

# REGATTA

At VANDERBILT BEACH

July 26, 2023



## RULES & REGULATIONS REGATTA I

POOL HOURS: 9:00 AM – 8:00 PM

R1 POOL DECK/CLUBHOUSE/GRILL AREA 9:00 AM – 10:00 PM

FITNESS ROOM HOURS: Open 24 Hours

**DEAR OWNERS, GUESTS AND TENANTS. WELCOME TO THE REGATTA AT VANDERBILT BEACH. PLEASE ADHERE TO THE FOLLOWING RULES & REGULATIONS LISTED BELOW OR IN YOUR RENTAL PACKAGE/LEASE TO ENSURE EVERYONE CAN ENJOY THIS GREAT COMMUNITY.**

1. Front lobby & garage entrance doors are to be kept always closed.
2. Please do not hold doors open to the elevators on a specific floor when loading or unloading items. This may permanently lock the elevator.
3. Quiet Hours - The purpose of Quiet Hours is to ensure a peaceful and serene environment for all residents within the condominium. These rules apply during designated Quiet Hours to restrict noise levels and disturbances. During quiet hours: Residents are expected to maintain a noise level that cannot be heard outside their respective unit. That includes, but is not limited to, the following: No construction, maintenance or renovation work is allowed (unless in emergency cases and with the prior written approval from the condominium management); Use of loud appliances, TV, radios, or other electronics musical instruments, high-volume audio systems, and similar devices; Parties or gatherings that create excessive noise; Noise from furniture movement; Pet noise. Exceptions to these rules may be made for special events or circumstances but must be approved in advance by the condominium management. Approval will be granted based on the nature of the event and the potential for disturbance.
4. Luggage carts provided for convenience and are located in the first-floor lobby closet. Please return them promptly to their designated locations. Please notify management of damaged carts.
5. Designated loading parking spaces are located east side of the main front entrance door. Please relocate your vehicle after unloading.
6. Contractors/deliveries/large luggage are to be made through the east 1<sup>st</sup> floor lobby side door adjacent to the loading parking spaces. All contractors and large deliveries may only use east side elevator #2 and must coordinate approval and schedule with management. Protection pads must be in place on the walls and floors before usage. Owners are responsible for damage and fines for their contractors and deliveries not adhering to this requirement.
7. Contractors and vendors must park in designated contractor parking spaces. Security will give instructions.
8. Construction is only allowed between May 1 and October 31, Monday through Friday, from 9am to 5pm. Exceptions will require board approval. Security and management must also be notified of any emergencies that require contractors to be on site.
9. All construction and renovations can only be started after an owner has submitted and the board has approved an alteration and modification request. Forms are available online or from management.

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### 10. Trash and recycling:

- Trash chutes are located on each floor (near elevator) for bagged and tied trash only. Large cardboard boxes must be broken down and placed in recycling bins in the garages. Bulk trash may be put in the dumpster on pickup days of Tuesdays and Fridays. The dumpsters will be in front of each building on pickup day. Bulk items that will not fit in dumpsters must have a special pickup at the owner's expense. Please contact management to arrange this. Any waste material such as paint batteries, etc. can be brought to North Collier County recycling center. Search their website for more details.
  - Only recyclable items (paper, recyclable plastics, glass, aluminum etc.) are to be placed in the recycling bins. Bins are located on the 1<sup>st</sup> floor garage area between the 400 and 410 buildings (across from the bike storage room).
11. Please do not place discarded furniture or appliances in the garage, recycling room or any other area. Contact management if you want options for charity or large item disposal pickup. Fees may apply and noncompliance will be fined.
  12. Given limited room in the R1 lobby, packages should be picked up weekly or have your home watch deliver the packages inside your unit. Packages not recovered in 7 days will be put inside the owner's unit and a \$15 fee will be put on the owner's account for the 1<sup>st</sup> package, \$10 for the 2<sup>nd</sup> package, and \$5 for each additional package per delivery. Security will accompany management to enter the unit and owner will be notified of the delivery and the charges.
  13. No items are permitted to be stored between the parking stop and garage wall in an owner-specific space except bikes when owners are in residence. Items including beach chairs, pool toys, beach carriers, fishing equipment, etc. must be stored in your storage room locker or inside your unit. They cannot be stored in the common areas or floor hallways.
  14. Small decorative items are allowed in front of your entry door but should be placed inside during hurricane season. Furniture, cleaning supplies, beach and pool equipment and all other items must be stored inside the unit.
  15. Please use your assigned parking space or use outside parking spaces.
  16. No commercial vehicles and trucks, boats, trailers, recreational vehicles, motorcycles or mobile homes are allowed on the property overnight.
  17. No hanging of towels or clothing on fences, extended decks or railings.
  18. Gas grills are not allowed on lanais; only electric.
  19. Outdoor bike racks are located on the first-floor garage between the Regatta 400 and 410 buildings next to the recycling area. Secured bike storage is available. Please contact management for fees, access and stickers.
  20. Guests access – contact security to provide your guest's name and arrival time.
  21. All rentals, please complete all rental forms and submit to management at least 30 days in advance. Management will issue access credentials. Owners not registering rentals shall be fined and may lose access to common areas.
  22. Renters and guests must display a parking pass as provided by security.
  23. No rollerblades, skateboards or scooters are permitted to be used on the property.
  24. No smoking or vaping in garages, elevators, lanais, lobbies, pools, pool decks or hallways.
  25. Pets: Pets are permitted for owners only. Owner must register their pets with management (including proof of vaccinations). Registered pets will receive a regatta blue collar tag. Owners must

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pick up after their pets. Not doing so may result in fines and loss of pet privileges.

Renters/visitors/guests are not allowed to have pets on property. Non owners identified with pets will be asked to leave and their community access rights terminated. Owners may be fined for violations.

26. Please dry off before entering lobbies or elevators. Failure to do so will result in your liability for accidents that occur as a result of wet and slippery floors caused by you or your guests.
27. When you leave your unit for the season or an extended period, please shut off your water.
28. Owners and their occupants shall maintain the Noah Technologies leak detection system within the unit in good working order at all times. Owner or their home watch shall respond promptly to all alarms.
29. Items on your lanai need to be removed during hurricane season unless you have hurricane shutters, and they are closed during storms. Look for more information on hurricane preparedness from Castle.
30. Owners along with their guests, visitors and contractors shall abide by the Regatta 1 Condominium Association documents and the Regatta Commons Association documents/rules/regulations.

*Owners, it is your responsibility to ensure your guests and renters follow these rules and regulations. Failure to do so may result in fines and limitation of access to common areas. We appreciate all your effort to maintain the value and beauty of Regatta!*

*Please notify management for any questions regarding these rules or for a full copy of the governing documents. A full copy may also be obtained on the Regatta website: <https://theregattanaples.com>*

*Contact information:*

*Management: 239-254-1005*

*Guard House: 239-367-0340*

*[Regatta.admin@guestservices.com](mailto:Regatta.admin@guestservices.com)*