

RESIDENT RULES ACKNOWLEDGMENT AND AMENITY ACCESS AGREEMENT

Property Address _____

Date _____

This agreement confirms that every resident, occupant, tenant, homeowner, and/or authorized user associated with the property above has reviewed and agrees to follow the Arbors at Meadow Woods Homeowners Association Pool & Amenity Policy, posted signage, and instructions governing the pool, cabana, playground, gates, and access-control systems. The undersigned further confirms that every individual who resides at the property on a full-time basis, including minors, is listed on this agreement and that no full-time resident has been omitted. A parent or legal guardian may sign on behalf of any minor resident.

This acknowledgment is a summary and does not replace the full policy. For the full policy, please visit <https://amwhoa.com/resources>.

1. Resident Acknowledgment

I/we acknowledge that use of the community amenities is a privilege and is permitted only while the property has active access approved by the HOA.

I/we agree to follow the policy, posted signage, and instructions from the HOA, management company, security personnel, or other authorized representatives.

2. Responsibility for Residents and Guests

I/we understand that the property is responsible for the conduct of its residents, occupants, tenants, homeowners, guests, visitors, invitees, and anyone admitted or assisted into an amenity.

I/we will not admit or assist any unauthorized, suspended, banned, or otherwise restricted person.

I/we understand that the property may be held responsible for damage, safety risks, rule violations, or misuse caused by anyone associated with or admitted by the property.

3. Shared Amenity Access Requirements

1. Authorized Access Devices

Cards, fobs, codes, credentials, and other access devices may be used only by authorized residents and their permitted guests. They may not be shared, loaned, transferred, copied, or misused.

2. Three People Per Card

Each active access card permits up to three (3) people at a time, including the cardholder. Children under 34 inches tall do not count toward this limit. Each additional group of up to three people must use another active card, and the gate must close between entries.

3. No Unauthorized Entry or Bypassing Controls

Do not tailgate, climb, jump, scale, or otherwise bypass any fence, gate, wall, or access-control point. Entry must be made with an active access card at the designated gate.

4. Do Not Prop or Tamper with Gates

Do not prop, disable, block, hold open, or tamper with any gate, door, latch, lock, closer, alarm, or access-control mechanism. These actions may trigger an alarm and may result in immediate loss of access.

5. Must Produce Access Card

Anyone using the amenities must have an access card on their person or with their belongings while using these areas and must present it if asked to prove authorized access. Anyone without an access card is not permitted to remain in any amenity area.

4. Pool and Cabana Rules

I/we specifically acknowledge and agree to follow each of the following pool and cabana rules:

1. Return Furniture to Original Position

Return all pool furniture to its original position when finished. Failure to do so may result in revocation of access.

2. No Glass

Glass is not permitted within the pool gates.

3. No Bikes or Skate Equipment

Bikes, skateboards, scooters, skates, and similar equipment are not permitted within the pool gates.

4. No Unauthorized Individuals

Do not let unauthorized individuals enter. You are responsible for damage caused by anyone you admit.

5. Dispose of Trash

Dispose of all trash before leaving.

6. Respect Noise Levels

Be respectful and do not play loud music.

7. No Pets

Pets are never permitted within the pool gates.

8. No Smoking or Vaping

Smoking and vaping are not permitted within the pool gates.

9. Pool and Cabana Hours

The pool is closed from dusk to dawn. Card access to the cabana is available from 6:00 AM to 8:30 PM, but the pool may not be used between dusk and dawn. Everyone must leave the cabana area promptly by 8:30 PM. Remaining after closing may result in trespass action.

10. No Climbing or Bypassing the Fence

Do not climb, jump, scale, or otherwise bypass any pool fence, gate, wall, or access-control point. Entry in any way other than using an active access card at the gate is prohibited and may result in immediate loss of access, trespass action, and/or further enforcement.

11. Do Not Prop Doors or Gates

Do not prop open any pool or cabana door or gate. Propping may trigger an alarm, and the card used may be suspended. Disabling, blocking, holding open, or tampering with access-control equipment may result in immediate loss of access.

12. Emergency Gates

Emergency gates surrounding the pool may be used only during a genuine emergency. Use automatically triggers an alarm. Unauthorized use will result in immediate suspension of amenity access for the property.

5. Playground Rules

I/we specifically acknowledge and agree to follow each of the following playground rules:

1. Playground Hours

The playground is open from 6:00 AM to 8:30 PM. Cards will not grant access outside these hours, and everyone must leave promptly at closing. Remaining after closing may result in trespass action.

2. No Pets

Pets are not permitted within the playground gates.

3. No Alcohol, Smoking, or Vaping

Alcoholic beverages, smoking, and vaping are not permitted within the playground gates.

4. No Bikes or Skate Equipment

Bikes, skateboards, scooters, skates, and similar equipment are not permitted within the playground gates.

5. No Unauthorized Individuals

Do not let unauthorized individuals enter. You are responsible for damage caused by anyone you admit.

6. Dispose of Trash

Dispose of all trash before leaving.

7. Respect Noise Levels

Be respectful and do not play loud music.

8. No Climbing or Bypassing the Fence

Do not climb, jump, scale, or otherwise bypass the playground fence, gate, wall, or access-control point. Entry in any way other than using an active access card at the gate is prohibited and may result in immediate loss of access, trespass action, and/or further enforcement.

9. Do Not Prop or Tamper with the Gate

Do not prop open the playground gate. Propping may trigger an alarm, and the card used may be suspended. Disabling, blocking, holding open, or tampering with the gate or its access-control equipment may result in immediate loss of access.

6. Warnings, Suspensions, and Enforcement

I/we understand that warnings are a courtesy and are never guaranteed. The policy provides for a warning for certain first offenses when possible, but residents may lose access without a prior warning.

I/we understand that during a warning, pool access will be temporarily suspended and a new access request with an explanation of the rules may be required before access is restored.

I/we understand that repeated violations after a warning, conduct that damages association property, or conduct that creates a safety risk may result in immediate revocation without warning. The policy provides for advanced suspensions beginning at sixty (60) days and increasing by thirty (30) days per occurrence in applicable situations.

I/we understand that charges may be applied to the homeowner account depending on the severity of the violation. Any fine is subject to a hearing before the fining committee, and applicable charges may be required to be paid before access is restored.

I/we understand that amenity rules are enforced 24 hours a day, seven days a week, and that violations may also result in trespass action, legal action, or other enforcement allowed by the governing documents and policy.

7. Agreement to Follow the Rules

By signing below, I/we confirm that I/we have read and understand this acknowledgment and agree to follow the current Pool & Amenity Policy, posted signage, and future updates issued by the HOA or management company.

I/we understand that it is my/our responsibility to ensure that every resident, occupant, tenant, guest, visitor, and invitee associated with the property understands and follows these rules.

Resident Signatures

Resident 1

Name _____

Signature _____

Resident 2

Name _____

Signature _____

Resident 3

Name _____

Signature _____

Resident 4

Name _____

Signature _____

Resident 5

Name _____

Signature _____

Resident 6

Name _____

Signature _____

Resident 7

Name _____

Signature _____

Resident 8

Name _____

Signature _____

Arbors at Meadow Woods Homeowners Association

Arbors

at Meadow Woods