

A REGULATION AMENDING CHAPTER 5, AMENITY PRIVILEGES, OF THE CODE OF REGULATIONS OF HOLIDAY ISLAND SUBURBAN IMPROVEMENT DISTRICT.

WHEREAS amendment is needed to Chapter 5, Amenity Privileges, of the Code of Regulations of the Holiday Island Suburban Improvement District, Arkansas; and

NOW THEREFORE, BE IT ORDAINED BY THE BOARD OF COMMISSIONERS OF THE HOLIDAY ISLAND SUBURBAN IMPROVEMENT DISTRICT, ARKANSAS:

Chapter 5, Amenity Privileges, of the Code of Regulations of the Holiday Island Suburban Improvement District, Arkansas is hereby amended in its entirety as follows:

Chapter 5 AMENITY PRIVILEGES

ARTICLE I. IN GENERAL

Sec. 5-1. Property ownership entitlement.

Ownership in the Holiday Island Suburban Improvement District includes entitlement to use the various recreational facilities of the district in accordance with article II of this chapter. Property owner entitlements shall be suspended for any properties with delinquent assessments.

Sec. 5-2. Reserved.

Editor's note(s)—Regulation 2020-002, § 1, adopted February 24, 2020, repealed § 5-2 in its entirety. Former § 5-2 pertained to types of property ownership and derived from Reg. No. 20-2002, § C, adopted March 25, 2002.

Sec. 5-4. Non-property owners.

- (a) A person who does not own property in Holiday Island (non-property owner) is allowed to use the golf and campground facilities of the district by paying a fee, or purchasing an activity card as provided in article II.
- (b) For the purposes of a non-property owner family activity card, a family shall be defined as two people who are living in the same household; additionally a non-property owner family activity card shall allow access for up to two dependent family members residing in the same household.
- (c) Non-property owners using district facilities shall abide by all rules and regulations set forth by these regulations and by the management of Holiday Island. Failure to do so will result in suspension of privileges and/or ejection from the premises.

Secs. 5-5—5-30. Reserved.

ARTICLE II. USE OF RECREATIONAL FACILITIES

Sec. 5-31. Amenity use policy, activity card and user fee program established.

- (a) All Holiday Island amenities are restricted as private facilities unless the facility or amenity has been categorized as semi-private by regulation.
 - (1) Private facilities and amenities exist for the beneficial use, recreation and enjoyment of Holiday Island property owners, both resident and non-resident, and guests of property owners.
 - (2) Semi-private facilities and amenities exist for the beneficial use, recreation and enjoyment of Holiday Island property owners. The board of commissioners may categorize a facility or amenity as semi-private when the regular patronage by non-property owners is required to sustain its operations at a desired level of service, thereby preserving the facility or amenity for the principal benefit of property owners. Semi-private facilities and amenities may be advertised as "semi-private" or "open to the public" for the purposes of attracting financial support and use of the facility by non-property owners.
- (b) Payment of a daily user fee or the purchase of appropriate activity card(s) shall be required of all Holiday Island property owners for the use of specified district amenities. All amenity fees, charges, and deposits are outlined in section 5-38. The amenities subject to the user fee or activity card are:
 - (1) The 18-hole golf course (Open to the public)
 - (2) The nine-hole golf course (Open to the public)
 - (3) The campground (Open to the public)
 - (4) The swimming pools (Private)

Sec. 5-32. Activity card and user fees defined.

