

The Pines Community Association, Inc.

Managed By: CVI
6300 Woodside Court, Suite 10
Columbia, MD 21046-3212
301-596-2600

May 2022

Dear Pines Community Association Member:

We are happy to announce that the Pines Community Association pool will be open again this year. opening day is **Saturday, May 28, 2022**. The hours of operation for the pool are:

MONDAY	12:00 P.M. UNTIL 8:00 P.M.
TUESDAY-WEDNESDAY	CLOSED
THURSDAY-FRIDAY	12:00 P.M. UNTIL 8:00 P.M.
SATURDAY, SUNDAY & HOLIDAYS	12:00 P.M. UNTIL 8:00 P.M.
LABOR DAY- SEPTEMBER 5, 2022	12:00 P.M. UNTIL 6:00 P.M.
On public school days, the pool will be open 4 P.M. – 8 P.M.	

Enclosed with this mailing are the Pool Rules and Regulations. Also enclosed are your PRIMARY POOL PASSES and GUEST PASSES.

PASSES ARE ISSUED AS FOLLOWS:

- One Bedroom – Limit 2 primary passes and 2 guest passes
- Two Bedroom – Limit 3 primary passes and 2 guest passes
- Three Bedroom – Limit 4 primary passes and 2 guest passes

Owners who are 30 days or more late in the payment of condominium fees, late fees, attorney fees, or any other fees/monies due to the association or have outstanding maintenance issues are asked to immediately contact the Attorney CameronMericle, P.A. can be reached at 301-474-2044. Delinquent owners will not receive passes. In addition, owners who lease their units must have a current copy of their lease and Prince George's County Rental license on file with the association (at CVI) in order to obtain pool passes.

The Board appreciates the efforts of all owners to be prompt in their payments and to provide leases to update their homeowner files. The Board of Directors and CVI wish all owners and residents a relaxing and enjoyable summer.

Sincerely,

Matt Mericle

Matt Mericle
Community Manager, CMCA, AMS
CVI, Ext. 4230
mmericle@cviinc.com
Agent for Pines Community Association



Enclosures

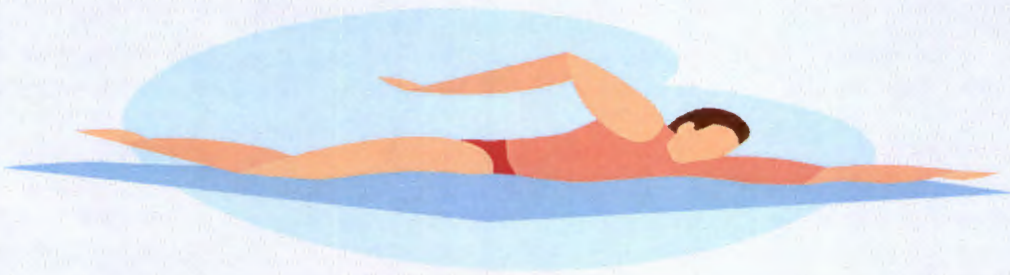
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The Pines Community Association, Inc.

10220 Prince Place • Largo, Maryland 20774

2022 Pool Rules and Regulations



KEEP ME!

SWIMMING POOL RULES AND REGULATIONS

The following Rules and Regulations are for the protection and benefit of all and to ensure safe and sanitary operation of the swimming pool and facilities—meeting all County and State Regulations. Your utmost cooperation in abiding by these conditions will afford pleasant relaxation and recreation for all concerned. Parents are responsible for the actions of their children, regardless of age, and are requested to instruct their children to observe all Rules & Regulations, and to obey instructions of Pool Operators and Guards.

All persons shall use the facility at their own risk and in conformance with all **RULES and REGULATIONS**. Any person may be barred from the pool and pool area, at the discretion of the operator/lifeguard in charge, for violation of RULES and REGULATIONS or for any other reason which, in the operator's judgment, constitutes a hazard to others. They have authority to temporarily deprive any resident, or guest of the facility, and are to file a written statement with the pool management company and the PCA Board of Directors, within twenty four (24) hours of any such action taken. **If the pool operator deems it necessary to deprive a Pass holder of the facilities for a second time during the season, the PCA Board of Directors will determine the length of the suspension.**

The pool will be under the charge of a qualified pool manager and assistant who will be under the direct supervision and control of the pool management concern, and have absolute authority within the pool enclosure.

