

Dear Homeowner:

The Villages at Rippon Landing Homeowners Association has adopted a set of rules for use of the community's asphalt-topped tennis courts. These rules are meant to protect the tennis courts from damage due to improper use - for example, hockey playing, rollerblading and skateboarding.

As part of these rules, the Association has determined that only Members (homeowners or authorized tenants or guests) shall have access to the community's tennis courts. Non-resident owners who desire tennis court privileges may obtain a key and thereby deny access to the tennis courts for their tenant(s). The non-resident owner who wishes to transfer his/her tennis court privileges to a tenant should sign, date, with their address and phone number the following statement and forward this completed statement to the tenant(s) so that the tenant(s) can register for tennis court privileges:

I/we wish to transfer the privilege to use the tennis court facilities to my/our lessee(s). It is understood that although I/we have personally relinquished the tennis court privileges, this in no way releases me as a member of the Villages at Rippon Landing Homeowners Association of the obligations to pay all the required assessments and abide by the architectural standards. It is further understood that the Tennis Court Rules and Regulations of the Association are to be obeyed and that continued non-compliance may result in the suspension of tennis court use. Furthermore, I/we certify that all persons listed below are permanent residents of the address. (Lessee(s) name(s) should appear on the statement.)

Upon receipt of a completed application form, a lease addendum if the unit is rented to a tenant and the completed statement from the owner, membership eligibility will be verified by the Management Agent and a key will be issued by the on-site manager. A \$10 fee per key is required.

The Villages at Rippon Landing Association approved rules include the terms as set forth below:

1. To receive a key (one per household) to access the tennis courts of the community, you must sign this agreement affirming you shall abide by the Villages at Rippon Landing Homeowners Association Tennis Rules.
2. As part of this agreement, you shall be responsible to secure and lock the gate to the tennis courts upon your departure.
3. If members are waiting to play upon your departure and they do not have a key, you must direct them to obtain a key from the on-site manager at the clubhouse or to contact the Management Agent. **You are not authorized to admit other players.**
4. Under no circumstances are Members without a key allowed to use the tennis courts.

Please fill out and sign the form below and return it to the on-site manager at 15415 Elizabeth Burbage Loop, Woodbridge, VA 22191. If you have any questions, please call the on-site manager at (703) 803-9641.

I understand and agree to follow the rules of this agreement as stated above.

Print Name: _____

Address: _____

Phone Number & Email: _____
(Email will be used to notify you if keys have been changed)

Signature: _____

VILLAGES AT RIPPON LANDING COMMUNITY ASSOCIATION

TENNIS COURT RULES

- 1. Hours of Operation:** 7:00 a.m. to dusk
- 2. Players:** Tennis courts are for the **exclusive use** of residents of Villages at Rippon Landing Homeowners Association and Powell's Run Condominium Association, their immediate family and guests. Players must provide proof of residency (e.g. driver's license) at the request of any officer of the Board of Directors or Management staff.
- 3. Guests:** Any player may extend the use of the courts to no more than three (3) guests but must be present on the same court while such guests are playing.
- 4. Time Limit:** Singles and doubles play is limited to one hour if other persons are waiting to use the court. Play will be on a first-come, first-serve basis.
- 5. Attire:** Tennis shoes are mandatory. Hard sole shoes and black-bottom tennis shoes are prohibited due to potential court damage.
- 6. Decorum:** The courts **may not be used for** skateboarding, roller-skating, bicycling, or other non-tennis activity. Offensive language, loud talking or shouting, hitting balls against the fence on purpose, loud playing of radios and any other activity that is annoying to other players is prohibited. Property damage caused by a resident or his/her family or guest will be charged to the registered lot owner. Pets, glass containers, alcohol or smoking are not permitted inside the fenced area of the tennis courts at any time.
- 7. Cleanliness:** For safety of all players, the courts must be kept dry and free of all foreign objects. Players will be responsible for cleaning up tennis courts and proper disposal of trash and other foreign objects upon departure and/or termination of play.
- 8. Access:** A tennis court key may be purchased from the on-site manager at the clubhouse. The fee for a tennis court shall be \$10 (check payable to Villages at Rippon Landing, no cash.) A signed statement affirming a review of the Villages at Rippon Landing Homeowners Association Tennis Court Rules and agreement to abide by such rules shall be required to obtain a key.

- 9. Safety:** All persons who obtain and otherwise use the Villages at Rippon Landing Homeowners Association tennis courts are required to carefully inspect the tennis court before beginning play and to report any unsafe condition immediately, e.g. safety issues, equipment concerns, security, unsafe play and/or improper usage of the tennis courts. These should be reported to the management staff at (703) 803-9641. If pre-use inspection by players (or persons) finds any unsafe condition, players may not utilize the facility.

Players should leave the tennis courts during lightening, thunderstorms or any other climatic conditions that may endanger players.

All laws and regulations must be complied with, including any Prince William County Codes. Violation of any portion of these rules may result in termination of tennis court facility privileges upon review by the Board of Directors.