

BRAMBLETON COMMUNITY ASSOCIATION

POLICY RESOLUTION NO. 09

USE OF COMMON AREAS: RECREATIONAL FACILITY RULES

relating to Rules and Regulations for recreational facility usage

Adopted: April 6, 2004

Revised: April 12, 2005

Amended: 1/28/20

WHEREAS, Article IV, Section 4.01 of the Bylaws states that "the Board of Directors shall have all of the powers and duties necessary for the administration of the affairs of the Association and may do all such acts and things as are not required by the Act or the Association Documents to be exercised and done by the members" ; and

WHEREAS, the Article I of the Association's Declaration defines Recreation Facilities as the swimming pools and associated buildings and facilities owned by the Association, but not including tennis courts, tot lots, playing fields, trails and community centers open to all Owners and their designees.

WHEREAS, for the health, safety, comfort and convenience of all Owners and residents, the Board wishes to establish rules and regulations governing the use of the Association's recreational 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

- A. Eligible Members shall be any Owner(s) of record who reside in a single family detached or attached Lot within the Association (or their designated tenants) or any Owner(s) of record who reside in a Multifamily Lot or condominium unit who is entitled to use of the recreational facilities in accordance with Article 6, Section 6.2(a)(3) of the Declaration for Brambleton Community Association.
 - 1. their spouse, partner, or significant other;
 - 2. two additional adults who can show proof of residency;
 - 3. children under the age of twenty-three (23) who are living at home, attending school on a full-time basis or serving in the military; and
 - 4. any children, under the age of twenty-three (23), residing in the home of a parent on a part-time basis due to custodial arrangements.
- B. Lessee of Record (renters) of a home in Brambleton Community Association, as long as the lease is a minimum term of six (6) months, and their immediate family.
- C. The Board of Directors may suspend pool privileges in accordance with Article 12, Section 12.1 of the Declaration.

- D. Eligible Members who lease their unit may transfer their rights to use of the Recreational Facilities by notifying the Association, in writing, using the form attached as Exhibit A, of the names of those tenants living in the unit who are entitled to use the recreational facilities. A non-resident Member who leases his/her unit is not entitled to use of these pool facility if this privilege has been transferred to the tenant.
- E. Guests under age 18 must be escorted by an eligible pool user with a valid facilities pass who is sixteen years of age or older. Guests will not be admitted to the pool without such escort. One guest age 18 and older may be admitted to the pool without an escort by displaying a valid pool pass and guest pass from an adult Member of the household. All guests must register with the pool manager prior to entering the pool. The conduct of guests is the responsibility of the escort or the pool user who has invited them to the pool.
- F. The Board of Directors may, from time to time, establish rules with respect to guest privileges, including the number of guests that may be admitted and fees, if any, for such guests. There will be a maximum of four guests admitted at any time per eligible user household.

II. FACILITIES PASSES

- A. A facilities pass will be issued to each Eligible Member or their designated tenants and eligible members of their families residing in the unit, age four and over.
- B. A facilities pass will not be issued to any Member or Member's designee unless all assessment fees or other charges owed to the Association are paid in full.
- C. Facilities passes are the property of the Association and are for the exclusive use of Owners and residents of the Brambleton Community Association. The passes are not transferable and may be suspended in accordance with Article 12, Section 12.1 of the Declaration for violations of the Association's legal documents or rules and regulations, as well as improper conduct with respect to the use of the pool or other community facilities.
- D. There will be a charge for any replacement facilities pass, the amount of which shall be established by a resolution of the Board of Directors.

III. RULES FOR USE OF THE FACILITY

- A. The Association is represented by the pool 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. The Operations Manager and/or General Manager will handle matters that are not resolved by the pool management company. The Owner/Resident has the right to take all matter to the Association Board if they feel the matter has not been reviewed and resolved properly or fairly.
- B. 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 acting pool manager or Association manager has the authority to ask anyone to leave the pool area for infractions of the rules or when safety is threatened. The manager may prohibit entry to anyone for up to one week for each

violation without prior authorization from the Board of Directors.

- C. 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 (Members and tenants) are responsible for the actions of their children and guests.
- D. 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 will lose their privileges for the remainder of the summer and risk prosecution for trespassing.
- E. Lap Swim will be called ten minutes before each hour. All patrons, regardless of age, may only be in the pool if they are continuously swimming laps during this time. Breaks will last 10 minutes and will resume at the top of the hour.
- F. Only those persons with a valid facilities pass shall be allowed to use the swimming pool and facility.
- G. Children under twelve (12) years of age must be accompanied and actively supervised by a responsible person sixteen (16) years of age or older while in the pool or facility.
- H. 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).
- I. Persons who have obvious infections (colds, lesions, open sores, etc.) will not be allowed in the pool. Sanitary habits are a responsibility of everyone and anyone displaying improper behavior will be asked to leave the pool area.
- J. Smoking, vaping, or similar is not permitted within the pool facility, entrance, or other areas that negatively impact adjacent residents or patrons
- K. Food and beverages will be permitted only in areas, if any, specifically designated for this purpose. The chewing of gum is not permitted in the pool area or bathhouse.
- L. Glass and other breakable objects that can cause harm are not permitted in the pool area.
- M. Intoxicants or persons under the influence will not be allowed in the pool or facility during normal hours.
- N. Swimmers must wear proper designated bathing attire. No street clothes, cut-offs, dungarees, thongs or similar attire will be permitted.
- O. Persons must stay clear of guard stands/stations at all times.
- P. 25/10 Rule – Children who can't swim 25 meters must have a parent or adult within 10 feet of them while in the pool. Persons unable to demonstrate an ability to swim will not be permitted in water over their neck or on the pool slide and may be required to take a swim test.
- Q. No play equipment, play pens, wheeled vehicles (except wheelchairs, strollers, etc.) are permitted in pool area.
- R. No animal shall be permitted within any water recreation facility; provided, however, this section shall

not apply to support animals that provide assistance to the physically challenged. Support animals that provide such assistance shall not enter the pool water. (Per Loudoun County)

