

PORT LEWES GENERAL RULES

PORT LEWES is a condominium of 120 units whose owners are proud of our community and strongly desire to preserve its attractive appearance. To keep it a pleasant place for recreation for us, you and those who follow, please observe the following rules which apply to all owners, guests and tenants:

UNIT CAPACITY – A City of Lewes ordinance restricts unit capacity to 6 - 8 persons only.

PARKING

- Extra cars are to be parked in the overflow parking areas only. Large boats, campers, etc. may be parked temporarily in the overflow parking, with prior approval by the Resident Manager.
- **Vehicles parked in "NO PARKING or FIRE ZONES" are subject to towing at vehicle owner's expense.** Temporary exceptions may be allowed with permission of Resident Manager.

DECKS

- Railings and stairs are to remain clear of draped towels, and any forms of decoration (ex. bird feeders, chimes, party lights, planters).
- Covered grills that are gas-fired only may be placed on decks. Charcoal grills may be used, but only if placed on the ground.

BOATS

- Only small boats, that can be manually launched, are allowed on the beach area. Landing or launching of JET SKIS from our beach is PROHIBITED.
- Storage of small boats (under 15 ft.) is permitted under the rear deck or in the carport area if on a trailer. They must not extend beyond the above deck drip line.
- All boats must be labeled with the Unit Number if stored at the beach or in the storage racks at the beach.
- A public launch ramp for larger boats is available at the end of Pilottown Road in Lewes.

POOL

- For safety and insurance reasons, the pool is never open to Unit Owners, Guests or Renters unless a certified lifeguard is present.
- Anyone present within the pool area when the gates are locked will be considered Trespassers and the police will be called.

NO SMOKING ON BEACH – A City of Lewes ordinance PROHIBITS SMOKING on all City Beaches, including the Port Lewes beach.

PETS

- Pets are allowed only with Unit Owner's written consent. A City of Lewes ordinance provides that all dogs must be leashed when outside, including Port Lewes property.
- Use the "Doggie Trail" to the left of the pier or the area on the eastern property adjacent to Cape Shores. Dog owners are expected to remove their dog's excrement from our Community Grounds.
- Delaware State Law and Lewes City ordinances PROHIBIT dogs on swimming and sunbathing beaches from 8:00 AM to 6:30 PM, May 1 through September 30.

BICYCLES, SKATEBOARDS, etc. are restricted to paved roadways and may not be used on the pavilion, pier or tennis courts.

TRASH

- **Garbage collection** (in green City of Lewes trash cart) is early **Monday and Thursday** (July through Labor Day) and **Monday** only in off season.
- **Recycled trash** (in blue/yellow topped City of Lewes trash cart) is picked up **every Monday** (July 1 through Labor Day) and **every other Monday** only in off season.
- Place all trash carts beyond the unit carport deck support post for pickup.

QUESTIONS: Contact Mr. Kevin Keller, Resident Manager, Unit #70, at 302-645-6110

IN EMERGENCIES, CALL 911

- Regarding concerns about excess noise, parking, or other violations in neighboring units or common areas.