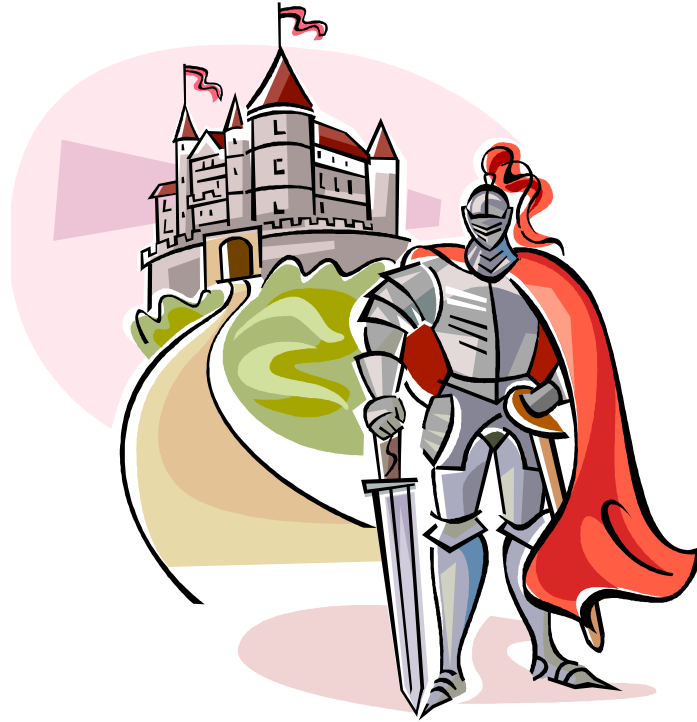


CAMELOT



TOWNHOMES

RESIDENTS

HANDBOOK

REVISED June, 2023

TABLE OF CONTENTS

	Page
Welcome, Governing Board	2
Property Management, Office Administrator, Maintenance	3
Helpful Numbers, Condominium Living, Building Information.....	4
Board of Directors, Common Areas, Landscaping.....	5
Maintenance, Selling/Leasing a Unit, Laundry Facilities.....	6
Party Room, Recreational Areas.....	7
Access Cards, Insurance, Mail & Deliveries.....	8
Lockouts, Association Dues, Late Payments.....	9
Speed Limit, Vehicles, Parking.....	10
Skates/Skateboards, Grounds and Safety, Outdoor Grilling.....	11
Patios/Balconies, Backyards, Entry Areas, Trash and Recycling Dumpsters, Solicitation, Noise.....	12
Pets, Penalty for Rule /Covenant Violations	13
Architectural Standards and Changes.....	14
Swimming Pool Rules.....	15
Swimming Pool Rules (Spanish).....	16
Homeowner's Checklist	18

WELCOME TO CAMELOT!

The purpose of this booklet is to familiarize you with some of the Rules and Regulations that govern Camelot Townhomes.

We hope that this will help to make your experiences at Camelot more comfortable and pleasant!

Sincerely,

Camelot Townhomes Association - Board of Directors:

President Barbara Lewis
Vice-President Daniel Silva
Treasurer..... Rick Gleichauf
Secretary..... Bill Maynard
Director.....Bob Niland
Director.....Jay Dea Brownfield
Director.....Mark Benitez

Camelot Information

Property Management, Office Administrator and Maintenance

Property Management and Maintenance supervision is provided by DANA Properties. If you have any questions, problems or need other assistance, please contact the following individual(s):

Camelot Office 915-533-6297 camelottownhomes@yahoo.com

Danielle Rascon Office Administrator

Sema Gonzalez Property Manager, 915-581-0900,
sema@danaproperties.com

Oscar Rico Property Manager, 915-581-0900
oscar@danaproperties.com

After hours emergencies are to be directed to the Camelot office or call 911.

On Site Maintenance Personnel :

José Chavarría (Junior) - Supervisor

Luis Baeza

Oscar Del La Cruz

Armando Valdez

Antonio Rodriguez

Maintenance personnel may be available to do handy-man jobs for an individual resident, after 4:00 p.m. M-F or on the weekends when not on duty for Camelot Townhomes. Any contracted labor work scheduled between resident and maintenance personnel will be between the two parties and Camelot Townhomes will not be a party. All negotiations of after hours or weekend jobs, including payments, must be handled by the homeowner/resident and maintenance personnel. Camelot tools and equipment may not be used for personal jobs in or outside of the community.

