



Seasons at Bonita Community Association  
Membership Guide  
Rules and Regulations

**FORWARD**

The following Rules and Regulations have been adopted and will be administered by the Seasons at Bonita Community Association Board of Directors and may be changed at any time by the Board. It is the intent of the officers and directors to limit these Rules and Regulations so that everyone will obtain maximum use and enjoyment of the facilities. Although they place some restrictions on members and guest activities, they are intended to respect the rights of the membership as a whole. Enforcement of the Rules and Regulations will primarily be placed in the hands of a carefully selected staff. It is the duty of those using the facilities to know these Rules and Regulations, and to cooperate in the enforcement thereof.

**Cameras are located in the Clubhouse and outside areas. They are NOT monitored.**

**HOUSE RULES**

**HOURS OF OPERATION**

The Board of Directors set the hours of operation, and these hours may change without notice. The hours of operation are:

Swimming Pool	Monday – Sunday	Dawn to Dusk
Fitness Room	Monday – Sunday	24 hours
Clubhouse Office	Monday - Friday	9:00 am – Noon Tues & Thurs 1:00 pm – 5:00 pm Mon-Wed-Fri
Saturday & Sunday Closed		

**Member Privileges**

Membership is for all owners and their children, tenants or guests.

All membership transfers, and applicable members of their families, shall be issued Wristbands. These wristbands are to be worn at all times while on Community property. Loss of the wristband should be reported to Clubhouse office, at which time a

replacement band will be issued for a fee. Members shall not lend or give their wristbands to others for any reason, and to do so will result in suspension of privileges. Membership Wrist Bands must be worn when entering or using the Amenity Grounds. Please make an appointment with the office for wristbands.

### **GUESTS AND RELATIVES OF OWNERS OR TRANSFEREES**

Adult owners and transferees must register their guest(s) prior to their using the facilities. Guest exceeding a **two-week period**, when the owner is not in residence, are not considered guests. Any guest in residence for longer than two weeks without the owner in residence will be considered a transferee and must pay \$100 transfer fee.

Members may register two guests or a total of no more than four guests per day per unit, unless approved by Manager, Assistant or the Board of Directors.

Any member or their guest found (1) defacing, marring or otherwise causing destruction of property, (2) violation of the Rules of the Community, will be brought before the Fining Committee. A suspension and/or fine for the Member is possible.

### **Transfer of Membership**

Any owner may transfer his right of enjoyment to the Common Area and facilities to his tenants providing a complete transfer form is signed by the owner and submitted to the Amenity Center office. A non-refundable transfer fee of \$100.00 will be paid, and the transfer will be in accordance with the policies set by the Board of Directors. The owner's privileges are rescinded during the period specified on the transfer form. An owner must transfer his right to use the Common area and facilities to anyone (excluding immediate family) who is staying in the unit without the owner present. (See Manager or Assistant for transfer form).

### **Clubhouse**

Members, transferees and guests are to be respectful of club employees and are not permitted to reprimand club employees or in any way interfere with the Management of the Community.

Members, transferees and guests shall conduct themselves in an orderly fashion as ladies and gentlemen.

**AGE REQUIREMENT:** Children under the age of 14 must be accompanied and directly supervised by an adult. No one under 14 is allowed in fitness center.

The wearing of wet bathing suits is not allowed in the Clubhouse.

The hours of operation of the various Community facilities shall be determined by the Board of Directors and may be adjusted seasonally as usage dictates.

Parents shall be responsible for the conduct of their children at all times. One parent will accompany not more than four children outside of their immediate family unless the Member has rented the Club Room for a party. The pool cannot be rented for a party at any time.

The Association Manager or their Assistant is responsible for facility room usage. All room rentals, association meetings or any association-sanctioned party must schedule with the Manager or Assistant.

Residents using any area of the Clubhouse are responsible for leaving it clean after its use.

No unauthorized person shall adjust air-conditioning or pool heaters. A/C controls and pool heaters are set and managed by the Association.

No unauthorized radios & other music devices, or TVs are allowed in Clubhouse or pool area unless the Manager authorizes such for a supervised activity. Personal devices with the use of headphones or earbuds are permitted at all times.

All bicycles are to be parked in the bicycle rack.

Subscriptions, petitions, or notices, that do not concern Clubhouse affairs, shall not be distributed or posted on Clubhouse property, without prior approval of the Manager or the Board of Directors.

The cost of replacing any Clubhouse property that is broken, damaged or removed by a member, transferee, guest or any member of their families, shall charged to the member or transferee concerned.

All decorations for private parties, other than table centerpieces, must have the approval of the Manager.

Animals are not permitted in the Clubhouse, tennis courts, pickleball courts, bocce courts or the pool area.

The parking areas are marked in a manner that permits maximum use, with a minimum inconvenience. Anyone found parking improperly will be warned. Repeated infractions will result in the removal of the offending vehicle at the owner's expense.

Personal Property should not be left unattended on Community property. The Clubhouse is not responsible for lost or stolen personal property.

