

THE TWIN OAKS FARM HOMEOWNERS ASSOCIATION

2024 POOL RULES AND REGULATIONS

NOTE: You must fill out a Pool Application, and carry a valid Twin Oaks Farm Pool Pass in order to be admitted to the pool area for any reason.

POOL HOURS: The 2023 swim season will begin on Saturday, May 25, 2024, at 11:00AM and will end Monday, September 2, 2024 at 7:00PM. The pool will be open seven (7) days a week, except as noted.

The pool is open for “**School Hours**” while Prince William County Public Schools are in session (**Sat, May 25, 2024 to June 7, 2024**). During “School Hours”, the pool is open Monday-Thursday from 4:00PM until 7:00PM, Friday 4:00PM-8:00pm, Saturday 11:00AM until 8:00PM and Sunday/Holidays from 12:00PM until 8:00PM.

The pool is open for “Summer Hours/Main Season” from June 8, 2024, to August 18, 2024. During Summer Hours the hours of operation are Sunday-Thursday 12:00PM until 8:00 PM, and Friday-Saturday 11:00AM until 8:00PM. Hours are posted at the pool and on the Twin Oaks Farm HOA website.

The pool is open for rest of the season (“Low Season”) from August 19, 2024 to September 2, 2024. During this period the hours of operation are Monday-Thursday from 4:00PM until 7:00 PM, Friday 4:00PM until 8:00PM, Saturday 11:00AM until 8:00PM, and Sunday from 12:00PM until 8:00PM.

Swimmers shall exit the pool by closing time. All patrons are to leave the pool enclosure by 7:00PM, Monday-Friday (during School / Low Season Hours); 8:00PM, Monday-Thursday (during Summer Hours) and 8:00PM, Friday/Saturday/Sunday/Holidays (during the 2024 Season).

ADMISSION: A valid Twin Oaks Farm pool pass, issued by Gates Hudson Community Management, is required for entry. Applications are sent to property owners annually to renew their passes. Resident Pool Passes are only issued to property owners (or tenants as approved by the property owner). Renters/tenants are subject to the same rules and policies that apply to property owners living in the neighborhood. **A fee of \$10.00 will be charged to replace any lost pass.**

Everyone entering the pool MUST sign the daily patron register and give their passes to the lifeguards. The lifeguards will keep each person’s individual pass (including guest passes) for the duration of their visit. Patrons will retrieve their passes from the lifeguards at the conclusion of their visits daily.

GUEST PASSES: All guests, of any age, MUST have a guest pass. Annually, each property is issued 20 free guest visits. A guest pass is valid for the entire day, regardless how many times the guest leaves the facility. Guest passes are only issued through Gates Hudson Community Management. Multiple guest passes may be purchased as follows: ten passes for \$25.00. Refunds will not be issued for unused passes. **A OWNER/RESIDENT MUST ACCOMPANY ALL GUESTS FOR THE DURATION OF EACH VISIT, EVEN IF THE RESIDENT/GUEST LEAVE AND RETURN SEVERAL TIMES IN THE SAME DAY.** Guests follow the same sign-in procedure as noted above.

Each household is limited to eight (8) guests at any one time unless prior written permission has been obtained. To obtain permission for more than eight guests at a time, members may submit a written request to Gates Hudson Community Management, 3421 Commission Court, #201, Woodbridge, VA 22192, detailing the number of guests requested, approximate ages, and any additional anticipated activities taking place at the pool. The Board of Directors, or designee, will make a decision and notify the member within three business days. Please plan ahead, so that the Board is able to respond within the three allotted business days. Business Days are defined as days when Gates Hudson Community Management offices are open and conducting business Monday through Friday, (not necessarily a day the pool is open).

Seasonal Guest Passes are available for frequent guests and may be more economical in some circumstances. Seasonal Guests are people who reside elsewhere but are visiting long-term in the home of a Twin Oaks Farm resident during the summer. A seasonal guest must be added to the registration form and

must produce a valid Twin Oaks Farm Pool Pass each time s/he wishes to be admitted to the pool enclosure. Seasonal Guest Passes cost \$30.00 per person and can be purchased at any time during the season at the Gates Hudson Community Management office. A Seasonal Guest Pass is valid from the time of purchase through the end of the season; they will not be pro-rated or refunded. **The lifeguards are unable to issue Passes of any kind.** If you are unsure if your Guest qualifies for a Seasonal Guest Pass, please contact the Management Company on behalf of the Twin Oaks Farm Director of Recreation. The Board of Directors reserves the right to examine proof of residence for residents and Seasonal Guest passes when warranted.