Helpful Telephone Numbers:

Emergency Calls ----- 911
El Paso Electric Company----- 915-543-5970
Watson's Pest Control-----915-475-0989
Spectrum Cable----- (800) 222-5355
AT &T----- 1(800) 288-2020
El Paso Police Department----- 915-832-4400 (non- emergency)
El Paso Fire Department----- 915-485-5600 (non-emergency)
Animal Control----- 915-842-1000

CONDOMINIUM LIVING

Condominium living is different from apartment rentals. In 1980, Camelot became a condominium property. The 203 units were sold to individuals who then became members of the Camelot Homeowner's Association. In this type of property each member owns interior surfaces declared by the Covenants.

CAMELOT BUILDING INFORMATION

Camelot is built on thirty-three (33) acres of land. The construction is made up of the following: Brick veneer exterior. The walls between the units are cinder block filled with sand. The floors between the units are cement. There are firewalls located at approximately every fourth (4th) unit. There are a total of two hundred three (203) units at Camelot that includes two hundred thirty-eight thousand, six hundred one (238, 601) square feet of building space and two hundred seventeen thousand, six hundred fourteen (217, 614) square feet of living area.

The Camelot Swimming Pool affords one of the best views of the City of El Paso! Capacity -73,773 gallons Surface Area -2,044 square feet Elevation -4,245 feet above sea level. There are mailboxes located in the common areas of the community. The Post Office will issue keys to the mailboxes (Camelot does not have access to the mailboxes nor the keys). Please be sure to include your unit number on all address changes.

The Camelot Rules state that we must give twenty-four (24) hours' notice in the event of a water cut-off unless an emergency water leak or flood occurs. Please contact the on-site office so that we may distribute the appropriate notices to your neighbors. The water may not be cut off before 10:00 a.m. or on the weekend except in an emergency.

Camelot Townhomes offers the following utilities and amenities included within the monthly Association Fee: Water/Sewer, Gas, Cable, Trash and Common Area Electricity. Individual owners must arrange for electricity service to their unit through El Paso Electric and pay their bill directly to EP Electric. Any desire for added cable beyond basic cable must be arranged directly through Spectrum and paid direct. Wi-Fi and/or phone connections are to be arranged by the individual owner through the service of their choice. **Note: contractors installing Wi-Fi or other connections may not access the roof without prior approval of the management office and no roof penetrations will be allowed, wiring done with wall penetrations must be approved by the Association prior to install.**

BOARD OF DIRECTORS

The Board of Directors is elected once a year at the annual meeting held in December. Any homeowner may be nominated or may nominate himself if the following criteria are met:

1.) All association dues and/or other fees are current. 2.) The homeowner must be available to attend meetings and must be willing to serve.

The 1984-1985 Board of Directors voted to have each Board of Directors carry over at least three (3) Board Members to give the board continuity. Each board member serves a two (2) year term. Homeowners are encouraged to attend the monthly board meetings which are currently held on the last Tuesday of each month. Board members may be contacted through the Camelot Office at 915-533-6297 or DANA Property Management Office at 915-581-0900.

COMMON AREAS

The areas outside of all the units are referred to as “common areas”. The “common areas” belong to all the homeowners. These areas include the laundry rooms, stairwells, parks, pool, and tennis courts, etc. The common areas at Camelot are for all to enjoy. They should always be kept clean and neat. The areas described in the governing documents as “Limited Common Area” are maintained by the Association, as described in the documents and for the exclusive use of that unit—such as the balconies and patios. When you use any portion of these areas, be certain to leave them in good order. **Also, no alterations may be made to either the common areas or the limited common areas as described in the governing documents, without first obtaining written approval by the Board of Directors.**

LANDSCAPING

A professional landscape contractor does the spraying and feeding. Our site maintenance crew handles the day-to-day work; therefore, no planting and no watering in the common areas by individual homeowners/residents is allowed.

MAINTENANCE

If you detect an exterior area in need of attention or repair, please report it to the Camelot Office at 915-533-6297 or DANA Property Management Office at 915-581-0900. Maintenance of those items that fall within the Association's responsibility will be handled by the Camelot office with work orders. Repairs required that are within the homeowner's responsibility will be the responsibility of the owner to contract and pay for. The Camelot Association does not handle such repairs or arrange maintenance that is not within the Association's responsibility. For example, things like A/C repairs are the responsibility of the homeowner, minor plumbing clogs or running toilets are also the responsibility of the homeowner. Roof leaks are the responsibility of the Association. Repair of the entrance and exit community gates would also be the responsibility of the Association.

