NEWPORT SHORES COMMUNITY ASSOCIATION

FACILITY RULES AND REGULATIONS

JULY 2008
(Revised July 2010)
(Revised May 2011)
(Revised April 2013)
(Revised October 2017)
(Revised May 2023)
(Revised October 2024)
(Draft February 2026)

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INTRODUCTION

The following rules and regulations were prepared and adopted by the NSCA Board of Directors (July 2008, Revised July 2010, May 2011, April 2013, October 2017, May 2023, October 2024 and April 2026).

These Rules and Regulations shall apply to all members of the Newport Shores Community Association (hereinafter referred to as the NSCA), whether they are owners, the family of owners, friends, guests or tenants. It is the responsibility of the members to inform their family, friends, guests, and tenants of these Rules and Regulations.

These Rules and Regulations have been established for the purpose of safety, the preservation of the Association's property and the enjoyment and benefit of the Association's members and their guests. These Rules and Regulations are adopted pursuant to the authority granted the NSCA's Board of Directors by the NSCA governing documents and applicable law.

The Facility is reserved for the exclusive use of NSCA members and their accompanied guest(s). An assigned key is required for admittance to the Facility. Only Members in good standing will be allowed admittance to the facility. Any homeowner may delegate their right of enjoyment of the Facilities to their long-term tenants who reside at their property (31 days or more). Such homeowner shall notify the Management Company (Compass Property Management) in writing of the name of any such tenant in advance of facility use. The rights and privileges of such tenant are subject to suspension to the same extent as those of the homeowner. Please contact Jenna Whitehead at Compass Property Management if you have questions:

Compass Property Management
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FACILITY RULES AND REGULATIONS

Facility Hours
Facility hours are 6 a.m. - 10 p.m. Sunday through Thursday and 6 a.m. – 11 p.m. Friday and Saturday. Anyone inside the fenced area outside of these hours is trespassing and subject to arrest.

General Facility Use Regulations

1. ALL PERSONS USING THE FACILITY WILL DO SO AT THEIR OWN RISK.
2. NSCA assumes no responsibility for accidents or ~~injury~~injuries in connection with such use or for the loss or damage to personal property.
3. During any period in which a homeowner is in default in the payment of annual dues or special assessment levied by the association, the right to use the Facility may be suspended by the board of directors until the dues and/or assessment are paid.
4. Individual NSCA Members are financially responsible for any damage~~s~~, breakage, or labor charges caused by misuse of NSCA property by the member, tenants, their children, or their guest(s).
5. For the safety of our children and our facilities, you must close and lock all gates behind you when entering or exiting. Any member allowing or giving access to the Facility to any individual accepts responsibility and liability for that individual.
6. Members must have their Facility Key with them at all times and may be asked to present it at anytime to verify membership. In the event of a lost key, all requests for a replacement key must be in writing to Compass Property Management. The cost of a replacement key is $50.
7. The NSCA property is designated as a NO SMOKING facility. NO SMOKING is permitted anywhere within the NSCA facilities at anytime.
8. Bounce houses are allowed during the off-season months (Labor Day weekend through Memorial Day weekend) on the Beach area between the Volleyball Court and the Barbeques. Bounce houses are NOT allowed in the ~~Summer~~summer months without special permission of the Board and only on a limited basis. Members are required to apply for Bounce House use through Compass Property Management.
9. No pets or animals are allowed in the facility at any time, except for service animals registered with Compass Property Management
10. No climbing on gates, fences or furniture is permitted.
11. The Clubhouse and adjoining courtyard or Barbecue patio and adjacent Sand Beach Area can be rented and reserved through Compass Property Management. NO OTHER AREAS OF THE FACILTY CAN BE RESERVED. Use of all areas including but not limited to the, Pool Deck, Basketball, Tennis Courts, Playground and Beach MUST BE SHARED. Please be considerate of other members
12. No one under the age of 14 years permitted without parent/guardian or lifeguard on duty
13. Consumption of alcoholic beverages is permitted for NSCA members and guest(s) 21 years of age or older.
14. No riding of bicycles, skateboards or other vehicles allowed in the facility areas.
15. No advertising or notices of any kind may be placed on facilities.
16. No vending of any kind permitted inside the Facilities without prior written approval from the NSCA Board of Directors. In addition, commercial use of the Facilities, such as professional photography or drone use, is strictly prohibited.