ADMISSION RULES: There are three categories of Resident Passes:

- **CATEGORY I:** Adults (ages 18 and older). Persons in this category may use the pool at all times and may swim during the period designated as “rest period or lap swim”. Residents in this category over the age of 18 may have up to two guests.
- **CATEGORY II:** Ages 13 through 17. Persons in this category may come to the pool WITHOUT an adult as long as they can prove that they possess the minimum water safety skills as determined by the lifeguard. Anyone in this group, who cannot pass the minimum water safety skills test, will be identified as a non-swimmer and must be Accompanied by a Category I swimmer. (See “Qualified Swimmer”, below.) Residents in this category are allowed one guest.
- **CATEGORY III:** Age 12 and below (PERSONS IN THIS CATEGORY CAN ONLY USE THE POOL WHEN ACCOMPANIED BY a Category I or II swimmer aged 16 or above), unaccompanied children in this category will be asked to leave the pool. (See “Qualified Swimmer”, below.) If a child’s birthday falls during the pool season, that child is eligible for all privileges at the higher age for the entire season, provided s/he demonstrates appropriate swimming skills as determined by the lifeguard. Non-swimmers in this age group or in Category II cannot bring guests to the pool without adult supervision.

Category III patrons must be accompanied by a Category I or II swimmer when in the deep end of the pool UNLESS said child has demonstrated appropriate swimming skills. The Lifeguards on duty have the authority to restrict any child, regardless of prior demonstrated ability, to the shallow end of the pool when warranted (e.g.: fatigue).

Non-resident childcare providers may not bring guests. All childcare providers, regardless of their Twin Oaks Farm residential status, must be a minimum of 16 years of age.

Admission can be refused to all persons having any infectious disease, inflamed eyes, colds, nasal or ear discharges, or communicable disease of any kind. This may include anyone with excessive sunburn, open sores, or bandages.

CONDUCT:

1. Lifeguards are responsible for the daily operation of the pool, including the health and safety of all patrons. Accordingly, the lifeguards on duty have absolute authority to enforce these posted pool rules as well as any future rules &/or changes made by the Board of Directors.
2. The lifeguards on duty are authorized to eject patrons, suspend privileges, and to call local authorities (including the Prince William County Police) in order to maintain or re-establish a safe and enjoyable environment for other rule-abiding patrons and their authorized guests.
3. All patrons must maintain adequate personal body hygiene.
4. No intoxicants or controlled substances may be brought into or consumed in the pool area.
5. No glassware of any kind is permitted in the pool area. Each patron is responsible for cleaning up any spills or messes resulting from any food or drinks consumed and dispose of all trash in the proper receptacles.

6. Smoking is prohibited on the pool deck and in the pool house.
7. The pool radio may be played at the discretion of the lifeguard on stations approved by the FCC for public play. Personal radios and the like are permitted in the pool area provided headphones are used to listen to them.
8. Running, pushing, wrestling or causing undue disturbance in or about the pool area will not be tolerated. It is the right and responsibility ONLY of the lifeguards to assess/determine whether any activity is “safe”. Patrons conducting themselves in an unsafe manner will be ejected from the pool enclosure for the rest of the day.
9. Swimming aids such as floating suits and water wings may be used only under supervision of an adult who is within arm’s reach at all times. Kick boards and inflated floating devices may be used at the lifeguard’s discretion. Fins may be worn only in the pool, not while walking on the pool deck.
10. Diving is permitted only in the diving well (deep end) of the pool. Only “qualified swimmers” are allowed in the deep end of the pool unless directly supervised by an adult within arm’s reach.
11. Children age 12 years or younger may become “qualified swimmers” by passing the following test, administered by a lifeguard:
 - a. Swim the length of the pool and turn and swim back to the original entry point.
 - b. Without touching the wall, tread water for 60 seconds.
 - c. Retrieve a ring from the bottom of the deepest section of the pool.
12. Becoming a Qualified Swimmer only entitles the child aged 12 or younger to swim in the deep end of the pool, NOT to come to the pool unaccompanied.
13. The lifeguard may ask anyone, regardless of age, to exit the deep end and return to the shallow end if the guard considers the person to be at risk and/or not to be a “qualified swimmer”.
14. No person is permitted to enter the water after application of any oil-based product without first taking a shower to remove these materials from the skin and hair. This is to protect the filtration system.
15. Appropriate swimwear must be worn at all times. A shirt may be worn over a swimsuit, but loose or baggy clothing is not permitted. No oversized clothing, flowing clothing, or other items that could become entangled may be worn. Sun shading hats such as visors, baseball caps, and wide-brimmed hats are acceptable.
16. Spouting of water and similar unsanitary actions will not be tolerated, and anyone behaving in such a manner may be asked to leave the pool area for a period of time, to be determined by the lifeguard.
17. No abusive or profane language or breach of the peace will be tolerated.
18. Children who are not toilet trained must wear swim diapers when in either pool. Plastic-coated diapers CANNOT be substituted. The Center for Disease Control (CDC) recommends diaper changes every 30-60 minutes when children are swimming. Patrons are required to comply with the CDC recommendation. Toileting accidents will result in pool closure according to established protocols, while the filtration system re-sanitizes the water. It may be necessary to close the pool for the remainder of the day in some circumstances.
19. Pets are not permitted in the pool area and may not be leashed to the fence or any surrounding common areas. Trained service animals will be allowed onto the pool deck, as allowed by law.