- (a) Activity cards and fees are defined as follows:
 - (1) Golf access family card allows full access for the persons listed on the card and all authorized dependent family members living in the household to designated Holiday Island golf course(s) for a yearly charge as identified in section 5-38.
 - (2) Golf access individual cards allow only the individual listed on the card full access to designated Holiday Island golf course(s) for a yearly charge as identified in section 5-38.
 - (3) Swimming pass family card allows full access for the persons listed on the card and their immediate family (parents, children, grandchildren, great-grandchildren, and their spouses) to the Holiday Island swimming pools, for a seasonal charge as identified in section 5-38.
 - (4) Swimming pass individual cards allow only the individual listed on the card full access to the Holiday Island swimming pools for a seasonal charge as identified in section 5-38.
 - (5) Private Cart Fee (property owner - PO). A private cart fee as identified in section 5-38 allows customers to bring private carts on Holiday Island golf courses. A private cart fee sticker will be assigned to each cart. Only the purchaser, a spouse/domestic partner living in the same household, all dependent family members living in the same household and any non-property owner guest accompanied by the above authorized persons, are authorized to ride in a cart with a trail fee sticker.
 - (6) Private Cart Fee (non-property owner - NPO). A private cart fee as identified in section 5-38 allows customers to bring private carts on Holiday Island golf courses. A private cart fee sticker will be assigned to each cart. Only the purchaser, a spouse/domestic partner living in the same household and

up to two dependent family members living in the same household are authorized to ride in a cart with a trail fee sticker.

- (7) Individual cart lease. Allows the purchaser (one person) to use Holiday Island golf carts for a fee as identified in section 5-38.
 - (8) Family cart lease (property owner - PO). Allows the property owner, a spouse/domestic partner living in the same household and all family members living in the same household to use Holiday Island golf carts for a fee as identified in section 5-38.
 - (9) Family cart lease (non-property owner - NPO). Allows the purchaser, a spouse/domestic partner living in the same household and up to two family members living in the same household to use Holiday Island golf carts for a fee as identified in section 5-38.
 - (10) Customers with valid Holiday Island cart leases may ride in a cart with a trail fee sticker with the owner of the cart's permission and present in the cart.
- (b) All types of yearly activity cards shall be in effect from April 1 through March 31 of the following year.
- (1) Except as otherwise provided in this section, the cost of yearly activity cards shall not be pro-rated, rebated, or refunded.
 - (2) Notwithstanding subsection (1) of this section, the initial yearly activity card purchased by a new Holiday Island resident may be pro-rated based upon the number of months or partial months remaining, provided:
 - a. The purchaser or immediate family member had not previously owned real property within Holiday Island.
 - b. The purchaser or immediate family member had not previously held a yearly activity card.
- (c) A property owner who wishes to purchase an activity card will submit request, either in person or by mail, to the district office with the appropriate fee. At the time of sale, the property owner's activity card records will be updated in the district's point-of-sale (POS) system.
- (d) A property owner's activity card status is verified electronically (via POS system) with each visit to a district amenity.
- (e) If a property owner does not wish to purchase an activity card, the property owner shall be required to pay a per-person user fee, as outlined in section 5-38.

Sec. 5-33. Table Rock Landing timeshares.

To accommodate the owners of Table Rock Landing (TRL), and in recognition of the impact of timeshare exchanges, a Table Rock Owners Card recognition system is utilized for the use of the amenities afforded the owners in Table Rock Landing. TRL management will issue appropriate number of cards to be used during a specific timeshare week. Cards will be amenity specific. The cards will be used as passes to the 18- and 9-hole golf courses, the district pools, and all other recreation amenities. Each card will identify the unit number of the timeshare and the dates for use, and the name of the owner. All owners are responsible for their amenity fees per section 5-38 based on owners' rates.

Sec. 5-34. Golf course rules (9-hole and 18-hole courses).

The Holiday Island golf courses are semi-private facilities. These rules have been established to ensure orderly play and an enjoyable golfing experience.

- (1) *Course rules:*
 - a. *General rules:*
 - i. The rules of golf adopted by the USGA together with the rules of etiquette as adopted by the USGA shall be the rules of the Holiday Island golf courses, except when in conflict with

local rules (printed on the scorecard and/or posted in the pro shop) or with any of the rules herein.

