

LAKE VILLAGE HOMEOWNERS ASSOCIATION, INC.

PO Box 542, Zephyr Cove, NV 89448 Phone: 775-588-4840 Fax: 775-588-7590
Email: lvhoa@lakevillage.com www.lakevillage.com

POLICY – L31

ASSOCIATION RULES AND REGULATIONS

Owners, their guests, long and short-term renters are jointly and severally responsible for reading and complying with this L-31 policy - the Association Rules & Regulations.

Failure to comply with this L-31 policy- the Associations Rules & Regulations - could result in fines as set forth in Practice L-32 and/or revocation of facility privileges and removal from the premises.

Lake Village provides an on-site employee from 9:00 am to 8:00 pm Monday - Friday and 10:00 am to 8:00 pm Saturday - Sunday for guest services. These hours are subject to change with or without notice.

CODE OF CONDUCT

- **“Quiet time” hours are from 9:00 pm to 8:00 am. No loud parties (inside or outside), music, vehicles or other loud disturbances which would disrupt the peace and quiet of residents and visitors are permitted.**
- Never discard cigarette butts anywhere on the premises. Extinguish them completely and dispose of them properly.
- Fireworks are illegal at Lake Tahoe, in Lake Village and all surrounding areas. Violators will be reported to the Douglas County Sheriff’s Department and prosecuted to the fullest extent of the law.
- No snowmobiling, sledding, skiing, snowboarding, skateboarding, rollerblading, or scooters (unless licensed for road use) are allowed anywhere in Lake Village.
- Pets are always required to be on a leash. Pet owners must clean up their pet’s solid waste and dispose of it properly.
- No continual barking or nuisance dogs will be tolerated.
- When, in the opinion of Lake Village office staff, anyone displaying unacceptable behavior such as, but not limited to, inappropriate language, verbal or physical abuse, indecent exposure, being under the influence of alcohol or drugs will not be allowed access to the recreation area, all common areas or will be expelled from the facility. You may be subject to state and local laws and prosecution.

PARKING

MAXIMUM OF 2 OUTSIDE PARKING SPACES PER UNIT

- Parking permits are required for overnight parking. Obtain permits at the Clubhouse.
- Park only in the designated space for the unit in which you are staying. A second vehicle may park in any available unmarked or unposted space, or space marked “Guest”.
- Parking is permitted on paved areas only. DO NOT park in or block the driveway of any unit.
- Overnight parking of trailers, boats (excluding small roof top boats), motorhomes or any vehicle that exceeds 21 feet in length and/or 84 inches in width is strictly prohibited in the residential areas of the complex. Temporary parking for these specified vehicles is permitted along the bank across from the Clubhouse for **ONE NIGHT ONLY**. A parking permit is required and must be obtained at the Clubhouse.
- Service and trade vehicles are permitted only during approved construction hours and must register at the Clubhouse.
- Long-term parking (over 30 Days) is permitted in the owner’s assigned parking space with a resident parking permit obtained from the Clubhouse during normal business hours. During snow removal season, the vehicle must be moved at least once in a 24-hour period to allow for the space to be cleared.

RECREATION AREA

All Recreational Areas are exclusively for Lake Village Homeowners, their Guests, Long & Short-term Renters with a valid Recreation or Homeowners pass.

****Use of any and all Lake Village Recreation Areas is at the user's own risk****

All persons are required to sign a release and hold harmless form.

Parent or Guardian must sign for anyone under the age of 18.

- Recreation area use is limited to six (6) persons per unit. Staff has the discretion to further limit the number of persons depending upon total occupancy.
- You must sign in at the Clubhouse and get a recreation pass to use the facilities. One recreation pass will be issued to each unit.
- Children under the age of 14 must be accompanied and supervised by an adult to use all of the Clubhouse amenities.
- Alcohol is allowed to be consumed by those 21 years and older in the Recreation area, inside the Clubhouse, the picnic areas, firepit area and at tables around the pool as long as it is served in a non-glass container.
- No glass or hard plastic of any kind is permitted around or in the recreation areas including pool, hot tub, saunas, play structure, tennis, pickleball and basketball courts.
- No smoking of any kind including e-cigarettes is allowed in the Clubhouse, pool area, saunas, restrooms, hot tub, picnic areas, play structure, tennis, pickle ball and basketball courts.
- Smoking is permitted next to the kiosk in front of the Clubhouse.
- No pets allowed except for service animals.
- No using portable devices or instruments to play music or videos unless earphones or headphones are used. Exceptions are during fireworks events and private Clubhouse rentals (inside the building at a low-level volume).
- Picnic tables and the rental of gas barbecues are available on a first-come basis. Please have your picnic on the wooden tables or in the grass area. No picnics are allowed on the pool deck.
- Dispose of all trash in the bins located around the recreation area.
- Pool table cost is \$.75 per game; pool cues are available to use (collateral required).
- Ping pong balls cost \$. 25 each; ping pong paddles are available to use (collateral required).

