

Community Rules and Regulations

~Please Read~

We are so pleased that you have chosen our resort as the place to spend your vacation time. Please keep in mind that you have rented a *privately owned cottage* that has been decorated by the owner for your enjoyment. Please do not remove any items and leave the cottage in the condition you found it in upon your arrival.

Front Office ~ See the brochure in your check-in packet for hours of operation. To contact us by phone, please call 207-641-0991 or dial "0" from your cottage

Pets ~ **Renters are not permitted to have dogs** or pets other than a service animal which is allowed by law. All service animals must be properly registered at the Front Desk prior to bringing the animal on property. **Any renter found to have had a dog or other pet in any rental cottage will be fined appropriately.**

Visitors ~ All visitors must check in at the Reception Desk to obtain a parking pass.

Traffic ~ Traffic moves around the perimeter of the Village in a **ONE WAY LOOP**. **The speed limit is 15 MPH and is strictly enforced.** The speed limit on the side (cross) streets is **5 mph**. **The gravel roads are also one-way. You can take a left onto a gravel road from the north-bound loop road, but you cannot take a left onto a gravel road from the south-bound loop road.**

Cottage parking ~ **Only 2 vehicles at each cottage.** Please park according to the photos in your check-in packet. There is gravel cut out where the parking grid is. If you have more than two cars, the extra cars will have to park in the overflow parking lot, located at the rear of the property. Each vehicle must display a Summer Village parking pass on the rear view mirror. There is no parking elsewhere on the property. The trolley runs from 9am - 10pm in July/August and on most holiday weekends. See the brochure in your check in packet for schedule.

Towels/Coolers/Beach Floats/Umbrellas ~ **Towels can be left on Adirondack chairs to dry but must be brought in by dusk. Coolers, beach floats, noodles and beach chairs, etc. must be stored inside the cottage by dusk. Umbrellas and shade canopies are not permitted to be used at the cottage at any time. All cottages are equipped with washers/dryers to dry towels or wet bathing suits. There should also be a drying rack in the cottage for this purpose. Drying racks are not permitted outdoors. No beach wear or clothing of any nature may be dried outdoors.**

No Smoking ~ **No smoking** is permitted in the cottages or in any of the public areas (inside fenced pool areas, in the pavilion, or around/near any of the sports courts (shuffleboard, bocce, basketball, tennis, baseball, mini-golf, volleyball, soccer). **A \$500.00 fine** will be assessed if there is evidence of smoking in the cottage and fines will be assessed if smoking in a prohibited area.

Bikes ~ We welcome renters to bring bikes, skateboards or rollerblades to use around the village. Some cottages have a bike rack at the rear of the cottage otherwise there are community bike racks located throughout the property. **Bikes are not to be left strewn around the yard at any time, but shall be neatly stored on a bike rack or leaned against the house at night.**

Pools ~ Children under the age of 13 must be accompanied by a parent or guardian.

Fireworks ~ Not permitted anywhere on property per Town of Wells Ordinance.

Surfboards/Kayaks/Paddleboards ~ Must be stored on racks in overflow parking area. These items are not permitted to be left in the yard during the day or evening.

Sprinklers ~ Our automatic sprinkler system operates at night. Please be sure to close your cottage and car windows before retiring for the evening.

Housekeeping Check-out ~ **On the morning of your departure, please do the following:**

- 1) Run the dishwasher and put away all clean dishes;
- 2) Leave dirty dish towels and dish cloths on the kitchen counter;
- 3) Clean gas grill cooking surface;
- 4) Turn off all lights, ceiling fans and the air conditioner;
- 5) Remove all trash from the cottage before leaving and deliver to the compactor at the front of the property; and,
- 6) Return all keys and gate cards to the Reception Desk.

Please note that late check outs may result in a half day charge being applied to your credit card.

Trash ~ The trash compactor and CARDBOARD ONLY bins are located adjacent to the yellow house in the front of the property.

Fire Pits ~ **No fire pits of any nature** (wood-burning or propane) are allowed anywhere on property.

Damaged/Missing Items ~ Guests will be responsible for any damage caused by themselves or their guests. Summer Village reserves the right to your charge credit for any damage that occurs during your stay in excess of the security deposit amount. Please leave the cottage as you found it upon your arrival. Thank you.

Fines ~ Will be assessed for infractions of these Rules after a first verbal and/or written warning.

~ We hope you enjoy your stay ~

Check-out time ~ 10:00 am

Emergency After Hours Number: Rental Manager @ 207-502-9288