- S. Subject to the discretion of the pool management personnel, instructional flotation devices may be used under the direct supervision of an adult. Tubes, rafts and balls are prohibited in the pool area. Goggles will be allowed in the pool. Only life jackets approved by the U.S. Coast Guard may be worn in the pool. At the discretion of pool management personnel, masks made of tempered safety glass may be used.
- T. Running, pushing, wrestling, dunking, standing or sitting on another's shoulders is prohibited.
- U. No screaming, profanity, or other boisterous behavior will be permitted in the pool area or pool building.
- V. Swimmers shall remain clear of the ladders except when entering or exiting the pool.
- W. All refuse must be placed in containers provided for this purpose. Keeping the facility clean is everyone's responsibility.
- X. Bathers who are not toilet trained or incontinent persons must wear a swim diaper.
- Y. Children using the wading pool are the responsibility of the parent or escort, who must be sixteen (16) years of age or older.
- Z. The pool may be closed at the discretion of the pool manager on duty in case of thunder, lightning, rain or operational breakdown.
- AA. The use of radios, televisions or similar devices is permitted only when used with headphones.
- BB. Private, reserved use of the pool facility shall not be permitted during normal operating hours established by the Board of Directors. Any private, reserved use shall be permitted only if authorized by the Board of Directors and in accordance with any rules and regulations promulgated by the Board.

SPA RULES

The following recommendations for safe use of the spa shall be posted at the entrance of every spa pool:

- A. Do not use alone.
- B. Pregnant women, elderly persons and persons suffering from heart disease, diabetes or abnormal blood pressure or other at-risk persons should not enter the spa pool without consulting a physician.
- C. Do not use the spa pool while under the influence of alcohol, tranquilizers, or other drugs which may cause drowsiness, alter blood pressure or put the patron at risk.
- D. Do not use at water temperatures above one hundred four degrees Fahrenheit.
- E. Children under the age of sixteen (16) are prohibited from using the spa pool.
- F. Boisterous and/or rough play and running at any spa pool facility is prohibited. Enter and exit slowly.
- G. Limit your use of the spa pool to a maximum of fifteen minutes at one time. Cool down before revisit.
- H. Long exposure may result in nausea, dehydration, dizziness, fainting or death.
- I. The use of oils, body lotions and mineral bath salts is prohibited.
- J. Patrons with symptoms of a communicable disease are prohibited from entering the spa pool.

Failure to comply with these regulations constitutes grounds for exclusion from the premises or management action as necessary.

SLIDE RULES

The following recommendations for safe use of the slide shall be posted at the entrance of every slide:

- A. Do not jump or dive from any part of the slide.
- B. No roughhousing or horseplay on or near the slide.
- C. Children must be supervised by an adult at all times when using the slide.
- D. Non-swimmers shall not use the slide.
- E. Only one person allowed on the slide at a time with a maximum user weight of 325 lb.
- F. Hold onto hand rails at all times when using the ladder or stairs.
- G. Familiarize yourself with the shape of the pool bottom and the water depth before you slide. Slide feet first only.
- H. Do not slide until all submerged obstacles, surface objects, or other swimmers are clear of the slider's pathway.
- I. Stay clear of the slide runway exit while swimming.
- J. Do not use the slide when under the influence of alcohol or drugs.
- K. Don't slide alone - use the buddy system.
- L. Only persons healthy enough for water activities should use the slide. Persons with medical conditions, including pregnancy, should consult their doctors before using the slide. Persons with physical disabilities should use caution and may require assistance.
- M. Do not use the slide if any part of it becomes damaged, weakened, or broken.
- N. See slide owner's manual for additional information.

Failure to comply with these regulations constitutes grounds for exclusion from the premises or management action as necessary.

**BRAMBLETON COMMUNITY ASSOCIATION
FACILITIES PASS REGISTRATION
LETTER OF PERMISSION**

DATE:

FROM:

(Print Name)

(Brambleton Address)

TO: Brambleton Community Association

RE: Permission for Tenant(s) to Use Recreational Facilities

I give permission for the following tenants:

to register for and use the Brambleton Community Association recreational facilities. By registering, my tenant and the members of his/her household understand that they are bound by the Rules and Regulations governing those facilities.

I understand that my homeowners assessments must be paid in full for my tenants and the members of his/her household to register for and use the recreational facilities. I further understand that, while I lease my residence unit at Brambleton I am not entitled to use the recreational facilities.

(Signature of Owner) *(Date)*

(Signature of Owner) *(Date)*

BRAMBLETON COMMUNITY ASSOCIATION

RESOLUTIONS ACTION RECORD

Resolution Type Policy No. 9

Pertaining to: Rules and Regulations for recreational facility usage

Duly adopted at a meeting of the Board of Directors of Brambleton Community Association, held April 6, 2004.

Motion by:

Ms. Martin

Seconded by:

Mr. Sch

VOTE: Unanimous (3-0)

NAME	OFFICE	YES	NO	ABSTAIN	✓
William Fox	President	_____	_____	_____	_____
Meryl Bisaga	Vice President	_____	_____	_____	_____

ATTEST:

Secretary

Date

Resolution Effective.

May 1, 200