SELLING OR LEASING / RENTING A UNIT

If you are selling or leasing your condominium, please notify the Camelot Office within in 2 business days of leasing or selling the unit. The Owner of a rental unit must turn in a copy of all current leases or rental agreements to the Camelot Management Office and show proof by signature of the Tenant that each Tenant received a copy of the Camelot governing documents within 15-days of the lease commencement date. Proof of insurance must be reported even if the unit is vacant. All renters are required to abide by the rules, regulations, and covenants of the Association.

Any Homeowner who leases/rents his unit relinquishes his rights and privileges and community amenities to the Tenant. The Homeowner must, at the time the unit is leased or rented, turn over his/her gate fob(s) and keycard(s) to the Tenant. The Camelot Office must receive a copy of the lease or rental agreement before a Camelot Townhomes sticker, or any gate access is granted to the new resident. Lessees/ Tenants are required to follow the same rules as Homeowner; they will be expected to share in the effort to keep Camelot a desirable community and to respect the rights of others.

LAUNDRY FACILITIES

Two laundry facilities are located at Camelot for your convenience, one at Round Table Court and one next to the Camelot Office. All earned income from the use of the machines is paid back to the Camelot Association. The Association pays the utility bills incurred through the use of the machines.

Our maintenance personnel clean them each weekday morning, but we ask for your assistance to keep them tidy during the day and on the weekends.

PLEASE:

- Clean up all spills such as detergent or softener, etc.
- Discard all trash and lint in the trash container provided.
- Use the recycling container for recyclable items.
- Clean the tops of the machines you use.
- Straighten, or put back, any books or magazines.
- Turn off the lights when you have finished your laundry.

Residents are responsible for the actions of their housekeepers and maids. The on-site staff is not responsible to provide change or give refunds.

OTHER INFORMATION**PARTY ROOM**

The Party Room is available to residents on a reservation basis. To reserve the party room, contact the office as early as possible to secure the date you prefer. A refundable deposit of \$250 is required along with a signed Party Room Agreement, which can be obtained from the office. The room is equipped with a television with remote control. Wi-Fi and cable access is also available. The remote control must be checked out with the room and returned with the party room key once the party is over. Only members/residents in good standing may reserve the room.

RECREATIONAL AREAS**BASKETBALL COURTS**

Basketball hoops and backboards are available at the park. Please be courteous of others while in this area.

SWIMMING POOL

The pool at Camelot is lovely and affords one of the finest views in the City of El Paso. It is a heated pool and is for the exclusive use of Camelot homeowners or their tenants and guests. Two guests are allowed, and homeowner/resident must be present. The heated pool must not exceed 82 degrees for proper chemical balance. Complete rules are posted in the pool area and a copy of the rules, in both English and Spanish, are included at the end of this handbook.

TENNIS COURTS

The tennis courts are for everyone's enjoyment. The following are a list of rules that govern the use of the tennis courts:

- a.) Only tennis shoes with white soles are permitted.
- b.) Any guest must be accompanied by a homeowner/resident.
- c.) Children under the age of (14) years must be always accompanied and supervised

by an adult (18) years and older.

d.) Pets are restricted from the tennis courts enclosure.

e.) No bicycles, skates, rollerblades, skateboards, or other wheeled vehicles are allowed on the tennis courts.

f.) During congested periods, play is limited to two (2) sets for singles and three (3) for doubles.

g.) Courts close at 10:00 p.m. Please turn off the lights.

h.) Courts may be used for tennis only.

ACCESS CARDS

Residents are issued access cards for entrance to the swimming pool and common area laundry facilities. Any Homeowner/Resident that allows access to the pool and/or any other access card-controlled amenities to anyone who does not have possession of their own access card, may have the use of their access card revoked for a period of 30 days. Any Homeowner/Resident that has gained access to any access card-controlled amenities without an access card will not be allowed to obtain an access card for a period of 30 days from the last known infraction. This revocation and/or denial of an access card will be in addition to any fines levied by the Board of Directors. Replacement cards are \$50.00.

