

Lakeside at Ballentine

Homeowners' Association, Inc.

Pool Rules

as amended by the Board of Directors July 17, 2023

The pool is provided for the enjoyment of HOA Members, in Good Standing in accordance with the Association's Bylaws, and by their accompanied guests. Guests are limited to three (3) nonresidents for each property owner. **Children under the age of 15** and all guests must be accompanied at all times by an authorized adult. An authorized adult defined as a Member of the Association, or a resident or visiting relative of the Member, who is at least **eighteen (18)** years of age or older. **Pets are not allowed** within the fenced area surrounding the pool.

POOL HOURS ARE 9:00 A.M. TO 8:30 P.M. during the swimming season. There is **NO NIGHT SWIMMING ALLOWED BY DHEC.**

Entrance to the pool is through the gate and only with a fob issued by the Association. Please do not slam the gate. Swinging on the gate or climbing over the gate or the fence is prohibited. Any child, adult, or guest damaging the fence or the gate to gain entrance will be banned from the pool area.

Pool access fobs are assigned to Lots within Lakeside at Ballentine.

- One fob will be distributed to each member of the Homeowners' Association who is in Good Standing. When a house or Lot is sold, the seller(s) must convey the restroom key and pool fob to the new owner(s) at settlement or return them to MJS. If the any owner does not have a key and/or fob, they may be purchased from MJS.
- The Board reserves the right to deactivate any fob belonging to an Association Member who is not in Good Standing.
- Association Members must report lost fobs to MJS immediately.
- Association Members may not loan or in any way convey their fob to anyone who is not a member of their household, except at settlement when closing on the sale of their property.
- Fobs will be active only for the operating hours of the pool during the swim season.

SMOKING, DRUGS, FIREARMS, GLASS CONTAINERS, AND PROFANITY ARE NOT ALLOWED IN THE POOL OR POOL AREA.

SWIM AT YOUR OWN RISK. Neither the Association nor the Management Company assumes responsibility or liability for loss, injury, accident or death. No diving is permitted.

Proper swimwear for children and adults is required in this family recreational area. **Proper clothing and swim diapers** for infants and small children are required at all times while in the pool. Diapers are not to be deposited in the waste cans at the facility or restrooms and must be removed from the site when departing.

Pick up and clean up after yourself your children, and your guests. All trash must be placed in the trash receptacles, if provided, except for diapers which must be removed from the site. Our annual dues allocate monies for once-a-week cleaning of the bathrooms only. Chronic offenders will relinquish their right to use the facility.

Pool Closure: Signs will be posted notifying members of any pool closing and they **MUST** be obeyed.

UNSANITARY CONDITIONS such as defecation released into the pool require the **IMMEDIATE** closing of the pool. Call MJS to report an incident **IMMEDIATELY**. The pool will remain closed until DHEC certifies it is safe. Swimming is prohibited by persons with infectious skin diseases such as chicken pox, measles, or open sores, etc. Showering before entering the pool is a courtesy to your neighbors.

Telephone use, life preservers, and body hooks: The pool equipment is for emergency and maintenance use and is not to be used as a toy. The pool phone does not require money to dial 911.

No running or rough-housing in the pool and clubhouse areas. Supervision of children by parents and/or accompanying adult is necessary for safety and to prevent damage to the facility and the pool area equipment. Homeowners are responsible for damages caused by their children or guests.

Pool toys such as balls and rafts should be used with consideration for others. Radios and other music should not disturb other pool guests or residents near the pool complex.

Bicycles: Wheeled vehicles, except for wheelchairs and baby strollers, are not permitted in the fenced pool area. A bike rack is provided in the parking lot. Skateboards, scooters, roller blades, etc. are to be left or parked outside the fenced area surrounding the swimming pool but not blocking the gate or walkway.

Parking is limited to marked spaces in the paved parking area by the pool.

REPLACEMENT OF A LOST FOB OR RESTROOM KEY is through MJS Inc. There is a \$25.00 fee for replacing a fob. There is a \$5 charge for replacing a restroom key. A fob or key will only be provided to homeowners who are in Good Standing. Do not duplicate your key. Contact **MJS Inc. at (803)743-0600**.

PLEASE NOTE The Board of Directors may revoke the use privileges of any Member(s) for a specified period for non-compliance with any of the published rules for the use of the Common Area facilities, whether due to a negligent, deliberate or willful act or behavior. Any and all penalties will be determined by the Board of Directors for these acts or behavior or for any act of vandalism by a homeowner, a minor, or a guest of a Member. The sponsoring Member shall be the responsible for the actions of their family or guest(s) and may lose his or her privileges and may also be required to compensate the Association for damages.