20. The last fifteen minutes of each hour is designated for lap swim only. There is no lap swim period during the last hour of the day.
21. The phone at the pool is to be used by pool officials and is reserved for official business and emergency calls only.

ADMINISTRATION: These rules may be revised, or additional rules may be established at any time. Failure to comply with any of the Pool Rules and Regulations may result in action by the lifeguard, Property Manager, and/or the Twin Oaks Farm Homeowners Association Board of Directors.

Complaints or suggestions pertaining to the pool operation and to these rules and regulations should be directed, in writing to:

**Gates Hudson Community Management
Attn: Jennifer Cline
3421 Commission Court, Suite 201
Woodbridge VA 22192**

The supervising lifeguard will resolve issues requiring immediate attention.

The lifeguard may refuse entry to anyone violating the above rules and regulations. The lifeguard also has the authority to eject anyone who fails to obey any of the rules and regulations, fails to comply with lifeguard direction, argues with a lifeguard or is otherwise behaving in an unsafe, unsanitary or abusive manner or threatens the health, safety, or enjoyable recreation of other members.

These rules apply to all patrons. Ejections are for the duration of the calendar day. A person ejected may not bypass this by returning to the pool as a guest of another resident. A second ejection will result in a review by the Board of Directors.

Patrons should discuss issues with the senior lifeguard on duty and may only engage a lifeguard on duty when they are not in the tower chair. It is not appropriate to expect a member of the Board of Directors to suspend their enjoyment of the pool to resolve issues within the purview of the lifeguard(s). The lifeguard on duty may, but is not required to, consult members of the Twin Oaks Farm Board of Directors who are on premises when resolving any situation if they are unable to contact the Twin Oaks Farm Board Pool Representative.

Repeat offenders may be banned from the pool for an extended period of time, as determined by the lifeguard on duty. Property owners will be notified in writing of extended expulsions. Expulsions may be appealed, in writing, to the Board of Directors who will deal with the matter as expeditiously as practicable. The Twin Oaks Farm Board of Directors decisions in these matters are final, as the safety and enjoyment of the common facilities are to be protected for the entire community. The cost of any damage to Twin Oaks Farm facilities, equipment or common property will be charged to the identified homeowner.

The pool will be closed in the event of dangerous weather or, if in the opinion of the lifeguard, a hazardous condition exists. Dangerous weather is defined as lightning, thunder, hail, or rain heavy enough to compromise visibility. If these conditions exist, the pool will close and remain closed for 45 minutes after the last hazard observed. All patrons are required to follow the lifeguard instructions during hazardous conditions. Patrons may not stay at the pool if it is closed.

ANYONE ENTERING THE POOL AREA AFTER HOURS IS SUBJECT TO ARREST FOR UNLAWFUL ENTRY/TRESSPASSING. IF THE INTRUDER IS AN OWNER OR RESIDENT, HIS/HER POOL PRIVILEGES WILL BE REVOKED FOR THE SEASON. Owners/residents should contact the Prince William County Police at 911 in the event that they hear or see any unauthorized persons in the pool area after hours. The contracted pool Management Company, Gates Hudson Community Management, and Twin Oaks Farm Homeowners Association will not be responsible for loss or damage to any personal property brought into the pool area at any time.

These rules have been developed and approved by the Twin Oaks Farm Board of Directors to ensure the safe and pleasant use of the Twin Oaks Farm Homeowners Association pool for all its owners/residents. We want you to have a great summer at the pool and your cooperation is appreciated.