Guests.** Guests of Association Owners, Designated Tenants, Caregivers and Outside Pool Members must be escorted by a pool member with a valid facilities pass who is sixteen years of age or older and may bring guests subject to conditions in Section I.4. which follows. Guests will not be admitted to the pool without such escort. Caregivers and Outside Pool Members may accompany resident children if the parent or guardian has signed a waiver of liability form approved by the Association which will release the Association from any liability. There is no guest fee charged for a Caregiver who has been designated in writing as a Caregiver by an Owner or Designated Tenant and who has a signed waiver of liability on file. The conduct of guests is the responsibility of the Owner, Designated Tenant, Caregiver, or Outside Pool member who is the escort. If an Owner is not in good standing as defined in I.1 above, then said Owner's Caregiver and/or Designated Tenant shall also have all privileges under the Facilities Pass suspended until such time as the Owner is in good standing.
4. **Number of Guest and Guest Passes.** The Board of Trustees by resolution, duly adopted, may regulate the number of guests that may be admitted to the pool at any time and the fees, if any, which shall be charged for the admittance of guests. The Board has established:
 - All guests must be accompanied by an Owner, Designated Tenant, Caregiver, or Outside Pool Member with a valid Facilities pass.
 - A limit of five guests per unit at any one time.
 - Each unit shall be allowed ten free guest admissions during a swim season.
 - Residents may purchase additional guest passes per the Schedule of Fees which will permit ten additional admissions or, alternately pay a daily guest fee per the Schedule of Fees at the pool (by check only).
 - All guest passes expire at the end of the season and purchased guest passes are non-refundable.
5. **Use of Facility Passes.** Facilities passes are the property of the Association and are for the exclusive use of residents of the Association. The passes are not transferable and may be suspended by the Association for violations of the Association's legal documents or rules and regulations.
6. **Leasing of Pool Facilities.** The Pool Facilities may be leased during or after posted operating hours with prior agreement made with the Association's manager. An area of the pool facilities may be reserved during posted operating hours with an agreement made with the Association manager. **Fees will be in accordance with the published Schedule of Fee. A minimum reservation of two hours is required.** For reservations during posted operating hours, the guest and escort will be relaxed but the unit owner is responsible for guests.
7. **Owner Facilities Passes.** All Owners and their family members may obtain facilities passes at no charge as long as the Owners are in good standing with assessments, violations, and are in compliance with the Association, including Owners who do not reside at Sully Station II and lease their properties.

8. Tenant Facilities Passes. All Designated Tenants and their family members may obtain a Facilities pass after paying the current approved fee as listed on the Schedule of Fees for SSIICA. Use of that Facilities Pass is contingent on the Owner being in good standing.
9. Outside Pool memberships. There are two types of Outside Pool Memberships; those that are associated with the SSIICA Swimming Team, and those that are not associated with the SSIICA Swimming Team. All outside pool members shall be entitled to use the pool subject to the compliance with this policy resolution. All outside members and their family members may obtain a pool pass after paying the current approved fee as listed on the Schedule of Fees for SSIICA. All outside pool memberships expire at the end of the pool season.
 - A. Outside memberships Associated with the Swimming Team. The Board has approved up to a maximum of fifteen (15) outside memberships for non-resident families who have children wishing to participate on the SSIICA Swimming Team.
 - B. Outside memberships not Associated with the Swimming Team. The Association may allow the sale of a limited number of pool memberships to non-residents not having any association with the SSIICA Swimming Team. If allowed by the Board, the number of memberships will be established and included in the Schedule of Fees.
10. Fees. All fees herein are established each fiscal year. The fees will be reviewed by the Board of Trustees as part of the annual budget approval processes and published as a Schedule of Fees. The Schedule of Fees will be part of the annually approved budget.

II. RULES FOR USE OF THE POOL (HEALTH & SAFETY)

GENERAL

1. The Association is represented by the Pool Management contractor's managers and lifeguards, who have been instructed in the rules of the pool. Any conflicts shall be addressed with the pool manager, or assistant manager, who will bring the issue to the Association if it cannot be satisfactorily resolved.
2. Certified lifeguards will be on duty at all times that the pool is open. They have the authority to use their discretion to enforce the rules to maintain a safe and healthy environment. The Pool manager is in charge of the pool and is there for the protection of persons using the pool. The Pool manager has the authority to ask anyone to leave the pool area for infractions of the rules or when safety is threatened. The Pool manager may prohibit entry to anyone for up to one week for each violation or for a **one-year** period with authorization of the Board of Trustees.

