

Community Rules & Regulations for Glen Isle Improvement Association

I Property

- A. It is the responsibility of each person to keep his or her property is clean, safe, and free of trash or unsightly articles. There are regular trash pickups on Thursdays for which the trash has to be in a suitable container with a tight-fitting cover, and placed at the roadside for collection.
Each year, the GIIA Board of Directors (BOD) coordinates with the county for large dumpsters to be available in the community on a temporary basis.
- B. Any accumulation of trash, refuse, junk, or inoperative vehicles may result in notification to the property owner by the BOD that such conditions must be remedied. If this notification is disregarded, county officials will be contacted.
- C. The County Code specifies what types of vehicles may be parked in a residential district and each property owner will be expected to comply with those laws.
- D. Before constructing any kind of accessory structure on his or her property, each Property Owner is advised to check and comply with Glen Isle by-laws and county restrictions.
- E. Pets: Residents are required to keep pets under proper control. The County Code states that a dog or cat found at large may be impounded by the Animal Control Agency. Animals are required to be leashed.

II Community Property

- A. Community property includes the clubhouse and grounds, the beach and pier area, glens and pathways. These facilities and amenities benefit the Community and it is up to each owner and resident to share the responsibility for their maintenance and good appearance.
- B. Community property is privately owned. Only Glen Isle Property Owners and their family members who reside with them are entitled by right to access Community Property. Associate Members may be granted such access by Board action. All other persons have only the status of potential guests.
A renter may use Community Property only if:
 - 1: The Property Owner from whom he or she rents has paid all the necessary community fees and covenants, and,
 - 2: The Renter has been granted Associate Membership by the BOD and has paid the annually assessed fee of \$150, and,
 - 3. The lease has been provided to show that the tenant will be in residence for at least one month minimum.
- C. Incidents, accidents, or injuries on Community property should be reported immediately to a Board Officer or Director.
- D. All general and special community assessments and applicable fees must be paid in advance of the use of Community facilities.

- E. Inviting guests to use community property is not a right granted in any document governing the GIA; rather it is a privilege granted by the HOA to Members and Associate Members in good standing. The Association, through its Board, may withdraw the good standing of any Member or Associate Member who abuses this privilege.

III Clubhouse

- A. The Clubhouse is available for private functions for Property Owners and guests.
A deposit is required and is to be paid at the time application is made to the Clubhouse Chairperson. The Clubhouse is to be cleaned and left in the same condition as found. Persons using the Clubhouse will assume all responsibility for damage to the building occurring during the course of such use.
A rental fee is collected. The deposit may be kept at the judgement of the Clubhouse Chairperson pending post-use review for status.
- B. There is a curfew on all parties held. No illegal or immoral activities are permitted in the Clubhouse.
- C. All parking restrictions in the Clubhouse area must be observed.
- D. The Clubhouse Committee may adopt guidelines, not inconsistent with the By-Laws and these Rules and Regulations, concerning details of use of the Clubhouse.
- E. The Clubhouse is rented only to Glen Isle Property Owners or Associate Members in good standing.
- F. Guests must be accompanied by the host Property Owner or Associate Member when using the Clubhouse.

IV Beach

- A. The beach gate is to be locked AT ALL TIMES, unless indicated otherwise by a BOD member, and the Beach closed to any use at 10:00 pm. A Property Owner or Associate Member in good standing (*that is one who has observed the rules governing the Community, including the payment of all fees properly assessed by the Community*) may purchase a card/key to the Beach Gate. If property is sold, the owner is obligated to return the card/key. Proper identification may be required for use. Each property is limited to two gate cards/keys.
- B. Water skiing is not permitted within one hundred feet of the beach and piers.
- C. Each Property Owner or Associate Member is responsible for his or her guests and their conduct.
- D. All trash must be placed in bags securely tied and put in the trash receptacle. Unconfined fires on the beach are prohibited.
- E. Private parties may be held at the beach. Approval for such use must be obtained from the Beach Chairman. Small gatherings of families do not require approval. General rule of thumb is more than ten, get approval first, but first-come, first-served. Every community member in good standing has equal right of access.
- F. Property owners, or their family members who live with them, must accompany their guests when they use the beach facilities.

Guests of Property Owners and their family members who reside with them in Glen Isle may be permitted in the beach area without their host accompanying them, provided they carry a valid pass if required. "Guest" means a person entertained in one's house or a person to whom hospitality is extended. "Host" means one who receives or entertains guests socially.

The GIIA reserves the right to scrutinize each case of a purported guest/host relationship and to deny access to the beach to anyone who is a purported guest, but who in fact is merely a stranger to Glen Isle to whom a Property Owner has casually lent a key or beach pass.

- G. Vehicles of any kind are limited to the road and parking areas.

V Roads

- A. Glen Isle is a reduced-speed area. Excessive speed or any other dangerous conduct will be reported to the police. County limit is 25 mph on ALL roads with some meriting slower.
- B. The roads are owned and maintained by the county (*with the exception of the beach access road and Plateau Drive*). Any resident with a complaint about the roads is encouraged to contact the GIIA Board so the communication with the appropriate county official can be coordinated.

VI Noise

- A. There is a county noise law which prohibits bothersome noise, including loud music, between the hours of 11 p.m. and 7 a.m.

For other rules & regulations, see the GIIA By-Laws, the GIIA Beach Rules & Regulations, and consult Anne Arundel County Law for further guidance.