

**GREENFIELD MASTER OWNERS ASSOCIATION
RULES AND REGULATIONS
FOR USE OF THE RECREATIONAL FACILITIES**

I. GENERAL INFORMATION

1.1 RECREATIONAL FACILITIES. *Greenfield Master Owners Association Recreational Facilities are located at 20601 E. Fair Ave. Centennial, CO 80016.*

The facility offers a clubhouse with restrooms, 25 meter swimming pool, wading pool, two tennis courts, decks and basketball hoops. The following guidelines are intended to help you understand the pool and clubhouse rules and regulations.

II. MEMBERSHIPS

2.1 MEMBERSHIP RIGHTS. All members of the Greenfield Master Owners Association are eligible to use the Facilities providing they are in good standing with the Association and their rights to use the facilities have not been suspended under Paragraph 2.4 below.

2.2 CLASSES OF MEMBERSHIPS. There shall be only one class of membership in the Facilities.

- a. Member of Greenfield Master Owners Association
- b. The Association shall have the authority to create or terminate other classes of memberships with the exception of Association Members.

2.3 ASSESSMENT FOR ASSOCIATION MEMBERS. During 2011, members of the Greenfield Master Owners Association shall pay \$60 per month per lot owned.

2.4 SUSPENSION OF FACILITY USE. Use of Facilities may be Suspended by the Association in accordance with the following provisions

- a. The Board of Directors of the Association may suspend a member or family members from use of the Facilities if in the able judgment of the Board of Directors, a member, family member, guest, or others using the Facilities through such member's membership, fail to comply with the rules and regulations or are in violation of the covenants and policies of the Facilities, or for conduct which is detrimental to the best interest of the Association and its members. Any such suspension shall last for such periods of time as the Board of Directors shall determine appropriate. No refund or proration of Annual dues or fees will be made.
- b. The Board of Directors may suspend a member from use of the Facilities if the member's monthly Association dues or assessment are not current.

- c. Written notice of suspension and the reason thereof shall be given to all members with an opportunity for the member to respond prior to the suspension.
- d. Anyone who violates these rules may have their recreational facilities privileges suspended for whatever period is deemed appropriate by the lifeguard, Aquatics Manager and/or the Board of Directors.

2.5 UNAUTHORIZED ACCESS. A member shall not allow any non-member access to or use of any of the recreational facilities unless such non-member is accompanied by a member. Violation of this rule shall be grounds for suspension of the member for a period to be determined by the Board of Directors. Abuse of the guest policy will be handled on an individual basis.

III. SWIMMING POOL

3.1 POOL HOURS. The pool season will run from approximately Memorial Day weekend through Labor Day weekend, but may vary at the discretion of the Board of Directors based upon weather and usage. The swimming pool will open daily from 10:00 a.m. to 8:00 p.m. A lifeguard will be on duty during the hours the pool is open.

3.2 UNSUPERVISED SWIMMING. To swim unsupervised (other than the lifeguard) in the big pool, a swimmer must be able to swim the width of the pool to the satisfaction of the lifeguard. Children under the age of 12 must be accompanied by an adult at all times.

3.3 ENTRY CARD POLICIES. Each household will receive one free pool/tennis card key. The card key must be brought each time you wish to utilize the pool facility. Additional card keys as well as replacement card keys may be issued, at a cost of \$10.00. (The fees are subject to change by the Board of Directors.) Homeowners may have a total of two keys issued per household. **NO** entrance to the pool will be permitted without a card key. Lifeguards will not, and are not permitted to, open the gate for anyone nor should the gate be propped open.

Members must be current with their dues and assessments or key cards will be de-activated until account is made current. To review activation concerns, contact Greenfield Representative at Weststar Management - 720-941-9200.

If a key card is lost or stolen, contact the Weststar Representative, to de-active the prior key card/s and reissue a new key card. Replacement key cards are \$10/ea and can be picked up at Weststar's facilities or the key card/s may be picked up at the next monthly Board meeting. (Second Monday of each month at 5:30p in the Clubhouse).

- 3.4 **VALDALISM.** Vandalism is strictly prohibited. Those individuals who trespass after-hours or cause damage in or around the facility will be subject to criminal prosecution and monetarily responsible for the damage. Vandals will be required to perform community service work, and all recreational privileges will be revoked for whatever period of time is deemed appropriate by the Aquatic Manager and/or the Board of Directors.
- 3.5 **POOL RULES.** Use of the pool facilities are subject to the following Rules and policies as established by the Greenfield Master Owners Association, Inc. These rules are subject to change as needed.
- a. Under the direction of the Board of Directors, authorized personnel including Lifeguards have the authority to:
 1. Close the Pool at any time because of weather conditions (lightning, temperature below 62 degrees F), safety reasons, health concerns, disturbances, etc.
 2. Remove any person from the pool area for any logical reason, including but not limited to, improper swimming attire, reckless play, intoxication, foul language, inappropriate displays of affection, etc.
 - b. Proper swim attire is required-- swim suits and swim trunks only. No cut-offs or thong bikinis.
 - c. Children using the wading pool must be supervised at all times by an adult or a registered babysitter (see lifeguard for forms). These persons will be responsible for the safety of children in the wading pool.
 - d. No children over the age of six (6) years old are allowed in the wading pool.
 - e. Access gates are to remain locked at all times.
 - f. While in the pool, swim diapers must be worn by infants and children not yet potty-trained.
 - g. Persons having infectious diseases, open sores, bandages, cuts or recent vaccinations will not be permitted in the pool or pool areas.
 - h. No gum or chewing tobacco is allowed in the pool area at any time. No smoking is permitted in the pool area. No glass containers are allowed. Picnic lunches, etc. are acceptable only if eaten at designated table areas. Members are responsible for picking up all trash, etc. when through using the facility. No beverages or food of any kind may be consumed while in the pool.
 - i. Bicycles, tricycles, skateboards, roller skates, scooters nor any other non-pool play equipment is allowed to be used in the swimming pool area. This equipment must be stored immediately upon entering the fenced-in pool area. All bicycles are to remain outside the fenced area.