17. ~~In order to~~To prevent the use of the Facility by non-members, especially during the peak summer season, a security person may be posted at the gate to verify NSCA membership in good standing. Always be prepared to show your pool key and identification to any security, lifeguard or fellow member when requested.
18. NSCA Members may not use the pool area for storage of personal property. All items left in the lost and found for more than seven days will be discarded.
19. **LIFEGUARDS AND NSCA STAFF ON DUTY HAVE THE AUTHORITY TO ENFORCE THESE RULES AND MAY EXPEL ANYONE AT ANY TIME FOR MISBEHAVIOR, USE OF ABUSIVE OR FOUL LANGUAGE, OR APPARENT INTOXICATION. THOSE INDIVIDUALS SO EXPELLED MAY NOT RETURN TO THE POOL AREA UNTIL THE FOLLOWING DAY. LONGER EXPULSION MAY BE ENFORCED FOR REPEATED OR DANGEROUS OFFENSES. ALL MEMBERS AND GUESTS ARE EXPECTED TO RESPECT THE LIFEGUARD AND NSCA STAFF'S AUTHORITY AND DIRECTION.**
20. These rules may be amended, if necessary, to promote safety, to comply with the board of health, or to protect our community property.

Guest Privileges

1. At all times guest(s) must be accompanied by a NSCA member that is at least 18 years of age or older.
2. At no time may a facility key be given or "loaned out" to any non-resident. This will result in the loss of facility privileges.
3. NSCA Member households are permitted six (6) guests at any one time. Members must contact Compass Property Management if they feel special consideration for additional people is needed or they must rent the Clubhouse or Barbecue Area for up to 40 people
4. No hosted or organized event of more than 12 people is allowed without a Clubhouse or Barbeque Area rental.
5. Members assume full responsibility for the conduct of their guest(s).

Events/Parties

1. NSCA members may use the facilities for entertaining. This does not preclude other association members from using the facilities at the same time. Only the Clubhouse and open adjoining courtyard or ~~BARBECUE~~ Barbecue Area and adjacent beach ~~area~~ may be reserved. All other areas must be shared and accessible to all members.
2. The clubhouse and open adjoining courtyard or Barbecue ~~Patio~~ Area and adjacent beach ~~area~~ may be reserved for parties or other activities by filling out and signing the application form. The application form is available online at www,newportsca.com. Reservation requests and the application ~~are available through~~must be submitted to Compass Property Management by emailing jenna@compasspropertymanagement.com or by calling (949) 429-7717, ext. 235. ~~(949) 661-7767 or online at Newportsca.com.~~
3. The NSCA host is responsible for the behavior of guests and adherence to all Facility rules.
4. NSCA Member is responsible for all trash, order of deck furniture, and monitoring alcohol consumption.
5. Filled trashcans must be emptied in the large ~~Dumpster~~ dumpster located through the door at the end of the hallway between the restrooms.

Group or Reoccurring Functions

1. Any group or reoccurring function must have prior written approval of the Board of Directors.
2. The group must have separate liability insurance with levels acceptable to the NSCA Board and with the NSCA named as an additional insured.
3. All parties involved must sign a Release of Liability and Indemnity Agreement prior to participation.
4. Reoccurring group sessions will be limited to 15 participants. Majority of participants must be members of the NSCA.
5. The group or function must have a group leader who is a NSCA member that agrees in writing to be responsible for ensuring the rules of the facility are enforced and will be financially responsible for any ~~damages~~damage caused by the group during their use of the facilities.
6. Permission to use the association facilities may be revoked by the NSCA Board at any time.

POOL AREA REGULATIONS

THERE IS NO LIFEGUARD ON DUTY. ALL MEMBERS/TENANTS OR GUESTS USE THE POOL FACILITIES AT THEIR OWN RISK. ALL POSTED SIGNS, POOL RULES, COUNTY AND CITY REGULATIONS MUST BE OBEYED. PARENTS ARE RESPONSIBLE FOR THE CONDUCT OF THEIR CHILDREN.

NSCA pool is for the exclusive use of members, their family and their authorized guests. Each household is permitted to bring up to 6 guests at any one time. Children (under 18) are not permitted to bring non-resident guests unless accompanied by a resident adult. **Members must accompany their guests at all times**.

Pool use rules

1. ALL PERSONS USING THE POOL WILL DO SO AT THEIR OWN RISK.
2. NSCA assumes no responsibility for accidents or injury in connection with such use or for the loss of damage to personal property.
3. All Gates must be closed and locked at all times. Any member allowing or giving access to the pool area to any individual accepts responsibility and liability for that individual.
4. Children eight (8) or older who demonstrate their ability to swim (swim test) to the satisfaction of the lifeguard are permitted in the pool area without adult supervision when a LIFEGUARD IS ON DUTY.
5. Glass containers and other breakable objects are prohibited in the pool area
6. No Food and/or Drinks allowed in and adjacent to the pool.
7. Proper swimwear is required. No cut-offs or clothing other than swimsuits are permitted in the pool.
8. Swim Pants ARE REQUIRED for all children not toilet trained; disposable swim diapers ARE NOT PERMITTED. Swim pants are available for purchase from the Lifeguard.
9. Floatation devices are allowed at the discretion of the lifeguard or when such use does not hinder the use of the pool by any other person. No hardboards allowed at any time
10. No running is allowed in the pool area. No pushing or throwing anyone in the pool. Dangerous games are prohibited.