INSURANCE

Camelot carries insurance for the common areas and buildings. This coverage does not extend to the interior walls and ceilings or the individual units nor any of the contents of a unit. As set forth in the governing documents, **each individual homeowner must purchase fire and hazard insurance coverage for their unit. Contact your individual insurance agent for details of what coverage is required. Proof of insurance is required to be turned in to the Camelot office to be kept on file annually to continue your access to all Camelot common area amenities.**

MAIL & DELIVERIES

Mail is delivered to your individual mailbox. Please check your mailbox often to reduce mail damage of overcrowding deliveries. Please be sure to give your Unit Number as part of your address so that you do not miss any important deliveries. The Camelot office does not have access to your mailbox key and will not replace lost keys. You must go through the U.S. Post office for key replacement. If packages or mail is left at the Camelot office, the Office Administrator will attempt to reach the recipient to arrange delivery, however, packages are not to be mailed to the on-site office and if not retrieved within 3 days, will be returned to the sender.

LOCKOUTS & EMERGENCY ACCESS

Homeowners are responsible for their own lockouts if there is a tenant dispute. A key to the unit is requested to be kept at the Camelot office for cases of emergency entry, such as to repair a water leak from a common pipe. Keys left in the office are not for after hour access to your unit or to replace a “lost key”. Keys are kept secured and away from view. Each resident is asked to submit to the on-site office the name, phone number and e-mail of an emergency contact.

ASSOCIATION DUES & BUDGET

The annual budget is set by the Board of Directors and a copy is delivered to each homeowner at the beginning of each calendar year. The budget is created with the income from the monthly assessment fee and the projected expenses such as common area utilities, maintenance, upkeep, and administrative costs.

Monthly Association Dues (Maintenance Fees) are due on the first (1st) day of the month. A grace period of 10 days is given, and a late fee as set by the Board of Directors is assessed on the 11th day of the month.

If upon review by the Board additional funds are needed to meet operating expenses, capital reserves or large capital investment projects, an additional Special Assessment will be assessed to each unit. The Camelot Board of Directors is empowered to call for and determine the amount of this additional Special Assessment.

LATE PAYMENTS

The Camelot Board of Directors has authorized a late charge of \$50.00. The late fee will apply to any regular monthly association fees that have not been paid by the 10th day of the month. If your account is delinquent the following month an additional late fee will apply and will continue to apply if any monthly fees are due on the account. All checks or money orders should be made payable to Camelot. CASH CAN NOT BE ACCEPTED. The Board has enacted a late fee policy for Annual Special Assessments. Late fee of \$25.00 will be incurred if the required payments are not made as announced by the Board at the beginning of the calendar year. (For example: \$25.00 will be assessed to the account on April 1st if the Additional Special Assessment is not made by the first required payment date of March 31st.)

PLEASE PAY YOUR ASSOCIATION DUES ON TIME

The Association holds budget meetings each year and all Homeowners are invited to attend to give input on where they would like to see their dollars spent. Payment of your fees as set in the budget, in a timely manner, will ensure an adequate cash flow to keep the Camelot Association running smoothly and without penalty from vendors, utility companies, etc. Any Homeowner 60-days delinquent may be

notified to attend a hearing with the Board of Directors to explain the delinquency and may lose common area privileges including use of the swimming pool, laundry rooms, tennis courts and gate access. Delinquency of more than 60 days may incur additional collective action and the delinquent homeowner will be assessed for any and all fees incurred.

SPEED LIMIT

The posted speed limit at Camelot is 15 MPH throughout the community. The speed limit signs and stop signs have been posted for your safety and protection and must be observed by ALL Homeowners and their guests. Pet walkers, children, joggers, and elderly persons constitute hazards and deserve consideration.

PLEASE OBSERVE THE POSTED SPEED LIMIT!

VEHICLES

Homeowners/Residents will be issued a gate fob and Camelot windshield stickers for their vehicles ONLY upon receipt of proof of ownership and current home and vehicle insurance. Residents will be put in the guest gate access keypad system upon turning in their contact information to the Camelot office. The Office Administrator will provide gate instructions to Homeowner upon receipt of required insurance. When Camelot is no longer going to be your address, Camelot vehicle stickers must be removed from your windshield and returned to the office. **Homeowner will be billed for repairs if any homeowner, tenant, guest, or contractor hired by homeowner/resident or guest, breaks the entrance or exit gate.**

PARKING

Each Homeowner/Resident at Camelot has an assigned parking space that is numbered in accordance with their condominium. These spaces should not be used for other unauthorized vehicles. There are unnumbered parking spaces available for those with multiple vehicles and/or guests. **Please Do Not Park in Fire Lanes.** Do not use handicap marked spaces without a handicap decal or tag. Yellow striped areas and along the curbs may only be used for loading and unloading. These are "Tow-Away" zones. Please do not block the stairs.

