



HERITAGE HARBOR
golf & country club

Rules and Regulations

Revised June 2010

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STAFF AND PHONE NUMBERS

CDD STAFF

Director of Operations.....Greg Tamborello
Pro Shop Manager.....John Panno
Golf Course Superintendent..... Jim Poertner

HOA STAFF

Front Desk AttendantKathy Costello
MaintainanceDoug Keans

CONTACT INFORMATION

Clubhouse Front Desk.....813-949-6841
Clubhouse Fax.....813-909-4826
Pro Shop.....813-949-4886
Restaurant813-949-6841 Ext 3
Greenacre Properties813-600-1100
Severn Trent (CDD)813-991-1116
CDD Director of Operations..... 813-949-6841 Ext 5
CIS (Critical Intervention Services)813-221-1911

E-Mail:

Clubhouse: hhdesk@tampabay.rr.com
Restaurant: hhclub@tampabay.rr.com
Pro Shop: hhproshop@tampabay.rr.com
Web Site: www.heritageharborgolf.com

HERITAGE HARBOR CLUBHOUSE FACILITIES

CLUB AMENITIES UNDER THE HOA

- Fitness Room which includes:
 - “True” treadmills
 - “True” recumbent bikes
 - “True” elliptical cross trainer
 - Dumbbells
 - Adjustable flat bench/incline
 - Adjustable decline sit-up bench
 - Paramount multi-station sports trainer
- Library
- Multi Purpose Activity Room
- Buccaneer Bay Pool, which includes:
 - Competitive lap pool
 - “Wahoo” water slide
 - “Tad Pool” play pool
- Treasure Island Tot Lot
- Tennis Courts
- Volleyball Court
- Rollerblade Rink
- Basketball Courts
- Covered Gazebo

All amenities under the HOA are for the Residents and their Guests.

CLUB AMENITIES UNDER THE CDD

- Restaurant (Leased to Olympian)
- Golf Pro Shop
- Golf Course
- Soccer Fields

All amenities under the CDD are open to the public, as well as the Residents.

HERITAGE HARBOR CLUBHOUSE RULES AND REGULATIONS

NAME AND PURPOSE

The Heritage Harbor Clubhouse and amenities are owned by the Home Owners Association (HOA) and exist for the purpose of providing recreational and social facilities to the residents and their guests.

GENERAL

1. The Club and its facilities shall be open on the days and during the hours as may be established from time to time by HOA. The hours of operation will be posted at the Club, published in the Newsletter, and/or on the Heritage Harbor website.
2. Performance by entertainers will be permitted on the property of the Club only with the permission of the HOA and/or Restaurant Management.
3. Food and Beverages for groups will be supplied by The Restaurant. Outside food and beverages will be permitted only with the written permission of The Restaurant.
4. Alcoholic beverages will not be served, nor sold, nor permitted to be consumed on the premises during the hours prohibited by law. Alcoholic beverages will not be sold or served to any person not permitted to purchase the same under the laws of the State of Florida, or be sold for off-premises consumption.
5. No advertisements or petitions may be circulated or posted on any property of the Club, without approval of the HOA.
6. Residents cannot request special personal services from the employees of the Club who are on duty, or send any employee off the premises for any reason.
7. No animals or pets of any kind are permitted on Club property, except as provided for in the laws of the State of Florida, such as service animals.
8. It is not permitted for any resident or guest to abuse any of the Club's employees. Any employee not rendering courteous and prompt service should be reported to the HOA immediately.
9. Any roster or list of residents shall be used for Club purposes only.
10. Card playing (i.e. bridge) is permitted only in areas designated by the HOA and/or The Restaurant.
11. Smoking is permitted on outdoor patio areas only. Smoking is NOT permitted in the pool area.
12. Gambling is not permitted in the Club or Restaurant, in accordance with State Liquor Law regulations.