3. Safety is of primary concern to the Association and its members. All persons using the pool do so at their own risk and agree to abide by the rules for use of the facility. The Association assumes no responsibility for any accident or injury in connection with such use or for any loss or damage to personal property. Residents (unit owners and tenants) are responsible for the actions and supervision of their children and guest(s).
4. Children under twelve (12) years of age must be accompanied by a responsible person sixteen (16) years of age or older while in the pool area. No child between the ages of twelve (12) and fifteen (15) may come to the pool unaccompanied unless they pass a swim test given by pool management personnel consisting of a **25-meter** unassisted swim and 60 seconds of unassisted treading water. A parent or guardian is required to be present for the test. A visual aid (e.g., wrist band) provided by the Pool Management must be worn in the pool area to signify that the child has passed the test. The pool management shall maintain a list of all children who pass the swim test and provide a copy to the Association management.

POOL OPERATING REGULATIONS

1. No person shall use the pool facilities unless the pool is officially open and lifeguards are on duty. Unauthorized persons found inside the pool enclosure when the pool is closed may lose their privileges for the remainder of the summer and risk prosecution for trespassing.
2. All bathers shall take a shower bath using soap and warm water and thoroughly rinsing off before entering the pool. (Parents are encouraged to instruct their children). This will help keep the water disinfected and sanitized, as well as reducing the cost of chemicals.
3. Any person having an infectious or communicable disease or open wound is prohibited from using the pool. This includes but is not limited to diarrhea, cold, cough, fever, sores, lesions, wearing bandages, etc.
4. Swimmers must wear proper bathing attire. No cut-offs, dungarees, or similar attire of the type which will unravel and cause drain clogging, are permitted. Additionally, street shoes are prohibited in the pool area.
5. Persons must stay clear of guard stations at all times and in no way distract on-duty lifeguards.
6. Persons unable to demonstrate an ability to swim will not be permitted in the deep end of the pool.
7. No play equipment, play pens, wheeled vehicles (except wheelchairs and strollers) are permitted in the pool area.
8. Dogs or other animals are prohibited in the pool facility and may not be left unattended or leashed outside the facility. Guide/service dogs are allowed on deck, but not in the swimming pool.

9. The following may be permitted at pool personnel's discretion (e.g. low occupancy); instructional/safety flotation devices and small seated inflatable floats are permitted in the roped off shallow end of the pool (which is 2-3 feet deep) and only when the child is within reach of the person supervising the child.
10. Subject to pool personnel's discretion, soft tubes, soft rafts and inflatable balls will be allowed in the large pool area.
11. Water toys are allowed at all times in the wading pool under adult supervision and subject to the pool personnel's discretion.
12. Goggles (those that cover the eyes only) will be allowed in the pool. Only life jackets approved by the U.S. Coast Guard may be worn. Masks will be allowed at pool personnel's discretion and only if they are made of safety tempered glass (must be imprinted on the mask).
13. **Children using the wading pool are the responsibility of the parent(s) or escort and must be accompanied by an adult. Only children under five (5) years of age and their parent(s) or escort are permitted in the wading pool.**
14. Subject to the discretion of pool management personnel and upon proof of Professional Association of Diving Instructors (PADI) Certification, pool users may use masks, fins and snorkels in the lap lanes only.
15. Running, pushing, wrestling, dunking, standing or sitting on another's shoulders is prohibited, as this endangers other swimmers.
16. All persons using the pool facilities who are incontinent or not reliably toilet trained must wear swim diapers or other appropriate protection against evacuation and an appropriate bathing suit. All children under five (5) years old must wear a swimsuit diaper or plastic pants and a swim suit regardless of toilet training. Disposable and cloth diapers are prohibited.
17. **There will be a ten (10) minute safety break period for swimmers at 50 minutes past each hour during which only lap swimming in the pool lap lanes is allowed. During this period, all other swimmers must exit the pool.**
18. The pool may be closed at the discretion of the pool manager on duty in case of thunder, lighting, rain, operational breakdown, or "unsanitary conditions".
19. Audio devices are not permitted in the pool area unless used with ear phones played at a volume that does not disturb others.