**THESE RULES MAY BE REVISED OR ADDITIONAL RULES
ESTABLISHED AT ANY TIME BY THE BOARD OF DIRECTORS
OF THE PINES COMMUNITY ASSOCIATION, INC.**

**ALL COVID RESTRICTIONS FOR BOTH THE STATE OF MARYLAND AND PRINCE GEORGES COUNTY
This will include but is not limited to:**

- a. **Temporal temperature test**
- b. **Social distancing**
- c. **Any mask mandates imposed.**
- d. **Any additional restriction imposed by the state or county government**

1. Pool passes will be issued to the following:

- a. Resident Homeowner - occupies the premises year round
- b. Tenant- occupies premises year round
- c. Children who reside year round in the Pines
- d. Children under 18 years of age who spend their summers in the Pines with parents or legal guardian, or who are in residence with parent or legal guardian on weekends.
- e. College students who spend summer vacation with their parents or legal guardian in the Pines.

PASSES WILL BE ISSUED AS FOLLOWS:

**One Bedroom – Limit 2 passes and 2 guest passes
Two Bedroom – Limit 3 passes and 2 guest passes
Three Bedroom – Limit 4 passes and 2 guest passes**

**POOL PASSES AND GUEST PASSES ARE NOT TRANSFERABLE AND CAN ONLY BE USED BY THE
PERSONS TO WHOM THEY ARE ISSUED.**

2. Passes must be signed by the pass holder, **EXCEPT** in the case of pre-school children, with both first and last name. A register of pass applications will be maintained at the pool. All persons entering the pool area **must sign** the daily register and leave pool pass with pool person. His/her signature will be checked against the pass to insure that the person entering the pool area is the bona fide holder of the pool pass. **Passes will be returned upon leaving the pool.**
3. **Guests must be sponsored and accompanied by a resident homeowner** or tenant (18 years or older) of the community who is the holder of a pool pass, and who is responsible for the actions of their guests. The cost of property damage will be charged to the responsible party.

Friends and relatives visiting with homeowners are guests, and must be sponsored as guests.

Special uses of guest passes may be submitted in writing to the Board of Directors to cover unusual circumstances.

The pool manager will limit the number of guests within the pool enclosure so as not to exceed the authorized number of persons which the staff is able to safely supervise.

EXTRA DAILY CHARGES FOR ADDITIONAL GUESTS ARE:

ADULTS	\$5.00
UNDER 15	\$5.00

Payments for daily guests shall be made at the pool entrance. The homeowner must register and remain with his guest, and obtain guest fee receipts (if a regular guest pass is not used). Daily guest passes are valid for the entire day purchased. **THE NUMBER MAY BE LIMITED TO TWO (2) PER HOME.**

4. THE POOL SEASON BEGINS ON SATURDAY, MAY 28, 2022.

POOL HOURS

MONDAY	12:00 P.M. UNTIL 8:00 P.M.
TUESDAY-WEDNESDAY	CLOSED
THURSDAY-FRIDAY	12:00 P.M. UNTIL 8:00 P.M.
SATURDAY, SUNDAY & HOLIDAYS	12:00 P.M. UNTIL 8:00 P.M.
LABOR DAY- SEPTEMBER 5, 2022	12:00 P.M. UNTIL 6:00 P.M.

On public school days, the pool will be open 4 P.M. – 8 P.M.

POOL HOURS MAY BE EXTENDED AT THE DISCRETION OF THE BOARD OF DIRECTORS AND USAGE MAY BE RESTRICTED FOR SPECIAL EVENTS.

5. Rules having specific application to children:

FOR HEALTH REASONS, CHILDREN THREE (3) AND UNDER SHALL WEAR A SWIM DIAPER OR RUBBER PANTS WHEN USING ALL POOL FACILITIES COVERED BY A BATHING SUIT. REGULAR DIAPERS AND CLOTH DIAPERS ARE PROHIBITED IN BOTH POOLS. NO CHILD IN DIAPERS OF ANY KIND WILL BE PERMITTED IN THE BIG POOL, EVEN WITH RUBBER PANTS!!

Violations of this rule will result in the guard requesting adult and child to leave pool enclosure.

- A. Only children six (6) years of age and under may use the wading pool. Children seven (7) years of age may use wading pool at the operators' discretion if requested by a parent.
- B. Any child under the age of twelve (12) **must be accompanied AT ALL TIMES IN POOL AREA** by resident adult over 18
- C. Children under seven (7) years of age must also wear a life jacket while in the main pool.
- D. There must be an adult with children while using the wading pool.

THE SWIMMING QUALIFICATION TEST REQUIREMENTS ARE:

1. Swim 100 feet (to rope & return) demonstrating adequate swimming form and relaxation.
2. Float on the back with a minimum of arm & leg motion for one minute.