13. Parents are responsible for the conduct and supervision of their children at all times. Failure to provide adequate supervision can result in loss of privileges for the parents and their children.
14. Bicycles, scooters, skateboards, rollerblades, etc. are not permitted in or left around the Clubhouse and will be removed. Bicycles need to be parked and locked in the bike racks, located in the outdoor recreation areas. The Club is not responsible for lost or stolen property.
15. **All dues must be paid in full in order to gain access to the Club.** The HOA reserves the right to deny access to any resident with an outstanding balance.
16. The HOA Board of Directors reserves the right to modify these Rules as needed. Notice of changes to these Rules will be given in writing by e-mail, the Heritage Harbor website, and/or in the Newsletter.
17. Club facilities must be used only in the manner for which they were intended.

IDENTIFICATION CARDS

1. Identification (ID) Cards will be issued to all Heritage Harbor residents and members, 14 years of age and older, and are required in order to use Club amenities.
2. Club amenities (excluding the golf course and restaurant) are for residents, their guests, and members. Residents and members must show Identification upon request. The golf course and restaurant are open to the public.
3. ID Cards are not transferable. No person may use another's ID Card
4. Lost, stolen, or damaged replacement ID Cards are available for a charge of ten dollars (\$10.00) at the Clubhouse front desk.
5. To receive an ID Card, a member must complete a resident profile and provide a proof of residency. Documents required for proof of residency include a current driver's license, a warranty deed, and/or a settlement statement.

CLUBHOUSE ATTIRE

1. The Restaurant - It is expected that all residents and their guests will dress in an appropriate manner. Shoes and shirts must be worn at all times as per the Health Department of Florida. No wet bathing suits or clothing allowed. (See Restaurant Rules)
2. The Fitness Center – appropriate work-out clothing, including tennis shoes, must be worn at all times. No bare feet, flip-flops, or wet bathing suits allowed.
3. The Pool – bathing suits required at all times and must be appropriate in appearance.

CHILDREN

1. Children under 14 years of age are permitted on Club property, only if accompanied and directly supervised by an adult resident.
2. Children under age 18 are not permitted to sit at the bar.
3. Children should be supervised and must conduct themselves in an orderly manner. Overly loud or boisterous conduct is unacceptable.
4. Children may use the Club's facilities only in the manner for which the facilities were intended, providing above guidelines are followed.
5. Resident shall be responsible for their children and guests at all times.

GUESTS

1. Each Heritage Harbor resident over eighteen (18) years of age will be allowed to bring in up to four (4) guests per household per visit to the Club. Heritage Harbor residents, fourteen – eighteen (14-18) years of age, will be allowed to bring in up to one (1) guest per household per visit to the club. Residents must remain with their guests while they are using Club facilities.
2. Guests will be entitled to use the facilities of the Club, only in accordance with the privileges of the resident.

The restaurant and golf course are open to the public. Patronage of restaurant and golf course do not include entitlement to Club amenities

SUSPENSION OF PRIVILEGES

The HOA and CDD are charged with overseeing the facilities and issue consequences for inappropriate behavior.

Any Resident, who is two months or more behind on the payment of the monthly dues, will have their privileges suspended until such time as their account is made current.

Residents or guests, who behavior is found to be inappropriate, or who misuse/abuse the facilities or its employees, may have their privileges suspended.

Residents and/or guests, who fail to follow the rules posted in the pool area, will be asked to leave.

POOL RULES

HOURS OF OPERATION: Dusk to Dawn

All Residents entering the pool areas must have an active ID Card and enter through the main gate. No one will be admitted through the Restaurant for any reason.

Safety and welfare are the key issues.

1. Use of the pool is at one's own risk.
2. Courteous behavior is required of each person using the pool.
3. Loud and/or vulgar language is not permitted.
4. Children under 14 years of age must be directly supervised by an adult.
5. No running or horseplay is allowed.
6. No diving is permitted.
7. No personal coolers are permitted in the pool area.
8. No food, drinks, glass, or animals are permitted in the pool.
9. All food and beverages MUST be purchased from the Restaurant.
10. All food and beverages must be consumed AT LEAST 4 FEET away from the edge of the pool. This is per Chapter 64e-9 of the Florida Statutes.
11. Smoking is Not Permitted in the pool area.
12. Residents must remain with their guests while using Club Facilities. Guests that do not have a Resident Sponsor On-Site will be asked to leave.
13. Patrons of the pool are ONLY to use the pool bathrooms located at the entrance of the pool.
14. The Pool Monitors and/or CIS reserve the right to warn and/or ask anyone to leave for any infraction of these Rules.
 - Maximum Pool Load: 221 people
 - Pool will close in inclement weather
 - I.D.'s will be checked. A resident who does not have an active I.D. will not be admitted or will be asked to leave.

