

DESERT RIDGE CONDOMINIUMS

Rules and Regulations – Swimming Pool Area

The purpose of these Rules and Regulations is to protect and preserve the most expensive amenity provided and maintained by Desert Ridge property owners. Desert Ridge reserves the right to impose restrictions on behavior.

KEY POINTS:

- Desert Ridge is NOT responsible for accidents or injury
- There is NO lifeguard on duty
- Use of the facility is AT YOUR OWN RISK
- Be RESPECTFUL of other pool users at all times
- Use of the pool when alone is strongly discouraged

HOURS: Pool hours are from 10:00 AM to 9:00 PM. Opening and closing of the pool is responsibility of the maintenance coordinator and HOA board members

KEYS:

- A key is given to each owner at the time of purchase. A property owner may delegate the use of the pool key to a registered tenant
- The owner is ultimately responsible and liable for all actions of the key user, regardless of who is using the key.
- Access to the pool is only permitted through the gate. The gate must always be securely shut/locked prior to leaving the pool area. This is for your protection
- There is a \$50 replacement fee for lost or stolen keys, **NO EXCEPTIONS**

RESTRICTIONS:

- **Only homeowners or registered tenants are permitted to use the pool key**
- For all violations that incur a fine, the unit's pool key will be confiscated until the fine is paid
- No smoking in the pool area. **FINE: \$100 for first violation, doubles with each additional violation**
- No diving. **FINE: \$100 for first infraction, doubles with each additional violation**
- No glass containers or sharp objects of any kind are permitted in the pool area. **FINE: \$250 for each violation**
- Only owners/tenants and their guests are permitted to use the pool facilities.
- The limit on number of non-owner/tenant guests in the pool area is **5 per condo unit** and all guests **MUST** be accompanied by an owner/tenant. See Pool Party section below for requests to exceed the guest limit
- The owner/tenant is responsible for the actions of their guests (including fines) and must advise their guests of all Rules and Regulations
- It is the responsibility of parents to supervise their children when in or around the pool
- No running on the pool deck
- No pets of any kind shall be permitted within the pool area
- Cooking of any kind is NOT PERMITTED within the pool area. Food may be brought into the pool area provided it is cleaned up when finished.
- The pool is not available while pool maintenance is being performed, usually in the mornings
- Swimsuits must be worn at all times
- Children who have not been toilet trained must be in swim diapers. NO REGULAR DIAPERS

Violations of restrictions above that do not specify a fine are subject to the following fine schedule:

- Written warning for first violation
- \$50 fine for second violation
- \$100 for third violation, continuing to increase by \$50 for each additional time

Pool Party Reservation Requests

If an owner or registered tenant wishes to exceed the limit of 5 guests per condo unit, they may do so once per year via the Pool Party Reservation request process. A pool party reservation is subject to the following conditions:

- Reservations requests will be made to the HOA email (373desertridgecondos@gmail.com) 2 weeks in advance of the party date and will be reviewed by the HOA for approval. Requests are NOT guaranteed to be approved.
Request should include
 - Date and time of party
 - Name and contact info for responsible party (owner or registered tenant)
 - Number of guests
- Upon approval, a \$200 reservation fee **must** be paid to the HOA. The reservation is not final until this is paid. If that party is held without paying the fee, it increases to \$300 and is assessed as a fine to the condo unit owner.
- Pool parties may be booked for the following periods
 - Mon-Sat: Between 10 and 4 for not more than 2 hours
 - Sun: Not available
- Maximum occupancy for a pool party is 30 people
- Pool area will be inspected immediately following the party and a \$50/hr fee will be assessed for any clean up that needs to be done. Any damage will also be noted at that time and the condo unit owner will be financially responsible for any repairs.
- All other standard pool rules still apply (no pets, no glass, no grilling, no smoking, no unattended children, CLEAN UP, etc)
- Each condo unit may only have one pool party per year

Last Reviewed/Updated: 8/8/24