

CHARLESTON VILLAGE HOMEOWNERS ASSOCIATION

REVISED RULES & REGULATIONS

2018

POOL RULES: Memorial Day Weekend – Labor Day Weekend* *The BOD may adjust
The Charleston Village pool and spa are for the use and enjoyment of all residents of the Association, hereinafter, CVHOA. Due to the limited size of the pool and its location adjacent to homes, we ask all homeowner's to abide by the following rules and regulations, which are intended to provide for your safety and enjoyment.

1. Keycard -The pool and tennis courts were re-keyed in 2016 and at that time one keycard was issued to each household in good standing. Only one keycard is to be issued per household and it may not be duplicated. Anyone in the pool area must have a key in their possession or be with a CVHOA member who has a key in their possession. Anyone found in violation will be asked to leave. Lost keys may be replaced for \$25.00. If replaced, any prior keycard issued to the address will be deactivated.
2. Any member loaning their keycard to anyone outside their household or is seen propping the gate open to allow access to anyone, risks losing their pool privileges and faces possible fines in accordance with NRS.
3. The use of the pool and spa by children under 18 is regulated by the City or Las Vegas and Clark County. These regulations will be posted at the pool and spa. Children under 16 should be accompanied by an adult.
4. Only proper swimwear will be allowed in the pool and/or spa. NO cutoff jeans or other street apparel is allowed.
5. Residents are limited to (2) adult guests per household at any one time. A maximum of (2) children may accompany their parents and must be monitored at all times. The Resident must accompany the guest(s) at all times. All household members shall be registered with the Management Company for access to the pool area. Houseguests may use the pool at their leisure, provided management has been notified of the houseguests' length of stay, names and number of people.
6. Any destruction or mutilation of property located in the pool or spa area by the homeowner resident or their guest shall be the responsibility of the homeowner and such fees/fines, as deemed appropriate by the Board, may be levied against the homeowner.
7. Radios and other sources of music are permitted only with the use of headphones. The playing of music in such a way that may be heard by others is prohibited.
8. Running, pushing, diving and the making of loud noise is prohibited.
9. No animals are allowed inside the pool area at any time.
10. No glass containers or barbecues are allowed inside the pool enclosure.
11. Each homeowner is responsible for cleaning up any trash left by themselves, tenants or guests. Failure to do so will result in a \$50.00 fine.
12. The pool is located adjacent to homes. Anyone making enough noise to be objectionable to nearby homes shall be asked to stop the noise or shall be ejected from the pool area.

- 13.. Any CVHOA member shall have the right to request to see the key of anyone within the pool area. If no key is produced and the person is not a guest of a member present at the pool, he/she will be asked to leave.

CLUBHOUSE RULES: When available:

1. The clubhouse is only available for community functions sponsored by the Board of Directors. Due to ADA requirements, the Clubhouse is not available for rental purposes.

TENNIS COURT RULES: Hours of Operation – As posted on the entrance gate.

1. Courts are for residents and their guests only.
Guests must be accompanied by a resident and play on the same court.
No Skateboards, bikes or In-Line Skates. No Food, Glass or Alcoholic beverages.
Tennis Shoes Only – No other shoes allowed. No tennis shoes with roller balls.
No sitting on or climbing on the tennis or volleyball nets or support posts.
No Pets No Rough housing Resident must clean up after use.

ANIMALS:

1. It is forbidden for pets to be allowed to run free. When in the common area, they must be accompanied at all times, and be on leash. Owners of animals running loose shall be called to Health, Safety and Welfare hearing with possible fines to \$1,000.00 in accordance with NRS.
2. According to LVMC 7.08.140 a maximum of 3 dogs are allowed. All droppings must be picked up immediate from the common areas.

SPORT & LEISURE ACTIVITES:

1. Due to insurance regulations, organized sports contests (in the open common area) must not take place within fifty (50) feet of any -structure. The use of any equipment that projects a ball or any pointed object is not permitted.
2. Due to insurance regulations. the operation of all unregistered motor driven vehicles (including but not limited to mopeds, mini bikes, dirt bikes, etc.) is banned on all common areas and private streets. Unlicensed drivers or vehicles may not operate within the Association.
- 3, Formal organized parties or barbecues are not permitted on the common areas. Any gathering should be held inside the home or within the patio area of the residence. Barbecues (gas & open fire) must be located a minimum of 10- from the home per the Clark County Fire Department Advisory #09002. Jumping castles are not allowed on the common area.

PORTABLE BASKETBALL HOOPS:

1. Portable basketball hoops should only be used dusk to dawn.
2. Portable basketball hoops must be removed from the common area when not in use and stored out of sight.
3. Should complaints be received from Residents due to excessive noise, the Board of Directors shall have the right, following proper notice of hearing, to rescind this these devices, and levy fines accordingly.