- Residents may be charged a clean-up fee if the condition of their vehicle causes an oil stain to the parking area.
- Homeowners/Residents cannot wash their vehicles anywhere on property.
- Motorcycles or any other vehicles must be parked in a parking space.

- No RV's, trailers, or tractor-trailers permitted on the property.
- Moving trucks, moving trailers, PODS and towed vehicles may be parked at Camelot for a maximum of forty-eight (48) hours to allow for unloading. Extensions of time must be approved by the Board of Directors.
- Extensive vehicle repairs are not permitted on Camelot property.
- **ALL VEHICLES MUST BE IN RUNNING CONDITION - NO WRECKS!!**
NO flat tires. All vehicles must have current registration and inspection stickers.
- Illegally parked vehicles will be ticketed and towed away at the owner's expense!!

SKATES, SKATEBOARDS, SCOOTERS AND ROLLERBLADES

For the safety of all residents, please limit skating, skateboards, non-street legal scooters and rollerblades to the sidewalks. When other residents are in the area, use caution and if necessary, get off the bike/scooter, etc. and walk. Any damage or distress caused to a resident or common area may result in a fine and removal of ability to use common area amenities.

GROUNDS AND SAFETY:

Do not store personal items or hazardous chemicals in the water heater closets or on balconies, stairwells, or landings. Note the restrictive covenants for further guidelines. All common areas and limited common areas must be kept free of debris, hazards and anything that may cause an increase in insurance or cause a nuisance to others. Common courtesy and city ordinance dictates that all residents are to pick up after their pets. Do not throw trash or cigarette butts on the ground and keep walkways and stairwells free of barriers for all to access.

OUTDOOR GRILLING AT CAMELOT

Please follow these guidelines when using grills:

Open flame cooking devices cannot be used on the balcony areas. NO EXCEPTIONS. Open flame cooking devices or charcoal burners can be operated ten (10) feet away of the building wall. This is a fire code 3083.1 & 308.3.1.1 and will be enforced by the El Paso Fire Department. Violators could receive up to a \$2,000 fine.

PATIOS, BALCONIES, BACKYARDS AND ENTRY AREA

These areas are to be always kept neat and clean. Storage in these areas is not allowed. Only patio furniture, plants, or other outdoor patio accessories are permitted. Water catchers are to be placed under your potted plants so the water does not run off the patio or balcony (repairs due to water run-off will be charged to the resident). Laundry, rugs, brooms, mops, towels, cleaning equipment, bicycles, exercise equipment, boxes, trash, pet equipment are some examples of non-acceptable items to be left outside. Please help keep Camelot a beautiful and inviting community.

TRASH AND RECYCLING DUMPSTERS

Dumpsters are placed in various locations throughout Camelot. As they are in full view of everyone, coming or going, you are asked to do your part in keeping the grounds as neat and clean as possible by observing the following guidelines:

- 1.) Trash should be secured in bags and tied.
- 2.) All cardboard containers must be flattened before they are deposited in the recycling dumpster.
- 3.) No trash of any type should be left outside the dumpster.
- 4.) Hired contractors must remove any construction debris from the community and not dispose of it in the Camelot dumpsters.
- 5.) Under no circumstance should oil cans, paint cans or any other type of chemical or hazardous waste be disposed of on Camelot property or dumped in the dumpsters. Trash pick-up is done by El Paso Disposal.

SOLICITATIONS

No door-to-door solicitations are allowed at Camelot. No solicitors of any kind to include soliciting by homeowners, vendors, residents, or their guests.

NOISE

Every resident of Camelot must be cognizant of his or her neighbor – which means not disturbing the quality of life of another person living close by.

Please remember...

- 1.) All stereos, televisions and radios should be kept at a moderate volume.
- 2.) Keep your voice low in the entrances, stairwells, balconies, and patios.
- 3.) Do not slam doors
- 4.) Consider carpets/rugs to muffle upstairs walking, moving of furniture, etc.
- 5.) Ensure dog barking is kept to a minimum and at low decibels.
- 6.) All noise must be kept to a minimum between 10:00 p.m. and 8:00 a.m.