ANYONE ENTERING THE POOL AFTER - HOURS WILL BE CONSIDERED TO BE TRESPASSING AND SUBJECT TO ARREST.

SLIDE RULES

HOURS OF OPERATION: Dawn to Dusk

1. Children less than 36" tall are not permitted to ride the slide.
2. Only one rider is allowed on the slide at a time. (Exception: One parent with a small child)
3. The rider must go down the slide feet first.
4. Do not stand up on the slide.
5. Do not attempt to slow yourself by holding the sidewalls.
6. Do not attempt to climb the slide from the pool.
7. No flotation devices are allowed on the slide.
8. The rider can have no item in his possession during the ride.
9. Be sure the previous rider has cleared the slide before attempting to slide down.

The Pool Monitors and/or CIS reserve the right to warn and/or ask anyone to leave for any infraction of these Rules.

TOT LOT RULES

HOURS OF OPERATION: Dawn to Dusk

1. The Tot Lot is available to Heritage Harbor Residents and their guests.
2. Residents must accompany their guests at all times.
3. Children must be directly supervised.
4. All bicycles must be parked in the bicycle racks.
5. No alcoholic beverages are permitted.
6. Equipment and facility are to be used for their intended use only.
7. Music must be kept to a minimum so not to disturb anyone else using the Tot Lot.
8. Courteous behavior is required of each person using the Tot Lot. Loud and abusive language is not permitted.

The Tot Lot is designed to be used by the toddler residents of Heritage Harbor, while being supervised by their parents. Older children, although not prohibited, are required to be monitored by their parents and to act appropriately.

FITNESS CENTER RULES

HOURS OF OPERATION: 5:00 a.m. to 11:00 p.m.

1. Use of the Fitness Center is at one's own risk.
2. Residents should be considerate of others using the Fitness Center. Use discretion when bringing children to the facility.
3. Anyone under age 16 must be directly supervised by an adult.
4. No one under age 16 is allowed to use the equipment.
5. Courteous behavior is required of each person using the Fitness Center.

RESTAURANT RULES

HOURS OF OPERATION: Saturday thru Thursday 8:00 a.m. to 8:00 p.m.
 Friday 8:00 a.m. to 10:00 p.m.

The Restaurant reserves the right to change these hours as needed. There may be times when the Restaurant will close during scheduled operating hours due to a rental event.

1. Shirts and shoes are required at all times.
2. Wet clothes or bathing suits are not permitted.
3. All food and beverages must be consumed AT LEAST 4 FEET away from the edge of the pool. This is per Chapter 64e-9 of the Florida Statutes only.
4. All food and beverages must be purchased from the Restaurant.
5. Courteous behavior is required of each person using the Restaurant
6. No children permitted to sit at the bar without an adult.
7. Patrons must conduct themselves accordingly.

CLUB SERVICES AND ACTIVITIES

Residents are encouraged to be active in organizing and participating in social, cultural, and recreational events. The Restaurant can be rented for events such as banquets, weddings, and parties by contacting the Restaurant Management.

The library can be rented from the HOA. To schedule or for further information, contact the Clubhouse front desk.

The Gazebo by the pool is available for party rentals from the HOA. To schedule or for further information, contact the Clubhouse front desk.

(Note: Food, other than birthday cake, must be purchased from the Restaurant for any party scheduled in the Gazebo.)

The HOA and CDD Board's encourage the use of the Clubhouse facilities by Residents. For questions concerning facilities (other than the Restaurant), Residents can contact the front desk during hours of operation.