20. Swimmers shall not remain in the diving areas except to exit the pool after diving. Swimmers shall also remain clear of the ladders except when entering or exiting the pool. At the discretion of pool management personnel, the diving area may be closed for a maximum of fifteen (15) minutes per hour for diving games when there are less than 20 people in the pool.
21. Lap lanes are to be used only by persons swimming laps or water walking.
22. Back dives, somersaults, "cannon balls" from the side of the pool or any other unsafe activities are not permitted.
23. Jumping into the pool from the side of the pool may not be done in close proximity to persons using the pool.
24. Spitting, spouting water, blowing the nose, or discharging bodily wastes in the pool is strictly prohibited.
25. Emergency procedures must be observed. Swimmers must leave the pool area immediately upon the signal or request of the Pool Manager and/or pool staff.
26. Foul or abusive language will not be tolerated.
27. Walk at all times!!! DO NOT RUN!!!
28. The ramp, steps, and ladders into the main pool are to be used for ingress and egress purposes only. Sitting or playing on the ramp, steps, or the ladders is not permitted.
29. All injuries that occur in the pool area must be reported immediately to the Pool Manager.

DIVING

1. Only one person is allowed on the diving board ladder and board at a time.
2. Diving is limited to the forward direction. No diving is permitted off the sides of the diving board.
3. After a dive the diver must clear the dive area immediately by exiting at the nearest ladder.
4. Excessive bouncing on the diving board is prohibited.
5. Diving from the deck area is prohibited for safety reasons.
6. Children fifteen (15) years of age or less must pass a swim test to use the diving board. A visual aid (e.g., wristband or patch) must be worn to indicate that the test has been passed.

SMOKING, FOOD AND BEVERAGES

1. Smoking, chewing tobacco, and chewing gum are prohibited in or immediately around the entrance to the pool area and dressing rooms.
2. Breakable objects, such as glass containers, are not permitted in the entire pool facility.
3. Food and beverage are prohibited in the dressing rooms.
4. Food and beverage may only be consumed on the wood deck or gazebo. Only beverage contained in plastic bottles or aluminum cans may be consumed on the concrete deck area.
5. During approved special events, food and beverage may be purchased and consumed on the designated concrete deck area.
6. Alcoholic beverages are prohibited in the pool area during normal operating hours.
7. Illegal substances are prohibited.
8. Intoxicated persons are not allowed in the pool area.
9. All refuse must be placed in containers provided for this purpose. Keeping the facility clean is everyone's responsibility.
10. Each pool user is responsible to dispose of their trash in a proper trash receptacle. Pool use may be revoked if one abuses this rule.
11. Residents may use the Association grills after receiving approval and scheduling such usage with management. The grills must remain in the approved area of the pool and shall be operated in a safe manner at all times. No outside grills, hibachis, or other cooking equipment shall be allowed.

[RESOLUTIONS ACTION RECORD TO FOLLOW]

SULLY STATION II COMMUNITY ASSOCIATION
RESOLUTIONS ACTION RECORD

Resolution Type: Policy

No.: 11

Use of Common Areas: Swimming Pool Rules

Duly adopted at a regular meeting of the Board of Trustees of Sully Station II Community Association, held April 26, 2018.

Motion by: Karen Hogan

Seconded by: Patrick Morris

TRUSTEE	POSITION	YES	NO	ABSTAIN	ABSENT
Glenn Martin	President	X			
Diana Marvin	Vice President	X			
Adrian Isaicu	Secretary	X			
Karen Hogan	Treasurer	X			
Bill Perry	Legal Liaison	X			
Patrick Morris	Trustee	X			
Ted Procriv	Trustee				X

ATTEST:



Secretary

Date

FILE: Governing Documents, Book of Regulations, Part One – Policy Resolutions.

Resolution Effective: May 11, 2018