## SWIMMING POOL

Members, transferees and guests are entitled to the use of the pool from daylight to dusk, unless otherwise posted.

- **THERE IS NO LIFE GUARD ON DUTY. Swimming after dark is strictly prohibited by Lee County Department of health.**
- Residents, their guests and transferees may be requested to present Wristband or guest pass prior to using the pool.
- **AGE RESTRICTION:** Children under the age of 14 must be accompanied by and directly supervised by an adult at the pool.
- A shower must be taken prior to entering the pool.
- Suntan oils and lotions clog pool filters and drains and leave black rings around the pool water edge. Please remove all oils/lotions prior to entering pool.
- Towels may not be used to reserve chairs for extended periods.
- Proper bathing suits must be worn. No jeans or cut-offs.
- No smoking is allowed within the fenced pool area.
- No glass is allowed in the pool area.
- No food or drinks are allowed **within 3 feet of the pool or spa**. No alcoholic beverages are allowed in immediate pool area.
- No pool furniture of any kind shall be removed from the area. No pool furniture allowed in the pool.
- No running, pushing, or boisterous play in the pool or on the pool deck. No diving or jumping into the pool. Pool toys, rafts, etc. are **NOT** allowed in the pool. Pool Noodles **WILL** be allowed in the pool.
- No animals allowed on pool deck or in the pool
- Persons with open sores, cuts or communicable diseases may **NOT** enter pool.
- Diaper-age children **MUST** have on swim diapers.

Any damages resulting from improper discharges, will be paid by the members.

The Manager may block off times during which the pool will be reserved for water aerobics and other special functions.

## **FITNESS CENTER**

**Each resident, guest or transferee is using the fitness center at their own risk.**

Owners, their families, guests and transferees, use the fitness room at your own risk. It is recommended that you consult your physician prior to beginning any exercise program.

AGE REQUIREMENT: Children under the age of 14 are **NOT PERMITTED** in the fitness room under any circumstance. Ages 14-16 **MUST** go through a fitness orientation prior to using equipment and must be accompanied by an adult.

Please bring a towel to the weight room so that you can wipe the equipment dry after use, as a consideration for the next person to use it. Please use cleaning solution and paper towels provided.

There will be no excessive banging or throwing of weights allowed.

Any music device must be used with headphones, ear buds, etc.

No open containers or food allowed in fitness center. Plastic spill-proof water bottles are permitted.

Turn off television when leaving if no one else is in Fitness Room.

### **DRESS CODE:**

Fitness shoes must be worn at all times. No sandals, dress shoes, or open toe shoes are allowed.

Bathing suits are not permitted.

Men's proper attire is shorts or pants, shirts, and/or appropriate athletic wear. Under no circumstances will men be allowed in the weight room bare chested.

Women's proper attire is shorts or pants, shirts and/or appropriate athletic wear.

It is recommended that residents go through a fitness orientation on the equipment. The Manager or Assistant will provide orientation.

## **PRIVATE PARTIES**

The Club room may be rented for private parties upon approval by the Manager. See Manager or Assistant for rental agreement contract and applicable fees. There is a

refundable damage deposit required with an hourly fee for the Club room rental. There will be certain days around holidays that the center will be unavailable for rental.

### **SPECIAL EVENTS/FEES**

Special events will be scheduled throughout the year involving use of facilities as designated by the Manager. During these times, the facilities to be used, as well as dates for proposed events, will be on display in the Clubhouse and reserved for special events.

Special Events could constitute an education program (lessons, clinics, etc.), or social activities (pot luck dinners, chess club/Bible class, etc.).

Fees for activities will be announced in bulletins or posted in the appropriated area. Contact the Manager for any applicable fees.

For the safety and enjoyment of other members, please, no excessive noise, profanity or unsportsmanshiplike conduct.

### **LAKES**

The lakes are designed for visual enjoyment.

No boats of any kind shall be allowed on any lake except for routine lake maintenance.

There will be no feeding of alligators. This is a violation of State Law.

No refuse of any kind will be deposited in the lake.

### **MISCELLANEOUS/PARKING**

No person shall commit any activity on the common area which would be a fire, health or safety hazard.

There will be no solicitation by any person anywhere in the Clubhouse or common elements, for any cause whatsoever, unless specifically authorized by the Manager.

No trucks, commercial vehicles, recreational vehicles, motor homes, boats campers, trailers and other vehicles as described in Article IX Section 8, of the Declaration. There is no parking allowed on the street other than a service vehicle that is doing work inside the home.

No washing of vehicles on clubhouse parking area.

Golf Carts are allowed in the Community. Owners of Golf Carts shall register the cart with the Manager or Assistant and will receive a sticker to be placed on the cart.

### **DISCIPLINARY ACTIONS**

Because there may be a few individuals who will not always observe these rules, the following infractions will be brought to the attention of the Board of Directors for disciplinary action:

1. Repeated violation of Association rules or knowingly violating a rule.
2. Display of temper or other discourteous conduct resulting in damage to community property or physical damage.
3. Disrespect shown to Community Association employees or fellow members, transferees, or guests.