



Rules of Conduct – The Peaks – 2008

Trespassing: The Peaks condominium complex is deemed **private property**, for access by owners, invited guests and approved Renters during their authorized time of stay. Anyone else is considered to be trespassing, with action undertaken to remove them and lay charges at the sole discretion of The Peaks Strata Board or its agents.

Amenities Building & Pool Area Rules

1. Use of the Amenities Building is restricted to:

- Owners of units at The Peaks,
- Invited day visitors and overnight guests when the Owner is present at The Peaks,
- Invited overnight guests when the Owner is not present at The Peaks,
- Unit renters ONLY on the days they are renting, with **NO** outside guests permitted,
- Unit renters shall NOT use the facilities after 11 AM on the date of check-out.

2. No alcohol, no glass containers, no smoking and no pets in the Amenities Building or pool areas.

3. Anyone accessing the Amenities Building or pool area after hours is considered to be **trespassing**, and the RCMP will be called and the offenders will be charged with trespassing.

4. A responsible adult must be continuously present to supervise children aged **12 and younger** in the Amenities Building and pool areas. Wash off all sand or dirt before entering the pool or hot tubs.

5. Behavior that constitutes a danger to other users (e.g. running, diving and rough play) **is not permitted** in the Amenities Building or pool areas.

6. Use of swimsuits is mandatory at all times in the pool area and hot tubs. Other types of clothing are NOT allowed in the pool or hot tubs.

7. No rocks, sharp objects or dangerous materials are to be thrown into the pool or hot tubs.

8. No loitering inside the Amenities Building.

Buildings & Individual Deck Area Rules

Elevators: No smoking in elevators or hallways. No playing in elevators. No bare feet or wet bodies in elevators.

Minimum Noise Levels: Noise levels while arriving, departing, and during your stay must be kept to a minimum. No radios, TV's, stereos, or musical instruments shall be played at any time at such volume so as to be an annoyance to other residents **at any time**. **After 11PM** we require all deck activity to be confined to **quiet** conversation for the enjoyment of other occupants in The Peaks.

Pets: Pets are allowed on site **only** with the permission of Strata Owners, and must be fully supervised and on leash in all common areas of The Peaks. Pet owners must clean up fecal matter deposited by their pets anywhere on The Peaks property.

Deck Areas: Tenants of any Unit will be held responsible for damages caused by objects falling or being thrown from upper floor decks. Hanging towels or any article of clothing on the deck railings is prohibited.

Hallways & Lobby Areas: No running or playing in hallways or lobby areas is permitted. Confine these activities to grassy areas of the property during daylight hours, with children encouraged to play in the area of the playground equipment.

Public Areas & Alcohol Consumption: Adult occupants and invited guests must confine the consumption of alcoholic beverages to deck areas, in conjunction with the rules on noise and use of decks.