

June 29, 2020

Dear Braxton Park POA Owners and Residents,

I am pleased to inform you that the pool will be opening on July 1, 2020! Please note that this date is contingent on the Virginia Governor's plan to open Phase 3 on July 1<sup>st</sup> as he previously announced. I know that many of you are eager to use the pool and we want to make sure that you can do so as safely as possible. With that in mind, there are some requirements that will need to be enforced in order for the pool to remain open. These requirements come from the Governor of Virginia and the Braxton Park POA Board of Directors is doing what it can to comply with the measures required.

Enclosed, you will find a list of things that must be done in order to enter the pool area and use the pool. These requirements must be followed at all times. Some additional items that you will need to make note of are included below.

- The pool hours will be changed so that a pool monitor can be in the pool area any time the pool is open. The times will be posted on the entry gate, and are listed below as well:

Sun - Fri	12 pm - 7 pm
Sat	10 am - 7 pm

Pool attendance will be reviewed during the first few weeks and the hours may be adjusted as the Board of Directors feels necessary.

- There will be certain areas of the pool deck blocked off with tape. In order to meet the requirement of maintaining ten feet of distance between pool patrons not in the same household, the areas that are blocked off cannot be used. There will also be designated areas for larger households and smaller households in order to utilize the pool deck to the fullest capacity.
- The requirements from the Governor state that the pool will need to operate at limited capacity. Due to social distancing guidelines, there will be a limited number of people allowed into the pool area at a time. The pool monitor will be keeping track of residents as they enter the pool. The Board may impose a time limit on residents' time in the pool area if it is determined to be necessary, in order for all residents to have access to the pool. The Board would like to avoid imposing a time limit, so we ask that you if you have been at the pool for an extended amount of time, please be courteous and keep in mind that other residents may be waiting to use the pool.
- Because of the capacity limitations in effect, a no guests policy will be in place. Residents will not be permitted to bring guests of any age into the pool area at this time. This policy will be reviewed again when the Governor of Virginia eases the restrictions that are currently in place.
- Anyone over 18 using the pool will be required to agree to a COVID-19 Hold Harmless Agreement, which will mean that Braxton Park POA, the Board of Directors and Hall Associates assumes no liability in residents using the pool during the COVID-19 pandemic, if anyone should contract the virus by using the pool or being in the pool area. A copy of the waiver is included and a copy will

be available at the pool monitor table. **By signing into the pool, you are agreeing to the terms in the waiver.**

- Residents under the age of 18 must be accompanied by an adult at this time. No residents under the age of 18 will be permitted by themselves.

Additionally, the pool entry system has changed this year. Unfortunately, the system that was purchased and installed no longer works with the old keys. This was due to a manufacturing change to the keys and could not be anticipated. Therefore, new keys will be distributed to all owners. Owners who have a 2020 registration form on file with management had keys hand delivered and taped to your doors today. If you do not have a registration form on file for 2020, please complete the enclosed form and return it to management so that you can receive a new key. A form must be on file with management before your keys will be activated.

Thank you for you for your cooperation and patience as we navigate through this unique time. All procedures will be continuously reviewed to find what works best for all members of the association using the pool, while still meeting the necessary requirements.

If you have any questions regarding any of the information outlined above or enclosed, please contact me at 540-982-0011 x126 or via email at [npritt@hallassocaitesinc.com](mailto:npritt@hallassocaitesinc.com).

Sincerely,

Nikki Pritt, CMCA, AMS  
Association Manager