



EDGEWATER
BEACH & GOLF RESORT

Guest General Rules & Regulations

EDGEWATER BEACH & GOLF RESORT
AND LEEWARD/WINDWARD

Check-in & Security Procedures

1. To register as a guest, you must be 25 years or older. Anyone under 25 must have in-room adult supervision. *(Adult must be staying in unit and available at all times).*
2. All keys, packages, ID tags, etc., must be distributed by the rental management company or owner who self manages.
3. Security is not allowed to accept keys, packages, ID tags, etc.
4. ID tags are required year-round and are to be worn at all times for guests and visitors while on EBR/LW properties. These are not solely pool tags but are property ID tags.
5. Pedestrians will not be admitted to EBR/LW properties without proper ID tags.
6. All vehicles entering EBR/LW properties must have current decal or pass. Passes or current decals must be visible at all times.
7. Speed limit is 15 mph while on EBR/LW properties.

General Rules & Regulations

1. **QUIET** hours are enforced throughout the EBR/LW properties between 10:00 p.m. and 8:00 a.m. All owners and guests shall refrain from any activity that would disturb other residents at any time during these hours.
2. Feeding seagulls is prohibited throughout EBR/LW properties.

3. Only owners are allowed to have PETS on properties. Neither rental nor owner's guests are allowed to bring pets onto EBR/LW properties. A non-owner with a pet has 16 hours to board the animal or leave the property. Animals to assist the visually impaired or official service animals are permitted.
4. Animals are not allowed on pool or hot tub decks. Pets are not allowed on the beach (*City Ordinance Chapter 7, Article 1, Section 7-9*).
5. Climbing on or leaning over balcony railings will result in eviction of guests and fines for owners.
6. Minors are not allowed to consume alcohol anywhere on EBR/LW properties (*the legal drinking age in Florida is 21 years old*). Minors caught consuming alcohol may be evicted.

Pool & Hot Tub Rules

1. Pools and hot tubs are open from 7:00 a.m. until midnight. **QUIET** hours of 10:00 p.m. through 8:00 a.m. will be strictly enforced.
2. No smoking, e-cigarettes, or vapors are allowed in pool, hot tub, or deck areas.
3. No food or drink allowed within 4 ft. of pools or hot tubs.
4. No coolers (*except small medical coolers*) or speakers/radios are allowed on pool decks.
5. Children under 12 must be accompanied by an adult when in pool or hot tub.

6. Glass containers are not allowed in pools, hot tubs, or on pool decks.
7. No one is allowed to use the pools and hot tubs without EBR/LW property ID tag.
8. No lifeguard on duty—use at own risk. For emergency assistance please call (850) 235-6813.
9. Swim diapers required for all toddlers and babies while in pool and on pool deck.
10. T-backs, thongs, or similar bathing suits are not allowed in public on EBR/LW properties.
11. No diving, climbing on rocks, or throwing balls while in pools or hot tubs.

Other Items

1. Do not hang towels or other articles of clothing on balcony or walkway railings.
2. Walkways and stairways are fire exits and must be kept clear at all times.
3. Only electric grills may be used on EBR/LW properties.
4. Throwing any item, including cigars, cigarettes, drinks, or food, from balconies and walkways is dangerous and will result in eviction of guest.
5. Laser pointers, fireworks, and drones are prohibited on EBR/LW properties.
6. Security phone number: (850) 235-6813.

Note:

This is an abbreviated guest version of Edgewater Beach & Golf Resort's general rules and regulations. The complete version contains all the additional items for the owners and their guests and can be seen on the EBR Owners website or obtained from the Association office.