



Blue Heron Estates

Pool & Tennis Court Rules

The pool and clubhouse are two of our community's most valuable and well-utilized amenities. In crafting the rules that guide our use, the primary objective is to ensure that all homeowners and their immediate families have the ability to use the pool in an enjoyable and safe manner during all normal operating hours (**7:00am – 10:00pm, Adult Swim 7:00 – 9:00am**). Given the amount of usage that the pool receives, that objective is tested on many days during the summer. Consequently, guests may only be accommodated on a limited basis and such accommodation is not a priority. Please take time to review the clubhouse and pool rules:

1. **Pool Guests per Family / Lot** – Blue Heron homeowners and their families may invite/bring to the pool up to 4 guests at any given time. All guests must be accompanied by the homeowner that they are a guest of at all times while at the pool. (Please note, homeowner family members are not considered guests.)
2. **Special Occasion Pool Parties** – Homeowners may invite up to 10 guests to the pool for small special occasion parties (birthdays, graduations, etc) during weekday normal operating hours. Only 1 special occasion party is permitted at a time and reservations must be made in advance with the property manager. Special occasion parties will not be permitted at the pool on weekends. The Blue Heron homeowner (adult) sponsoring the party must be present at all times and assumes complete and total responsibility for all their invited guests. Additionally, there must be at least 1 adult for every 4 children (under 15 years of age) present. The Blue Heron homeowner sponsoring the party is responsible to insure that the facilities they used are completely cleaned after their gathering. The pool will always remain open to the general homeowner community during normal hours and may not be reserved for exclusive use at any time.
3. **Private Party Fees (pool or Clubhouse)** – Private Parties must pay a refundable \$50 damage deposit as well as a pool use/cleaning fee of \$125. If the pool is not used, the \$125 fee for pool use/cleaning will not be assessed.
4. **Clubhouse Parties** – the clubhouse may be reserved for exclusive use by homeowners for small parties and family gatherings on a limited base. The pool will always remain open to the general homeowner community and may not be reserved for exclusive use at any time.
5. **Clubhouse reservations are available year-round via the property manager's office.** Community-wide parties may be scheduled for the following major holidays: Memorial Day, Fourth of July, Labor Day weekends and Christmas; private party functions will not be permitted on these dates. Parties may begin at 10:00 AM and must conclude by 9:00 PM. \$50.00 Deposit
6. **Clubhouse Party Size & Supervision** – Parties are limited to a total of 15 people. The Blue Heron homeowner (adult) that booked the party must be present during the entire function and they are responsible for the safety and behavior of their guests. Additionally, there must be at least 1 adult for every 4 children (under 15 years of age) present.

7. Contact People – the homeowner must provide a list of contact people for the party.
8. Pool Limitations, Right to Homeowner Enjoyment – the pool and clubhouse are primarily for the usage of homeowners, secondly for party functions. Parties must not be disruptive to homeowners also sharing the pool during an event. Large objects, floating boats, etc. may not be used. Amplified music is not permitted in the pool or clubhouse area without prior approval from the Board of Directors.
9. Party information will be published on a board outside the clubhouse so that homeowners will be aware of party dates.
10. Access to the pool and clubhouse will be restricted for any homeowner and their family who violates these rules.
11. Swim at your own risk



Tennis Court

The tennis courts are ready for the season and we are replacing the wind screens on the west fence. Please take time to review our tennis court rules, policies and procedures.

The tennis court is the property of Blue Heron for the use and benefit of the homeowners and residents of Blue Heron. Please treat the courts with respect so that we can all enjoy them. Please be courteous of those waiting for a court and try and restrict your playing time to one hour.

Tennis Court Rules, Policies and Procedures

A. Use of the Tennis Court

- B.** Court use is limited to Blue Heron homeowners (BHH), their families, guest and tenants. Guests must be accompanied by a BHH. Homeowners are responsible for the actions and conduct of their families, guests and tenants.
- C.** The tennis court gates should be closed and locked at all times, including during playing time.
- D.** Keys may be obtained from Blue Heron's Managing Agent (HAVEN). Only BHH or residents may have keys to the tennis court. Keys may not be duplicated. Anyone duplicating a key or found to be in violation of any of the tennis court rules will lose his/her privilege to use the tennis court. Violators may also be subject to fines. A replacement for a lost or misplaced key may be obtained by paying a \$35 fee to Blue Heron's Managing Agent.

- E. Paid lessons are not allowed to be conducted on the tennis court unless the tennis instructor of the Homeowner(s) contact Blue Heron's Managing Agent if interested in arranging for paid lessons at the Blue Heron tennis court.
- F. Use of the tennis court is strictly limited to tennis playing or basketball. No other ball playing or other games are allowed on the tennis court. No roller hockey, rollerblading or wheels of any kind are allowed on the tennis court.
- G. Play on the tennis court is at your own risk.
- H. Children must be at least 15 years of age to play on the tennis court if they are unsupervised by an adult.

I. Playing Priority

1. The use of the tennis court is on a first-come, first-serve basis and only between the hours of 7:00 am and dusk. The tennis court is closed and should not be used by anyone after dusk.
2. The tennis court may not be reserved in advance without written permission from the Board of Directors of Blue Heron.
3. Playing time is limited to one hour if there are other Blue Heron residents or homeowners waiting to play.

J. Playing Rules/Etiquette

1. Appropriate tennis attire and shoes must be worn at all times. No shoes other than tennis shoes are allowed on the tennis court.
2. The use of profanity and/or abusive language is not acceptable while using any association facility.
3. Tennis etiquette requires that no person shall enter the court for any reason while play on the court is in progress.
4. No glass containers, food, or pets are permitted on the tennis court.
5. No smoking is allowed on the tennis court.
6. Do not stand, jump, sit or lean on the tennis net or net straps.
7. Do not climb on the fence. Climbing is strictly prohibited.

K. Maintenance of the Tennis Court

1. Minor maintenance of the tennis court (such as disposing of trash and removing all personal property at the end of play) is the responsibility of the persons using the tennis court. Players should plan to take home with them everything they came with including trash.
2. All maintenance problems or issues with the tennis court and complaints should be brought to the attention of the managing agent of Blue Heron or the Blue Heron Board of Directors.
3. The BHH using or sponsoring the use of the court shall be responsible for any damage to the facility or to the other persons cause by the homeowner or the homeowner's family, guests or tenants.

These rules may be amended from time to time by the Blue Heron Board of Directors