ESTHETICS:

1. All trash and garbage must be placed in large garbage cans. The trash container must have a lid to secure the trash inside to avoid trash from blowing throughout the Community.
2. Trash containers shall not be set out earlier than 12 hours prior to the scheduled trash pick-up time, and must be removed from the common area within 12 hours after pick up.
3. Garbage cans are not to be stored in the entryways, carports or in public view.

PATIOS & COURTYARDS:

1. Homeowners are encouraged to develop their patio area. Planning and advice are available through the CVHOA Board of Directors by contacting management. Improvements must be approved if visible from the common area.
2. No structure shall be allowed to show above the patio wall without prior approval of the Association. Any laundry hung out to dry must be out of view from the common area.
3. All landscape improvements within the courtyards, patios must be neatly pruned and maintained by the Owner.
4. Patios & Courtyards shall be kept in a neat orderly fashion free from weeds, debris and miscellaneous stored items that would be visible from the common area.
5. Patio and courtyard gates may be covered with wood slats or mesh to restrict visibility. All gate coverings must conform to the color scheme of the unit.

PARKING:

1. Residents are required to use the carports and garages as provided. Street parking should be reserved for guests. Cars parked illegally or parked so as to block driveways, sidewalks, fire-hydrants, etc. are subject to towing and impoundment without notice, at the owner's expense. Cars shall not be parked within 15 feet of an intersection.
2. Cul-de-sacs are designed for vehicle turning. Vehicles shall not be parked in these areas if designated as fire lanes. Vehicles parked in designated marked fire lanes may be towed immediate at the vehicle owner's expense.
3. Pool, tennis court and clubhouse parking is available on Wales Green Lane.
4. Vehicles that are not licensed or registered, inoperable/non-working order or stored on private streets, drives or in carports are in violation of Association rules and are subject to towing and impoundment at the owners expense.

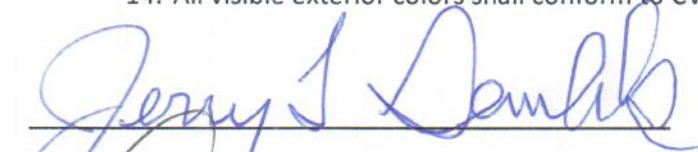
CARPORTS & GARAGES:

1. Carports must be kept clean and orderly at all times. No articles are to be stored outside of lockers in Carports. Additional lockers may be constructed under existing lockers, provided that they have prior written approval from the Board of Directors. Owners are responsible to maintain the lockers in good condition.
2. Carports and garages are to be used exclusively for the parking of vehicles. They are not to be used for workshops, mechanical repairs to vehicles, or for storage.
3. No car repairs are allowed in the carports garages on private streets except in case of emergency repairs such as tire changing.

4. Vehicles must be maintained in good condition to not allow fluid leaks onto drives, carports and the common areas.

GENERAL RULES:

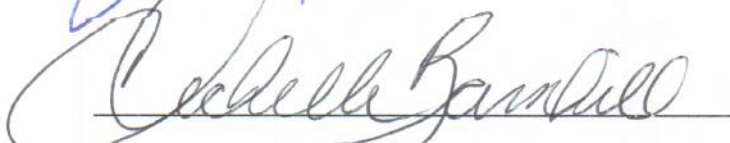
1. Parents or guardians will be held responsible for the actions of all children and guests. Any damage caused by a resident, or guest of a residents, will be the responsibility of the Owner.
2. No personal items are to be left in the common areas. Such items may be removed and disposed of. Disposal fees may be the responsibility of the Owner.
3. For safety reasons, the streets and carport are not to be considered recreation areas.
4. There is no climbing of trees, walls, fences, gates or on roofs within the common areas.
5. Individual homeowners may improve their general exterior landscaping if desired. However, before removing or adding any permanent trees and shrubs (other than annuals, bulbs, or cut flowers) consult our Board of Directors in writing, for approval.
6. Owners are required to maintain the exterior of the unit as per the original design and specifications, including all approved improvements. Owners are required to maintain all doors/gates for ingress and egress to and from the unit.
7. Artificial trees and shrubs are not allowed in the common areas.
8. Donations of trees and shrubs for the common area will gladly be accepted. Consult with a Board member or coordinate with the designated Registered Agent or manager.
9. The landscaper cannot always tell your plants from the Association's plants in the common area. All plants in the common area shall be considered Association plants and the landscapers shall treat them as any other.
10. Homeowners are not permitted to alter or deface the exterior of the units without prior written consent of the Board of Directors.
11. Antennas must be installed to have minimal exposure visibly from the common areas.
12. The use of foil, tape, cardboard or the likes in windows is prohibited. Commercial sunscreens or window shades are acceptable, however, they must be white or neutral in color or blend with the exterior of the buildings on the side visible from the exterior of the unit.
13. Front entryways should be reserved for ornamental items. They may not be used as storage for water bottles, trash containers or miscellaneous items.
14. All visible exterior colors shall conform to CVHOA color scheme.



President



Accepted 2018



Secretary



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