SWIMMING POOL

WARNING: NO LIFEGUARD ON DUTY

- Open every day 10:00 am to 8:00 pm, mid-May through mid-October, weather permitting.
- Children must always be supervised.
- No cut-off pants or shirts allowed in the pool except for tee shirts used for sun protection.
- Children who are not toilet trained must use a swim diaper. All children using swim diapers are required to have plastic pants over the swim diaper. Plastic pants are available for purchase at the Clubhouse.
- Please shower before using the pool. Soaps and lotions interfere with the chemical balance.
- No food or beverages of any kind permitted in the pool. Plastic water bottles are permitted on the deck of the pool area.
- No rafts, floats, large toys, balls, or games allowed in the pool.
- **NO DIVING, JUMPING OR RUNNING PERMITTED. VIOLATORS WILL NOT BE ALLOWED TO USE THE POOL.**

HOT TUB WARNING: NO LIFEGUARD ON DUTY

- Open every day 10:00 am to 8:00 pm year-round.
- Please shower before using the hot tub. Soaps and lotions interfere with the chemical balance.
- No children under the age of 5 allowed.
- Children under the age of 14 must be accompanied and supervised by an adult.
- No cut-off pants or shirts allowed except for tee shirts used for sun protection.
- No food or beverage of any kind is permitted in the hot tub. Plastic water bottles are permitted on the deck of the hot tub.
- **Pregnant women and heart patients are advised not to use the hot tub.**

SAUNAS

- Open every day 10:00 am to 8:00 pm year-round.
- Children under the age of 14 must be accompanied and supervised by an adult.
- No food or beverages of any kind allowed except plastic water bottles.
- **Pregnant women and heart patients are advised not to use the saunas.**

TENNIS & PICKLEBALL COURTS

- Open 9:00 am to 8:00 pm, weather permitting.
- No alcohol is allowed on the courts.
- Plastic or metal beverage containers are allowed on the courts. No glass or hard plastic containers of any kind.
- Non-marking shoes (made specifically for playing tennis and pickleball) are required. Tennis Court #1 (Lower Court) closest to Hwy 50 and Tennis Court #2 (Upper Court) closest to Clubhouse Ave) are accessible through the Clubhouse.
- Pickleball Court #3 (Upper Court) is located at the end of Clubhouse Avenue .
- Pickleball Court #4 (Lower Court) is also an all-sport court and is located behind the Maintenance Building.
- Please make reservations. Courts may be reserved up to three days in advance maximum.
- Reservation sign-up sheets are located in the LVHOA office. Please sign up “in person,” no phone reservation sign-ups are accepted.
- An Owner/Occupant may reserve ONE court or a maximum of two hours per day.
- For reserved courts there must be a two-hour gap following the conclusion of their first reservation before reserving two more hours, this applies to all members of the reserving group.
- The reserving Owner/Occupant **MUST BE PRESENT** during the entire reserved time.
- The reserving Owner/Occupant may sign in for the group and must confirm that waivers have been completed and submitted for all players in their group.
- For each reservation, an Owner/Occupant can invite no more than five people to play (i.e., total group size cannot exceed six players).
- If the Owner/Occupant has not arrived by ten minutes past the hour, their reservation will be forfeited and anyone waiting to play may use the court.
- Reserving groups may not sign in a few minutes before playing and dismiss anyone who is already playing on the court, unless they are playing beyond their reservation time.
- If no one is waiting for the court, you may continue past your reservation time.
- Management may limit play to ONE hour per group during the peak season.
- Any person (s) not observing the rules can be denied access to the recreation areas.
- Tennis rackets & pickleball paddles are available for rent at the office. Collateral is required.
- New tennis balls (3) may be purchased for \$4.00. Used tennis balls and pickleball balls can be borrowed.
- All four courts are closed during winter conditions.

BASKETBALL COURT

- Open 9:00 am to 8:00 pm, weather permitting.
- Located on court #3 at the end of Clubhouse Ave.
- Non-marking shoes must be worn. Please wear the same shoes as required for tennis and pickle ball.
- Court maybe reserved for 2 hours at a time and will be forfeited at 10 minutes passed the hour. Limited 2 hours per day per residential unit.
- Reservation sign-up sheets are located in the office.
- Plastic or metal beverage containers are allowed on the courts. No glass containers of any kind.
- One basketball is available to use from the Clubhouse (collateral required).

ADDITIONAL

- Only gas or propane barbecues are allowed on the decks, balconies, and entrances of units.
- Charcoal barbecues must be stored out of sight.
- Exterior appearance items and grills, camp stoves, etc. must be in compliance with Practice A3Q and the Recreational Fire Safety Rules.
- Yard sales are permitted only on the second Saturday of June and the third Saturday of August and are subject to Practice S-13.
- **Construction Hours:** Monday through Friday 7:00 am To 7:00 pm. Saturday and Sunday 8:00 am To 7:00 pm.
- The placement of temporary containers, structures and/or toilet facilities are subject to Practice - A3K. Copies are available at the Clubhouse.
- **Excess Trash:** There is a bear-proof container in the maintenance yard for excess household trash. Trash must be in bags, and boxes must be broken down and stacked neatly beside the bear container. Absolutely no appliances, mattresses, furniture, electronics, construction debris, hazardous materials, etc. Absolutely nothing is to be placed in or in front of any of the bays or left in the maintenance yard. Violators will be subject to fines.
- A green hazardous waste container is available in the maintenance yard. Disposal restrictions are posted on the container and must be strictly followed.

***Copies of all Practices and Policies are available at the Clubhouse.**

For any additional questions please contact the LVHOA Office by phone at 775-588-4840 Monday through Friday from 9:00 am - 5:00 pm or by email at lvhoa@lakevillage.com.

Additional information on the recreational amenities available can be located on the LVHOA website at www.lakevillage.com.

IMPORTANT NUMBERS

- **LIFE THREATING EMERGENCIES: CALL 911**
- **DOUGLAS COUNTY SHERIFF NON-EMERGENCIES: 775-782-5126**
- **Douglas County VHR Hotline:775-783-6027 Email: VHR@douglasNV.us**
- **Douglas County Animal Control: 775-782-9061**

Approved – July 15th, 2023