A bike rack is provided on the west side of the Clubhouse.

- j. Except for seeing eye dogs, pets are not allowed in the fenced swimming pool area. They are not to be in any part of the common area around the pool whether leashed or unleashed. The owner will be asked to leave and take his/her pet home.
- k. Horseplay, running, spitting, undue splashing, excessive noise nor any other behavior deemed inappropriate by the lifeguard will be allowed. Swimmers are not to play or hang on safety ropes in the pool. No diving is allowed into the pools. No jumping in backwards off the ledges-- forward entry only. No pushing others into the pool. No running on the deck. No playing with the skimmer lids. Swimmers may be removed from the pool area at the discretion of the Lifeguard for violation of these rules.
- l. When "REST BREAK" is called by the lifeguard staff, EVERYONE must be removed from the pools.
- m. The designated lap lane(s) will be used for lap swimming only.
- n. The following pool items **ARE** permitted (conditional):
 - 1. Water Wings, if parents are within arms reach of the child. They are deemed to be a danger to swimmers by the lifeguard.
 - 2. Infant boats with parental supervision.
 - 3. Small inner-tubes with cartoon characters, etc.
 - 4. Nerf or inflatable balls
 - 5. Noodles, if a child can swim the length of the pool without assistance.
 - 6. Kick boards and pull buoys.

Rubber and plastic floats that are **NOT** allowed include:

- 1. Boats
 - 2. Rafts
 - 3. Big inner tubes
 - 4. Plastic flotation devices (hard surfaces)
 - 5. Large devices over 15 inches in size
 - 6. Tennis balls, golf balls, footballs, etc.
- o. Alcohol is **NOT** permitted in the pool or tennis areas.
 - p. Jumping the pool enclosure fence is prohibited and trespassing citations by local law enforcement will be enforced.
 - q. Members will be responsible for paying for all damages that they or their guests cause at the pool facility. Vandalism will be prosecuted.
 - r. Worn or damaged equipment should be brought to the attention of the Lifeguards.
 - s. Loud music is not allowed.
 - t. Any swimmer dependent upon a flotation device must be accompanied by an adult at least 18 years of age or a certified lifeguard.
 - u. All complaints should be made in writing and sent to Weststar Management Corp. 6795 E. Tennessee Ave. Suite 601 Denver, Colorado 80224.

- 3.6 GUESTS.** If you plan to bring several guests, please notify the lifeguard in advance, as the number of people will affect the number of lifeguards needed at the pool.
- a. Guests are limited to six (6) guests per family at any given time and 10 guests in a month except at scheduled parties.
 - b. All parties must be scheduled a minimum of 14 days in advance with the Clubhouse Manager.
 - c. Children under 18 will only be allowed a maximum of 2 guests without adult supervision.

IV. TENNIS COURTS.

- 4.1 SEASON AND HOURS.** The Tennis Courts will remain open to members all year. Play is on a first-come, first-served basis, with court time being approximately one and one-half hours per match. A member's card key provides access to the pool gate and the tennis court gate.

- 4.2 USE OF THE TENNIS COURTS.** Use of the tennis courts is subject to the following rules and policies established by the Greenfield Master Owners Association, Inc. These rules are subject to change as needed.
- a. Courts are for members of the Greenfield Master Owners Association, and Annual Members. Guests may play only if accompanied by a member.
 - b. Tennis courts are for tennis only, and only soft, flat-soled shoes will be permitted on the courts.
 - c. Courts are for persons 18 and over during prime time unless a person under 18 is accompanied by a person over 18.
 - d. No pets are allowed on Tennis Courts.
 - e. No roller skates, skateboards, bicycles, scooters, etc. are permitted on the courts at any time. Parents are responsible for their children in this regard.
 - f. No food or glass containers are allowed inside of the court area.
 - g. Players are asked to shut the gate to the courts when leaving in order to restrict entrance to key holders only. Do not prop the gate open.
 - h. Players are responsible for keeping the courts clean and free of litter. Trash cans have been provided for this purpose.
 - i. No spectators on the court at any time.
 - j. Courts are not to be used if partially covered with snow, ice, leaves, or water.

- V. BATHROOMS/LOCKER ROOMS.** The recreational facilities have restrooms and lockers for the convenience of Greenfield Master Owner residents.
- a. No items should be left unattended in the restrooms or locker room.
 - b. Lockers are not to be used for overnight storage.
 - c. Greenfield HOA is not responsible for lost or stolen property.

VI. OTHER

6.1 OUTDOOR GRILL. The Greenfield Master Owners Association has a Grill in the pool area available for homeowner use. Please see pool Manager for availability and appropriate rental rate and agreement.

6.2 SWIM TEAM & SWIMMING LESSONS. The Greenfield Swim Team and Swimming Lessons may be available to homeowners and their children. Arrangements for each of these activities should be made through the Pool Management company or Parent Volunteer Group. All fees and expenses are the responsibility of the homeowner participating in the activity.