11. NO DIVING ALLOWED unless part of a NSCA Swim Team program.
12. Only l~~L~~ap swimming allowed in designated lap swimming lanes.
13. No climbing, sitting or standing on laps lane lines is permitted
14. Air tanks, weight belts and other related diving equipment are prohibited.
~~14.~~15. Use of water polo equipment/nets is only allowed with special permission of the Board
~~15.~~16. When using radios, please be considerate of other members.

PLAYGROUND AREA RULES

1. Use of Play Area is at your own risk.
2. Adult supervision of all children under 4 is required within the fenced playground area.

SPORT COURT RULES

Tennis & Pickleball Court Rules

1. Use of tennis and ~~&~~ pickleball courts is at your own risk.
2. Proper attire and shoes are required. Only rubber-soled tennis shoes are allowed on the playing surface. No black or other hard-soled shoes are permitted.
3. Tennis ~~&~~ and pickleball courts are for playing tennis and pickleball only.
4. Play is restricted to 1-1/2 hours per household per day~~group~~. ~~Reservations can be made at the Newportsca.com website (https://newportsca.com/tennis-court-reservations/)~~
~~4.~~
5. Pickleball play is allowed between the hours of 10:00 a.m. and 8:30 p.m., in consideration of the neighbors to the facility, with the use of Association approved quiet paddles. All players must be cleared prior to play by emailing Property Manager at Jenna@compasspropertymanagement.com.
6. Pickleball play is not allowed on Thanksgiving and Christmas.
7. Pickleball play is limited to two guests per court.
~~6.~~8. Tennis and pickleball court reservations can be made at https://newportsca.com/tennis-court-reservations/. They are not required but highly recommended.
~~7.~~9. Please close the gate when leaving the tennis court and dispose of any trash in the containers located outside the gates.
~~8.~~10. Large tennis or pickleball classes are not permitted on the court areas.
~~9.~~11. Individualized tennis or pickleball instruction is permitted only when the instruction is at the request of a~~n~~ ~~owner~~member with an NSCA approved instructor. Member must be ~~and the owner is~~ present at the time of instruction.
   (a) Tennis or pickleball instruction is limited to 4 persons total, inclusive of the member, the instructor, and up to 2 other persons.
   (b) The instructor and all non-members in the class shall be a guests of the member, and the member shall be the sponsor of the instruction and responsible for the conduct of the instructor and the others in the class while in the community.
   (c) The instructor must maintain liability insurance acceptable to the NSCA covering the instructor's activities while at the NSCA's facilities.
   (d) Proof of liability insurance must be submitted to the NSCA Board of Directors prior to commencement of instruction. Liability coverage must name the NSCA as an additional insured under the policy.
   (e) ~~In order to~~To ensure the use and enjoyment of the community facilities by members, NSCA may restrict the times and locations of instruction. NSCA may also revoke the use of the court areas for instruction at any time.

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(f) No keys for the facility shall be given to instructors or guests.

Basketball Court Rules

1. Use of basketball court is at your own risk.
2. Proper attire and shoes are required. Only rubber-soled tennis shoes are allowed on the playing surface. No black or other hard-soled shoes are permitted.
3. Basketball Court is for basketball playing only.
4. Challenge play.

Volleyball Court Rules

1. Use of Volleyball court is at your own risk.
2. Challenge play.

BARBECUE RULES AND REGULATIONS

1. Use of the ~~B~~barbecue~~'s~~ grills are at your own risk
2. No large organized parties should be held in the Barbecue ~~area~~ Area without specific permission from Compass Property Management or NSCA Board. Even if reserved, one ~~Barbecue~~ barbecue grill must remain open for the use of all members and their guests. Please be courteous.
3. You must clean up and full trash cans are to be emptied at dumpster between restrooms. Extra trash liners are at the bottom of each can.
4. Glass or breakable containers should not be used. Please utilize plastic or paper cups when in the Barbecue ~~area~~Area.

ENFORCEMENT

These Rules and Regulations have been established for the purpose of safety, the preservation of the Association's value and property and the enjoyment and benefit of the Association's members and their guests. When there is no lifeguard or security personal on duty it is your responsibility as a NSCA member to help enforce these Rules and Regulations. If your facility access is suspended for violation of these Rules and Regulations, a reactivation fee of up to $1~~5~~00, plus any fines associated with damage, may be imposed ~~per inf~~prior to restoring your access privileges.

CALL THE NEWPORT BEACH POLICE DEPARTMENT AT 644-3717~~31~~ IF:

1. People are using the facilities after hours.
2. You suspect illegal use of the facilities.
3. There is intentional abuse of facilities