

Oak Hill at Spring Ridge Homeowners Association

To: **All Oak Hill at Spring Ridge Homeowners and Residents**

From: VSRHOA Board of Directors by Danella Realty & Management Co.

Re: 2023 Pool Season Information

The 2023 Pool Season is scheduled to start on Saturday, May 27, 2023 of the Memorial Day Weekend. The pool will be open daily from Memorial Day weekend through Labor Day. The hours are Saturday – Thursday 11:00AM-7:00PM and Fridays from 11:00AM-8:00PM. **There will be an adult swim (18 or older) daily from 11:00 – 12:00 noon.** The pool will only be open when pool attendants are present.

We will be requiring that all swimming area users sign a Covid-19 liability waiver and a waiver that there are no lifeguards on site. Also, the 2023 Rules and Regulations requires that you follow the current (and constantly changing) CDC.

The membership fee for the 2023 season will be \$225.00 per household. You are not eligible for a pool membership if you are delinquent on your Oak Hill at Spring Ridge Homeowner Association fees.

Kindly complete the enclosed membership application, the liability waiver and send your check, IN THE AMOUNT OF \$225.00, PAYABLE TO: VILLAGES OF SPRING RIDGE HOA to VSRHOA, c/o Danella Realty & Mgmt., P.O. Box 1017, Blue Bell, PA 19422-1017.

Pool tags are not transferrable and cannot be used by anyone other than the individual to whom they are assigned.

Should you have any questions, please feel free to call Danella Realty and Management at (610) 834-6200 and ask for Eileen Kahn, or email her at ekahn@danellarealty.com

Enjoy your summer.

Oak Hill at Spring Ridge Homeowners Association

POOL REGULATIONS FOR THE 2023 SEASON

The pool will be open 7 days a week starting Memorial Weekend. The pool is open for the following hours: Sat - Thursday 11-7 and Fridays 11 - 8 pm. There will be an adult swim (18 or older) daily from 11:00 – 12:00 noon. (SUBJECT TO WHEN POOL ATTENDANTS ARE AVAILABLE)

THERE ARE NO LIFEGUARDS AT THE POOL...ONLY POOL ATTENDANTS WHO MAINTAIN THE POOL AND CONTROL ENTRANCE TO SWIMMERS.

THESE RULES MAY BE AMENDED TO MEET ANY CHANGING COVID REGULATIONS ISSUED BY THE STATE OF PENNSYLVANIA.

I. ADMITTANCE PROCEDURES:

1. Admittance to the pool is allowed by residents of this community. Please sign in when you arrive. **Pool tags must be worn where visible and you must wear your assigned tag. All guests must sign the Waiver of Liability.**
2. Children under the age of 16 must be accompanied by a responsible adult who must be inside the pool area with the child. Please do not send young children to the pool alone.
3. It is the parents' responsibility to provide a responsible adult to watch their own children in both pools. Non-swimmers or marginal swimmers must wear an approved safety flotation device and be accompanied by a responsible adult swimmer when using the main pool.
4. The pool attendant has the authority to refuse admittance to persons felt unfit to swim for reasons of health, safety, intoxication, horseplay, dress or unruly behavior.
5. The Pool will be closed if no pool attendant is on site.
6. The number of pool patrons allowed within the pool area will be dependent on Pennsylvania Covid-19 restrictions.

II. COVID-19 GUIDELINES:

1. All users of the pool, clubhouse and other Association facilities must observe the CDC guidelines for social distancing. Sanitize your hands often.
2. The CDC guidelines may change between the time these rules are adopted and the pool is opened. The Association, and thereby any user of the Association recreation facilities will adhere to any updated CDC guidelines.
3. Users will be responsible for sanitizing the pool furniture before and after use.
4. No flotation devices will be permitted in the pool area with the exception of child safety devices and approved safety flotation devices for marginal swimmers. Bathers are responsible for pre-sanitizing and post-sanitizing any safety flotation devices.
5. The restrooms will be open, but limited to one user at a time, except if user is under the age of 16 and must accompanied by a parent or guardian. A key must be obtained from the attendant.

Sanitizer will be available in each restroom. Users are responsible for sanitizing areas before and after each use.

We ask that you **do not use the showers or change in the restrooms** as a protective measure.

Oak Hill at Spring Ridge Homeowners Association

..... Page 2, 2023 Pool Rules and Regulations.

6. All pool users will be required to sign a waiver of liability with regards to the risks of contracting a virus and the fact that the attendants are not lifeguards and they are swimming at their own risk.

III. GENERAL RULES AND REGULATIONS:

1. Obey the instructions of the pool attendant at all times. You must evacuate the pool at the pool attendant's direction. Failure to do so may result in suspension of pool use for the season, plus fines.
2. Anyone who is unable to control his or her bodily functions must wear waterproof swim trunks or pants or will not be permitted to enter the pool. Disposable diapers are not permitted, unless they are under waterproof swim trunks or pants, as they will dissolve and clog the filter.
3. Wear proper swim attire.
4. Do not extinguish cigarettes on the grass outside of the pool area. Please dispose of them properly prior to entering the pool area.
5. Clean up the pool area before leaving.
6. Vacate the pool during thunderstorms and lightning.

IV. NOT PERMITTED IN THE POOL AREA:

1. Glass containers of any kind.
2. Smoking within the pool fenced area.
3. Skateboards, running, diving, jumping backwards, doing flips off the edge of the pool, cannonballs, playing ball, or engaging in any sort of horseplay.
4. Rafts or other non-safety flotation devices in the pool.
5. Playing radios loud enough to disturb others.
6. Pets.
7. Leaving children unattended.
8. Entering the pool with an open wound or commutable illness.
9. Climbing fences.
10. Alcoholic beverages.

