

**TROON AT KILDARE CONDOMINIUM ASSOCIATION
RULES & REGULATIONS FOR CLUBHOUSE AND POOL**

Purpose:

The Clubhouse and Pool Committee (the Committee) will ensure the fair and equitable use of the facilities for all members of the Troon community. The clubhouse and pool are for the enjoyment of our homeowners, their families and guests, with the safety, health and comfort of our community as our objective.

The Committee and Board of Directors (the Board) have authority and jurisdiction over the conduct of any person or persons and any circumstances involving the facilities. The authority and jurisdiction includes the right of the Committee or the Board to order person(s), including homeowners, who engage in disruptive behavior to leave the common areas, including the clubhouse and pool, or be subject to arrest for trespassing. It is the responsibility of all members and their guests to adhere to and encourage compliance with these Regulations.

The clubhouse can be rented for private events hosted by individual homeowners of the Troon community; however, the Association functions will take priority over private parties. The pool area cannot be rented for private events.

Note: These Rules & Regulations replace all previously published Rules & Regulations and are an amendment to the Rules & Regulations for Village of Troon At Kildare Homeowners Association.

Adopted on 12-06-05, 2005 and effective as of 12-07-05 2005

Ann Messler
Ann Messler, HOA Secretary

12-07-05
Date

CLUBHOUSE REGULATIONS:

1. **One clubhouse key** is issued per household. A replacement key will be provided for a fee.
2. Only homeowners who are current in their assessment, their families and guests are permitted in the clubhouse and pool areas. Homeowners will be held responsible for the actions of their guests and may be charged for property damage.
3. Except as specifically set forth below, homeowners must accompany all guests. The Board and Committee reserve the right to limit guests as the clubhouse and pool demands increase.
4. **Out of town guests** may use the clubhouse and pool facilities without being accompanied by a homeowner, providing the inviting homeowner registers each out of town guest with the Committee. An adult must accompany children under the age of 16. An out of town guest means any person residing outside Wake and contiguous counties and who spends at least one, but not more than 14, consecutive overnight visits (or longer at the discretion of the Committee) with a Troon homeowner. Guests must comply with all the Rules and Regulations and are responsible for any property damage incurred.
5. The clubhouse is a **non-smoking** facility.
6. It is the responsibility of all person(s) using the facilities to **clean up** after themselves, to include disposing of trash into garbage bags and removal to the outside trash container.
7. The exercise equipment is meant to be shared by all homeowners and their guests, **over the age of 12**. Please limit your workout to **30 minutes** per piece of equipment when others are waiting.
8. The **noise level** must be kept to a minimum, with all outside music turned off by 11:00 p.m.
9. **No pets** are allowed in the clubhouse at any time.
10. The Troon At Kildare Condominium Association is not responsible for loss or damage to **personal property**.
11. The Fire Marshall sets the **clubhouse occupancy limit at 150 persons**.
12. No food or drinks may be left in the refrigerator/freezer overnight.
13. Kitchen equipment (stove, oven, etc.) must be cleaned after each use.
14. A gas grill is provided on the pool deck. The user must be 18 years or older and will be responsible for turning off the gas after each use and cleaning the grill and surrounding deck area.
15. Televisions, DVDs, VCRs in the clubhouse are for the use of the homeowners and guests. Turn off power when not in use. Do not remove remotes from the area of appliances.
16. Card tables and folding chairs are located in clubhouse foyer and game room closets. They are provided for use of the homeowners and guests and should be returned to the closets when not in use.

POOL REGULATIONS:

1. This is a **private pool with admittance by key only**. It is for the use of the Troon At Kildare Homeowners Association residents and guests only. Anyone using this facility without authorization is subject to arrest for trespassing.
2. **No lifeguard** is on duty at the pool. Users of the pool do so at their own risk. The Association will not be responsible for any accidents or injury in or around the pool. Use of the pool indicates acceptance of these conditions.
3. The state of North Carolina stresses that an adult should accompany children under 14 years of age, and that adults should not swim alone. Children under age 14 must be accompanied by an adult (defined by someone who is 21 years old or older and is the parent or legal guardian, a relative, or baby-sitter). Unsupervised children will be required to leave the pool area.
4. A household may bring a **maximum of one additional family** to the pool at a time. Residents must accompany their guests, except as outlined in **Clubhouse Regulation Number 4**.
5. **Glass containers are not permitted** in or around the pool. If broken glass is found in the pool, the pool must be closed, drained, cleaned, and refilled. The resulting costs will be charged to the homeowner responsible.
6. **Trash and refuse** must be placed in the proper receptacles.
7. **Cut-off clothing** with unfinished hems is prohibited in the pool. Loose threads clog the filter/pump.
8. If eight or more people are in the pool, **floats, rafts, or other toys are prohibited**.
9. Running, shoving, and other forms of **horseplay** are **prohibited** in or around the pool.
10. Only **battery-operated** radios, CD players, etc., may be used at the pool.
11. No one may tamper with or **remove any pool equipment** or furniture.
12. **No pets** are allowed inside the pool fence.
13. **Violation** of these rules may result in loss of privileges to use this facility for up to 12 months by order of the Board of Directors.
14. **One pool key** is issued per household. A replacement key will be provided for a fee.
15. The pool and deck are **non-smoking** areas.