

**RULES AND REGULATIONS
OF COLUMBIA COURT PLANNED COMMUNITY
ADENDUM REVISED 10/10/2011**

16.17. *Without limiting the general prohibitions of activities set forth in Section 16.13. herein above certain specific behavior is prohibited as follows:*

SECTION A.

1. The playground shall be closed from dusk until dawn and no one shall occupy any portion of the playground during such time.
2. Adult supervision is required for all activities on the playground for children 9 years of age and under.
3. No pets shall be permitted on the playground at any time.
4. The playground is for the use of Columbia Court residents and authorized guests only.

Violation of any of the aforesaid rules under this Section A shall be punishable as follows:

- First Violation: A written warning from the Board
- Second Violation: A fine of \$50.00
- Third Violation: A fine of \$100.00

If there are more than three (3) violations, the Board, with discretion, shall have the right to prohibit further use of the playground by the offending person and any inhabitants or visitors of the same unit, of such offending persons. Further violation, at the discretion of the Board may also be subject to prosecution before the Magisterial District Justice. Any legal costs incurred by CCHOA will be the responsibility of the offending party.

SECTION B.

1. Use of drugs, tobacco products or consumption of alcoholic beverages on the playground are prohibited at any time.
2. Any bullying, fighting, hitting, pushing or threatening others on the playground, streets of the development or any common areas is prohibited.
3. Abusive language, swearing, name calling, or the use of racial slurs is prohibited.
4. Possession of any weapons including pocket knives, on the playground is prohibited.
5. Vandalism to any parts of the playground, streets, common areas or units within the development is prohibited.

Violations of any rules under this Section B shall be punishable as follows:

- First Violation: A fine of \$100.00
- Second Violation: A fine of \$500.00
- Third Violation: A fine of \$1,000.00 and permanent expulsion from use of the playground of the offending party and any other inhabitant or visitor of his or her unit.

The Board, in its discretion, shall have the right to prosecute any violations under this subsection B by filing charges with the Office of the Magisterial District Justice. Any legal costs incurred by CCHOA will be the responsibility of the offending party.

16.18. *All fines levied under the above Section 16.17 may be collected by recording a lien on the unit where the offending party inhabits or is visiting and may enforce such lien pursuant to the provision of Pennsylvania Lien Priority Law.*