3. Tread water with the feet only for 90 seconds.
4. This swimming test must be taken yearly unless a swimming test is on file!

C. Children under 12 may swim alone provided:

1. They have passed the above swimming test, and
2. They have WRITTEN PERMISSION from their parents or legal guardians, on file with the Pool Operator, stating that they may come to the pool alone. If these conditions are not met, children must be accompanied by an adult.

BECAUSE OF THE RESPONSIBILITY INVOLVED IN SUCH CASES, THE ADULT MINIMUM AGE FOR SUCH SUPERVISION IS 18.

D. The pool will be closed for a definite time period each hour for **ALL PERSONS**. Following this, a fifteen (15) minute adult swim period will be called for all persons over 18.

6. **All persons using the pool, or pool area, do so at their risk and sole responsibility.** The Pines Community Association, Inc., or Pool Management Co., assume no responsibility for any accident or injury in connection with such use. The homeowners and their guests covenant and agree with all homeowners and/or the Pines Community Association, Inc., Pool Management Company for, and in consideration of, the use of the pool as an added facility, and other good and valuable considerations, to make no claims against Pines Community Association, Inc., the Pool Management Co., and/or homeowners for, or on account of, loss, or damage to life, limb or property; per your signature on application.
7. The Pines Community Association, Inc., Pool Management Co., or their agents, will not be responsible for loss or damage to any personal property of any kind.
8. The pool may be closed at any time, due to breakdown or other optional difficulties, and/or at the discretion of the pool operator on duty. The pool and pool area will be closed during an electrical storm and/or when rain makes it difficult to clearly see every part of the pool or pool bottom. In an emergency, the pool will be cleared of all bathers!
9. **NO GLASS CONTAINERS OF ANY KIND WILL BE ALLOWED WITHIN THE POOL ENCLOSURE. THIS INCLUDES, BUT IS NOT LIMITED TO: TELEVISION SETS, MPG OR MUSIC PLAYERS, FOOD CONTAINERS, BOTTLES, AND ANY OTHER DEVICE/OBJECT CONTAINING GLASS. ALL CONTAINERS ARE SUBJECT TO INSPECTION.**
10. **Excessively loud sounds will not be tolerated.** The volume of radios, cassettes, or other entertainment devices should not disturb other pool users. We suggest you use earphones!
11. Running, pushing, wrestling, ball playing, causing undue disturbances, or any activity endangering self or others in and about the pool will **NOT** be tolerated.
12. Food and refreshments may not be taken beyond the designated areas. No food of any type is permitted within the wading pool enclosure. **ILLEGAL SUBSTANCES ARE PROHIBITED AND ANYONE UNDER THE INFLUENCES OF AN ILLEGAL SUBSTANCE WILL BE DENIED ADMISSION.**
13. **NO SMOKING IS PERMITTED!!**
14. Admission to the pool will be refused to anyone wearing bandages, or with skin abrasions, colds, coughs, inflamed eyes, open sores, infections, excessive sunburn, nasal or ear discharges, or other evidence of high contamination risk.
15. Spitting, spouting water, nose-blowing, etc. are **PROHIBITED** in the pool.
16. No playpens/strollers will be permitted in the pool area at any time. Inflatable balls or other small inflatable devices may be allowed at the discretion of the operator on duty. **LIFE JACKETS MAY BE WORN PROVIDED THE CHILD IS ACCOMPANIED BY AN ADULT. RAFTS ARE NOT PERMITTED.** When the pool is not crowded, swim fins and/or masks may be permitted, at the discretion of the operator on duty.
17. No abusive or profane language will be tolerated.
18. All types of **STREET** footwear (Boots, Tennis Shoes, etc.) are prohibited within the pool enclosure.
19. **NO PETS** of any description will be permitted within the pool enclosure.
20. Cut-offs or other improper bathing attire by pool users will not be permitted in the pool.

21. DESIGNATED AREAS, MARKED BY A YELLOW LINE, ARE OFF LIMITS TO ALL BUT POOL STAFF.

RESOLUTION 1

**BE IT RESOLVED: THAT THE P.C.A. BOARD OF DIRECTORS HENCEFORTH
WILL FILE CHARGES OF UNLAWFUL ENTRY INTO THE
POOL AREA AGAINST ANY PERSON WHO ENTERS THE
ENCLOSURE OUTSIDE OF REGULAR SWIMMING HOURS
WHICH ARE POSTED, AND IN YOUR RULES AND
REGULATIONS.**

**BOARD OF DIRECTORS
PINES COMMUNITY ASSOCIATION, INC.**