May 30, 2020

Supplemental Rules of Use for Highcroft Community Common Areas and Amenities:

**Common areas and amenities.**

The association has decided to open our community amenities and common areas that have been closed for residents use due to Covid-19. However, the association is implementing supplemental rules and measures for each amenity to reduce exposure risks associated with the coronavirus, per recommendation provided by the CDC and Georgia DPH.

**General Restrictions**

The association will implement the following supplemental rules and restrictions for common areas and amenities which include but are not limited to the pool, pool deck/pavilion, tennis and basketball courts and playground:

-Residents exhibiting symptoms of Covid-19 (Cough, shortness of breath, fever, etc) will not be permitted to use the amenities.

-Access to the swimming pool and tennis/basketball courts will be permitted to Highcroft residents only until further notice.

-Residents will be required to sign a document enunciating rules of use, declaring their assumption of risk and waiving their rights to claim liability against the association related to Covid-19 prior to being granted access to the amenities.

**Swimming Pool**

The association will implement the following supplemental rules for swimming pool use:

* When not in the swimming pool, residents will adhere to the designated areas within the pool deck /pavilion area to ensure appropriate social distancing. Please see photos at the end of this document for further clarification of designated areas.
  + There are currently natural dividers on the pool deck.
  + Under the pavilion, there is a natural quadrant for social distancing.
* The maximum capacity of the swimming pool area will be limited to the number of available designated spaces, as indicated by the natural dividers throughout the pool deck/pavilion area. Each space will accommodate one resident/family
* If all designated spaces are occupied, any additional residents wishing to use the pool must wait outside the gate until a resident/family leaves the pool.
* Based on demand, the association may implement an electronic sign-up process to manage pool use demand and capacity.
* Residents will need to provide their own furniture:
  + No tables will be provided by the HOA
  + No chairs will be provided by the HOA.
  + Tables and chairs must be removed when the homeowner leaves the pool. Any items left after 9:00 pm will be placed in the trash.
* Food and drinks must be removed when leaving the pool area.
* Residents will be responsible for sanitizing any facilities resources that they utilize – gate lock, pool handrails, bathroom door handles, faucets and toilet handle.
* No animals are allowed in the pool or pool enclosure, except service animals are allowed on the deck
* Flotation devices/toys must be removed when leaving the pool for the day. If not removed, they will be placed in the trash.

**Tennis/Basketball Courts/ Playground**

The association will implement the following supplemental rules for tennis/basketball court use:

* Residents will be responsible for sanitizing any facilities resources that they utilize, including but not limited to benches, scoreboards, seating and seating areas before and after use.

Rules violators may be subject to restrictions including but not limited to denial of access to amenities as determined by the Highcroft HOA board.

**We must have a signed release and acknowledgment from each homeowner** utilizing the facilities and amenities. **DO NOT PROVIDE THE GATE CODE TO ANYONE.**  Please do not ask anyone for the Gate Code. If you or a family member are found using the amenities and the release has not been signed you will be asked to leave and fined.

If it is determined that the rules and regulations are not being followed, the HOA Board will close the amenities (Pool and Tennis/basketball courts)

