

HAWAIIAN GARDENS PHASE IV ASSOCIATION INC.

RULES AND REGULATIONS

These rules and regulations have the objective of defining the acceptable use of common areas and services provided by the Phase that benefit owners, tenants and visitors alike.

We ask for your collaboration by making sure that they are respected.

COMMON AREAS

1. For travels between buildings and activities within the Phase, suitable clothing must be worn. Shirtless transits are not accepted.
2. A) Sidewalks should only be used for walking.
B) Running, cycling, inline skating, skateboarding are not authorized.
C) Before 8:00 AM and after 10:00 PM, you are encouraged to lower your voice so that residents who are sleeping will not be disturbed.
3. In accordance with the law, it is forbidden to feed animals.
4. The two lakes adorn our landscape; it is forbidden to fish or swim in those. It is also forbidden to throw any objects in the lakes such as food, soil, rocks, etc.

SWIMMING POOL and sunshades

The Public swimming pools and bathing places chapter 64E-9 of the Florida Department of State requires that we enforce its rules and display a specific extent of these near the swimming pool.

1. Hours of use are from 7:00 AM to 10:00 PM.
2. Since there are no lifeguards, its use is at your own risk.
3. To maintain a suitable hygiene, young children and incontinent persons must wear special diapers adapted for swimming.
4. State law forbids us from being more than 19 people at a time in the swimming pool.
5. Beach balls, inflatable mattresses and skill games are not authorized.
6. Running around the pool, diving or bickering is not allowed.
7. Chairs are available to everyone; they must not be in the way of the travel path marked in blue on the ground. Chairs may not be reserved in advance: a towel left on a chair may be removed and the chair used if its owner is not back after a 15 minute wait.
8. To maintain harmony within the enclosure, we ask you to put the chairs back in their proper place before leaving.
9. Children must be supervised by a resident that is responsible for them.
10. Alcoholic beverages and food must be consumed under the Gazebos.
11. To avoid injuries, glass containers are not allowed within the swimming pool enclosure.

BBQ

1. The phase will supply a space for the installation of a BBQ to each building.
2. It is permitted to use only the individual building BBQ and the phase charcoal grill. All other cooking methods are forbidden.
3. Each user has the obligation to clean the BBQ after use. He must close the gas and put back the cover if he is the last user whatever he eats at the gazebo or home. The spaces allotment go as is:
 - a. Two spaces at the south BBQ (poolside) for Aloha & Dogwood.
 - b. Four spaces at the north gazebo for Bamboo, Clover, Elderberry and Ficus.
4. Full gas tank will be sold by the phase on demand at good price.
5. Each building will supply and maintain at its cost its own BBQ for its residents; these BBQ must always be in good condition.
6. Each building will establish a rule for the use of its BBQ.

GAZEBOS

1. Tables and chairs are at every resident and guest's disposal and cannot be reserved in advance; a tablecloth or cooler left on a table may be removed and the table used if its owner is not back after a 15 minute wait.
2. Excessive noise and festive activities such as singing or other... must cease at 10:00 PM to preserve peace and quiet for the residents.
3. We ask you to place back the equipment used and to turn off the lights, when appropriate, before leaving the Gazebos.
4. To avoid the proliferation of vermin, when leaving, you must bring the garbage and throw it in your building's garbage container.
5. Gazebos are social gathering places; however if there are too few places, it would be gracious of everyone to favor the use of tables for people who wish to eat there during mealtimes.
6. Both gazebos are accessible to the entire community.

EXTERIOR GAMES

1. Residents can use the equipment outside the reserved schedule of the recreation committee. They must place everything back in order before they leave and turn off the lights.
2. Children must be accompanied by a resident.
3. All games have to stop at 10:00 PM to preserve peace and quiet for the residents.
4. Users are responsible for equipment breakage and pledge to defray the cost of repairs or the cost of replacement brought forth by inadequate use.

CLUB HOUSE

The Club House is divided into six sections: recreation hall, pool room, exercise room, library and card room, kitchen, amenities. Use of any of these sections for a group activity must be authorized by the Phase executive committee.

RECREATION HALL

1. The recreation hall is used for activities of a communal nature, primarily for the Phase's board meetings and by the recreation committee.

POOL ROOM

1. This room is available to the Phase's residents unless it has been previously reserved by the recreation committee.
2. Users are responsible for equipment breakage and pledge to defray the cost of repairs or the cost of replacement brought forth by inadequate use.
3. Children less than 18 years of age are not allowed unless they are accompanied by a resident.
4. Activities not organised by the recreation committee must cease at 10:00 PM.

EXERCISE ROOM

1. The equipment is available to the Phase's residents but its use is at their own risk.
2. Users are responsible for equipment breakage and pledge to defray the cost of repairs or the cost of replacement brought forth by inadequate use.
3. Children less than 18 years of age are not allowed unless they are accompanied by a resident.
4. Users must bring their own towel and wipe the equipment with the provided cleaner after using it.
5. Activities must stop at 10:00 PM.

CARD ROOM AND LIBRARY

1. The library contains books that were given over the years; they can be borrowed and returned within a reasonable delay and in the same state they were taken. You are encouraged to donate your books as they will benefit everyone.
2. Only residents of Phase 4 can use this room to read or play games such as cards, bingo or others unless it has been reserved by the recreation committee.
3. Activities must stop at 10:00 PM.

KITCHEN

1. The kitchen is used by the recreation committee for activities where food is served.
2. Any other use must be authorized by the Phase's executive committee.

AMENITIES

By amenities, we are speaking of the exterior shower, the interior showers, the bathrooms and the drinking fountains.

All this equipment require cleaning services and have a high maintenance cost. They must therefore only be used to fill a momentary need and should never be used on a regular basis to escape the inconvenience generated by the use of these services in one's own condo.

SMOKE FREE ZONES

The club house, the swimming pool enclosure, the Gazebos as well as 10 feet around them are zones where it is forbidden to smoke.

DEFINITIONS

- The **enclosure** of the swimming pool is defined by the entire area within the fence.
- **Resident** represents any adult person that lives in a Phase 4 condo.

These rules and regulations have been approved by the Phase 4 board of directors on this 27th day of November , 2013.