



**Port Royal Beach House  
General Rules and Regulations  
Approved April 22, 2020**

The Port Royal Beach House is a valuable amenity for the enjoyment of all property owners and their guests. The following is a list of the general guidelines established for the benefit and safety of all.

**In Case of an Emergency: Dial 911  
To Contact Security: Dial 843-681-5114, press 1**

- Landowners in good standing and current in all assessments, fees, and fines may use the Beach House, community room, decks and screened porch.
- The community room, screened porch and lower deck are always available for access by any Landowner in good standing and cannot be reserved for private events or functions. No set-up, decorations or organized activities that would restrict access by other Landowners are to be held in the community room, screened porch or lower deck. Entrance to the community room requires a Landowner amenity card. If the Landowner brings guests, the Landowner must remain present the entire time the guests are in the room.
- The Beach House may not be used for any commercial purposes, defined as, but not limited to the sale, trade or conveyance of any product or service from one person or organization to the other in which one person or organization receives compensation or service that results in a profit or gain. The Board may make exceptions to the policy. Beach House events may not be promoted, publicized, communicated or announced in any form to the general public through commercial media or public social media.
- Dogs are permitted only on the lower rear deck of the Beach House and must be securely leashed at all times.
- No pets of any kind shall be permitted inside or on the upper decks of the Beach House with the exception of service and/or support animals, unless specific approval is given in writing from the General Manager or Chief of Security.
- No decorations or other items of any kind may be attached in any way to the walls, ceilings, doors or windows.
- The use of rice, birdseed, confetti, glitter, fireworks, sparklers, etc. is not permitted.
- No grill or open flame apparatus may be used on any of the decks.



- The premises may not be used for any unlawful purpose. No unlawful acts shall be tolerated on Association property.
- The entire building, including the deck area, is a non-smoking and non-vaping facility.
- Use of candles is restricted to candles on a birthday cake. Lighted candles for table arrangements are not allowed.
- Consumption of alcoholic beverages brought by Landowners is permitted within the confines of the Beach House and adjacent decks. Further restrictions apply to Landowner Group No-Fee Use and private rentals.
- With approval from either the Chief of Security or the General Manager, Security will have the right to ask any individual or individuals to leave the Beach House premises if their behavior/conduct is not in the best interests of the Plantation and other Landowners.
- Landowners, guests and/or non-landowners attending a Beach House event will be held personally responsible for damages they cause to the Beach House. All fines and cost of repairs will be enforced in accordance with Covenant and Restrictions Article V, Section 1. Creation of the Lien and Personal Obligations of Assessments.
- There are additional rules and regulations regarding Landowner Group No-Fee Use and private rental. Contact the Administration Office or visit [portroyalplantation.net](http://portroyalplantation.net) for additional rules and regulations.