FAILURE TO COMPLY WITH THESE POOL REGULATIONS MAY RESULT IN TEMPORARY OR PERMANENT LOSS OF POOL PRIVILEGES AND/OR FINES AGAINST THE HOMEOWNER.

Oak Hill at Spring Ridge Homeowners Association

COVID-19 Disclosure, Release, Waiver of Liability and Indemnification

I agree that I am personally responsible for my health, safety and actions while using, or as a result of using, any of the Common Facilities, amenities and public areas of the Villages of Spring Ridge Homeowners Association. I acknowledge that I have read and that I agree to comply with all of the Association's policies and rules for social distancing and sanitizing. Because the Community's facilities are open for use by other individuals, ***I recognize that I may be at higher risk of contracting COVID-19 by using these facilities and agree to assume that risk.***

With full awareness and appreciation of the risks involved, I, for myself and on behalf of my family, spouse, estate, heirs, executors, administrators, assigns, and personal representatives, hereby forever release, waive, discharge, and covenant not to sue the Association, its Board members, officers, management company, agents, servants, independent contractors, affiliates, employees, successors, and assigns (collectively the "Released Parties") from any and all liability, claims, demands, actions, and causes of action whatsoever, directly or indirectly arising out of or related to any loss, damage, or injury, including death, that may be sustained by me related to COVID-19, whether caused by the negligence of the Released Parties, by any third-party using the Association's facilities, while participating in any activity while in, on, or around the Community and/or while using any the Association's facilities, tools, equipment, or materials, or otherwise.

I agree to indemnify, defend, and hold harmless the Released Parties from and against any and all costs, expenses, damages, claims, lawsuits, judgments, losses, and/or liabilities (including attorney fees) arising either directly or indirectly from or related to any and all claims made by or against any of the Released Parties due to bodily injury, death, loss of use, monetary loss, or any other injury from or related to my use of the Association's facilities, tools, equipment, or materials, whether caused by the negligence of the Released Parties or otherwise, specifically related to COVID-19.

I acknowledge that I have read this Waiver of Liability, understand it and sign it voluntarily as my own free act and deed, including without limitation the Release of Liability and Indemnification requirements contained in this document; ***I am sufficiently informed about the risks involved in using the Association's facilities to decide whether to sign this document;*** no oral representations, statements, or inducements, apart from the foregoing written agreement, have been made; I am at least eighteen (18) years of age and fully competent; and I execute this document for full, adequate, and complete consideration fully intending to be bound by the same. I agree that this Waiver of Liability shall be governed by and construed in accordance with Pennsylvania law, and that if any of the provisions hereof are found to be unenforceable, the remainder shall be enforced as fully as possible and the unenforceable provision(s) shall be deemed modified to the limited extent required to permit enforcement of the Waiver of Liability as a whole.

I acknowledge that I have read the Rules and Regulations for the 2023 Pool Season and agree to abide them and share them with all residents of my home in the Oak Hill at Spring Ridge Homeowners Association. I further acknowledge that there is not a lifeguard on duty and I, my family, spouse, estate, heirs, executors, administrators, assigns, and personal representatives will swim at our own risk.

Certification and Signatures

I/we hereby certify that all persons over the age of 18 residing at the below referenced property have executed this Acknowledgment of Risk, Waiver and Release of Liability, and that all persons residing at such address are identified below:

_____ Print Name	_____ Signature
_____ Date	_____ Address
_____ Print Name	_____ Signature
_____ Date	_____ Address

Oak Hill at Spring Ridge Homeowners Association

POOL MEMBERSHIP APPLICATION 2023 SEASON

Oak Hill Unit Owner Name(s): _____

Oak Hill Address: _____

Off-Site Address: _____

Tenant Names: _____

I (We) hereby apply for pool membership for the 2023 season.

***ONLY FULL-TIME RESIDENTS OF THE ABOVE ADDRESS ARE AUTHORIZED TO USE THE POOL.
UNIT OWNERS WITH AN OAK HILL PAST DUE BALANCE ARE NOT ELIGIBLE TO USE THE POOL.***

PLEASE PRINT

<u>RESIDENT NAMES</u>	<u>(If under 18)</u> <u>AGE</u>	<u>RELATIONSHIP</u>
1. _____	_____	_____
2. _____	_____	_____
3. _____	_____	_____
4. _____	_____	_____
5. _____	_____	_____
6. _____	_____	_____

FOR MANAGEMENT OFFICE USE ONLY POOL TAG

1.	_____
2.	_____
3.	_____
4.	_____
5.	_____
6.	_____

HOME PHONE # _____

CELL PHONE # _____

WORK PHONE # _____

EMAIL ADDRESS: _____

EMERGENCY CONTACT: _____ PHONE: _____

*I (We), Owner(s)/Resident(s) of the Unit list above, along with all family members, residents and guests, agree to be bound by all Rules and Regulations as set forth by the The Villages of Spring Ridge Homeowners Association Board of Directors or as verbally announced by the pool attendants. I (We) understand that we are swimming at our **OWN RISK** and there is **NO LIFE GUARD ON DUTY**. I (We) am/are aware that the pool tags are assigned to specific residents and are not transferrable and must be worn at all times while in the pool area.*

APPLICANT SIGNATURE _____ ***DATE*** _____