PETS

There are many pets residing with their owners at Camelot. The Camelot policy regarding pets is as follows:

- 1.) The Restrictive Covenants allow for **one pet per unit**.
- 2.) All pets must be on a leash at all times in the common areas of the property, this is enforced for the safety of residents and pets and is also a city ordinance.
- 3.) Pet owners are responsible for cleaning up after their pets. Pooper Scoopers and trash cans are located in the park area and throughout the community for your convenience.
- 4.) Proof of current vaccinations must be submitted annually to the Office Administrator to keep on file.
- 5.) At no time are pets allowed in the pool area, the tennis courts, or the laundry rooms, with the exception of verified service animals.
- 6.) Pets are not to be allowed in the shrubbery or allowed to urinate on the buildings. Pet owners are required to clean and sanitize after their pet.
- 7.) Pet owners are responsible for seeing that their pets do not create a nuisance or harm other residents, on-site staff, or guests to the community.

These rules are for the protection of the health, comfort, and convenience of all homeowners. Camelot abides by the City of El Paso Ordinances and will report any infractions to the proper authorities. Violation of pet rules may also result in a fine levied by the Association and/or a removal of common area privileges.

PENALTY (FINE) POLICY FOR RULE/COVENANT VIOLATIONS

The Board of Directors of Camelot Townhomes Association, Inc. enacted a fine policy as of August 2006. The policy is in place to enforce the rules, regulations and covenants that govern the Camelot community. The penalty process is as follows:

- 1.) If a violation has been reported to the Board of Directors for any rule or covenant infraction, the owner and resident (if applies) will be notified of the infraction and ordered to discontinue the violation.
- 2.) If a second notice is given of the infraction, a hearing will be called by the

Board of Directors with the owner(s) and resident(s) (if applies). At this hearing the Board will listen to the parties involved and determine if a fine and/or other sanctions will be levied for the violation.

3.) The Owner of the unit found in violation will be responsible for all fines assessed and any other fees incurred, including but not limited to legal fees, filing fees and other administrative fees, to pursue the remedy of the violation.

CAMELOT ARCHITECTURAL STANDARDS AND CHANGES

APPROVAL MUST BE OBTAINED BEFORE WORK CAN BEGIN.

No roof access is allowed without the prior consent of the on-site office.

ARCHITECTURAL CHANGES

The Restrictive Covenants govern the owner's ability to make changes to their unit or any part of the common areas. These restrictions include any changes to the exterior of the unit, including doors, balconies, patios, windows, installation of satellites, are subject to the approval of the Camelot Board of Directors. Request for approval must be in writing prior to any work being done and is to be accompanied by an explanation of the change and a drawing and other pertinent material to define the change requested. There are certain guidelines required, such as color and style that must be adhered to.

Interior remodeling

You may remodel the inside of your condo as you please with the following requirements: **No structural changes may be made without the prior review and written approval of the Association. No changes may be done that would require a tap into a common area utility such as a main water line, gas line, etc. Washer/Dryer installations must be approved by the Board prior to installation and a detailed plan of plumbing and ventilation must accompany the request. Plumbing and wiring must be installed by licensed professionals and all appliances must be energy efficient.**

Before you begin remodeling your new Camelot condo, please familiarize yourself with all the guidelines. Be considerate of your neighbors regarding sounds, lighting, and appearance, and schedule contractors accordingly if water is required to be shut off or noise levels will be elevated.

WINDOWS AND SLIDING GLASS DOORS - Dark Bronze Color to match the brown color of the wood and brick. Check with the office about suppliers. Camelot has negotiated excellent prices and does group buys to reduce costs. The new windows are double pane, low-e glass and greatly enhance appearance, reduce noise, dust, and cooling bills. Consider replacing your windows and doors.

AIR CONDITIONERS – REFRIGERATED – HVAC units are responsibility of the individual owner to maintain, repair or replace. 13 SEER or above rooftop package units are allowed. Evaporative units are NOT allowed. **Roof access for repairs/replacement must be scheduled with the on-site office.**

FRONT DOORS – Camelot antique finish with Resin opaque insert.

PATIOS-BALCONIES-BACKYARDS-ENTRY AREAS - Are Camelot limited common areas. Any changes to these areas such as landscaping or tiling must be submitted in writing with a plan to the Board of Directors for approval prior to making any changes. Drainage and water usage should be addressed.

Contact the Camelot office for any required forms that must be submitted prior to changes being approved in or around your unit. The Board of Directors review requests during their monthly board meetings.

