

Bermuda Landing Rules & Regulations for Homeowners, Guests, and Renters

Pool Use: Hours – Adults only 8 a.m. – 10 a.m.

Swimming for all ages – 10 a.m. – 10 p.m.

- Shower before entering the pool: wash off all sand from the beach
- Swimsuits must be worn in the pool
- No one under 14 allowed in the pool unless accompanied by an adult
- No glass containers, running, skateboarding, biking, paddle boarding, or pets allowed in the pool area
- Infants in diapers must wear tight fitting plastic pants
- Dispose of trash in garbage can located in the pool area
- To avoid overcrowding, no more than 4-day guests per unit
- Be considerate of others when using large floats or ball playing
- Use pool at your own risk, there are no lifeguards
- All persons must be out of the pool area by 10 p.m.

Parking: Vehicles, boats and trailers are forbidden to park on grass or natural areas. Parking is allowed around the circles. Obtain permission from your neighbor before parking in his/her driveway. Do not block access for the fire department; violators will be towed at owner's expense. Non-residents will be towed.

Noise: Exercise care to reduce noise after 10 p.m. and before 7 a.m. The discharge of firearms, BB guns, air guns, firecrackers, and similar items is prohibited. Violations should be reported to the police.

Pets: Pets must be kept so that they do not disturb other residents. Pets shall be leashed, restrained, cleaned up after, registered, licensed and vaccinated as required by applicable state, county and city laws. Pets must be leashed at all times, when outside of the unit. The Board has a \$100 fine for 2nd offense for off-leash animals.

Garbage: Garbage is collected by North Topsail Beach. Pickup is Wednesday and Saturday (May-Oct). Recycling is collected on Wednesday. Garbage pick-up (Nov.-April) is on Wednesday. Trash bags must not accumulate in garages, on decks, or under decks.

Occupancy: No more than 8 renters in a 3-bedroom unit, or 6 renters in a 2-bedroom unit. The rental company and owner will be notified if occupancy exceeds these limits.

Grills: In accordance with North Carolina law, charcoal or gas grills may not be used or stored on decks and may not be used within 10 feet of a building. The fire department will be called for any infraction.

Railings: No items such as towels, blankets, sleeping bags, or other items of clothing may be hung over deck railing.

Speed Limit: The speed limit is 10 mph throughout Bermuda Landing.

Exterior Modifications: All exterior changes require the approval of the Board of Directors PRIOR to the start of any modification, addition, or change. Modifications which do not have PRIOR approval from the Board are subject to being reverted to the original state at the owner's expense. All requests must be submitted to the Board in writing to: 99 Bermuda Landing Place, North Topsail Beach, NC 28460 or BermudaLandingOwners@gmail.com

Homeowners:

- Understand and comply to the covenants, by-laws, rules and regulations.
- The Board has the responsibility to govern fairly in the interest of all residents which includes placing liens, foreclosing for nonpayment of HOA fees, assessments and fines.
- Stay informed in the business of your homeowner's association and attend the annual meeting.
- Maintain current contact information with the HOA (address, phone number, e-mail).
- If your home is a rental property or occupied by others, all tenants must comply with rules and regulations.
- An infraction by a tenant or guest will result in the homeowner being assessed the penalty.