SWIMMING POOL RULES

1. All persons entering the pool area do so at their own risk!

NO LIFEGUARD ON DUTY

2. Children under age 14 shall not be in the pool or pool area without being accompanied by an adult resident, age eighteen (18) years or older.

3. Homeowners are limited to two (2) guests at any one time, per household NO EXCEPTIONS!

4. All guests must be accompanied at the swimming pool, by an adult resident (18 years of age or older), who will be responsible for the conduct of their guests.

5. No scooters, bikes, rollerblades, or skateboards are allowed in the pool area.

6. No pool parties are permitted. The perimeter area only may be used and courtesy toward the other residents using the area is appreciated.

7. NO FOOD and NO SMOKING in the pool area. NO GLASS OF ANY KIND.

8. Only swimwear allowed in the pool. No cut-offs, t-shirts, or diapers.

9. **During heavy use times inflatable toys are not allowed.**
10. **Deposit all trash in trash containers.**
11. **NO RUNNING ALLOWED.**
12. **Noise must be kept at a low level so that the sound does not carry beyond the pool area.**
13. **NO PETS ALLOWED in the pool area at any time.**

POOL HOURS: 9:00 a.m. to 10:00 p.m. daily
The pool is closed all day on Monday for cleaning & 24-hours if pool requires additional chemicals-A notice will be posted on the gate.

REGLAS DE LA ALBERCA

1. **Toda persona que entre la area de la alberca lo hace bajo su propio riesgo.**
NO HAY SALVAVIDAS.
2. **Los niños menores de 14 anos no deben de entrar a la alberca si no están acompañados por un residente adulto. Un adulto, de o mayor dieciocho (18) años.**
3. **Los visitantes en la alberca estan limitados a dos (2), por hogar No hay excepciones!**
4. **Todos los visitants deberan ser acompañados por un residente (adulto), el cual sera responsable por su conducta.**
5. **Las patinetas, bicicletas o patines no están permitidos en el area de la alberca.**
6. **No se permiten fiestas en la alberca. El perimetro exterior se puede usar para este fin.**
7. **No se permiten alimentos en el area de la alberca. No se permiten recipientes de vidrio, solo vasos y envases de plástico.**
8. **No Fumar**
9. **Usar traje de bano únicamente, no usar camisetas o shorts, no panales.**
10. **En horas de alta afluencia en la alberca, no deben usarse articulos inflables.**
11. **Favor de depositar la basura en los contenedores.**
12. **No se permite correr dentro del area de la alberca.**

13. Mantener el ruido lo más bajo posible, para que no se escuche fuera del area de la alberca.

14. No se permiten animales domésticos en el área de la alberca.

**HORAS DE ALBERCA: 9:00 a.m. – 10:00 p.m. – DIARIAMENTE
CERRADO LOS LUNES – MEDIO DÍA**

LA ALBERCA ESTARA CERRADA MEDIO DIA LOS DIAS LUNES PARA LIMPIEZA.

**LA ALBERCA ESTARA CERRADA POR 24 HORAS EN CASO DE QUE SEA NECESARIO
AGREGAR MAS PRODUCTOS QUIMICOS AL AGUA.**

**SE COLOCARA UN AVISO CON ANTICIPACION EN LA PUERTA DE ENTRADA (CASETA
DEL GUARDIA)**

Camelot Townhomes

Homeowner's Checklist

The Homeowner's checklist is intended as a helpful guide for required documentation. Please read the checklist to make sure you have all the required documentation to receive your amenity access card, Camelot decal for your vehicle, and meet the community standards for pet ownership. Remember to update your documents annually and with any tenant changes. If you need assistance from the site manager about the documents required, please call (915) 533-6297.

Document Requirements

(Check )

- Condominium Warranty Deed _____
- Homeowner's Insurance Policy _____
- Vehicle Ownership/Registration _____
- Vehicle Insurance _____
- Pet Records -Veterinarian Health Report/Breed _____
- Current Pet Vaccinations _____
- Tenant/ Resident Lease Agreement _____

Documents to Complete at Camelot Office

- Homeowner/Resident Information _____
- Homeowner Portal Log In information _____
- Amenity Access Card _____
- Gate Fob and Keypad Access _____

Your vehicle must be present for the Office Administrator to place the Camelot decal on the interior windshield. The documents for the office require detail information to include phone numbers, email address, pet, work, and vehicle information and an emergency contact, such as a family member or friend. A valid identification card is shown to the Office Administrator and documented in office files.