- ii. Tee time reservations may be made no earlier than two weeks in advance for property owners; one week in advance for non-property owners and will be limited to a maximum of two tee times per person per day. Tournaments and/or outings may be scheduled up to one year in advance, beginning January 1 each year, subject to conditions and rules outlined elsewhere.
- iii. Groups larger than foursomes will not be allowed on the courses without the prior approval of the golf professional or his designated representative.
- iv. To ensure a speedy and orderly start, all property owners and guests are required to register at the golf professional shop prior to beginning play and are to have a dated valid receipt in their possession at all times while on the golf course.
- v. All players must start their round on #1 tee unless instructed otherwise by the pro shop staff.
- vi. Children age 12 and under must be accompanied by an adult.
- vii. The district proudly maintains a proper golfing dress code at its courses. Shoes and shirt must be worn at all times on the course; prohibited clothing items on the course include, but are not limited to, tank tops, halter tops and cut-offs. The Holiday Island golf courses are "soft spike" facilities; metal spikes are strictly prohibited.
- viii. Practice is not allowed on the golf courses. Players are not allowed to play multiple balls during their round. Designated practice areas are provided and should be used for all practice.
- ix. Golfers are requested to help district staff maintain a beautiful course by repairing all ball marks and divots, raking sand traps after hazard play, and replacing flags when leaving greens.
- x. Balls hit on or across district roads or into private yards are considered out of bounds. Golf balls shall not be hit from, or golf carts driven on private property or roads not used for crossing areas.
- xi. To ensure the enjoyment of all golfers at the Holiday Island golf courses, a brisk pace of play is expected from all players. A foursome playing an 18-hole round in four and one-half hours is generally considered an appropriate pace of play.
- xii. Golfers shall ensure that the group in front of them is far enough ahead that there is no danger of hitting someone. All golfers are required to yield to golf course maintenance crews while performing maintenance activities on the course.
- xiii. If a group is unable to maintain their position on the golf course and a full hole is consistently open in front of them, that group must allow the group following them to play through.
- xiv. Any group stopping play after nine holes for an extended period of time (more than ten minutes) will lose their position on the golf course. To resume play, the group must check in with the pro shop to re-establish their position.
- xv. The golf professional or starter will pair each golfer with other players into foursomes during heavy play to maintain pace of play on the course.
- xvi. Golf course staff will announce and post hours and dates of operation in the early spring of each year. When closed by the golf course superintendent due to damaging weather conditions (frost, etc.), controlled chemical applications, or other circumstances, access to the courses, including chipping and putting surfaces and all walking surfaces, is strictly

prohibited. No person, except those authorized by the course superintendent, shall be allowed on the courses after dark.

- xvii. Joggers, walkers and pets are prohibited on both golf courses between course opening and dusk; pet owners walking their animals on the course during allowed times will be expected to keep their pet leashed at all times and clean up their pet's waste. Bicycles or any motorized vehicle other than golf carts are strictly prohibited on both golf courses at all times.
- xviii. All golfers are expected to refrain from all acts which might, in any way, result in damage to the course or injury to other players. Any damage done to the course premises or property by a property owner or guest will be the responsibility of the property owner.
- xix. In addition to the pro shop restrooms, both golf courses have restroom facilities located strategically on the courses. All golfers will be expected to utilize only these facilities while on the course. Urinating on or around the Holiday Island golf courses will not be tolerated.
- xx. The district reserves the right to close the courses during adverse weather conditions, for major repair or in other instances where the courses could be damaged by play.
- xxi. Rain checks will be given only when the course is closed by the superintendent or the on-duty greenskeeper, or the golf professional, in the absence of the superintendent and the on-duty greenskeeper. The amount of the rain check will be at the sole discretion of the golf professional. Cash refunds will not be allowed.

b. *Golf cart rules:*

- i. Under normal conditions, golf cart usage shall be governed by the 90° rule (cart path to ball at 90° and back to cart path at 90°) on a year-round basis. Exceptions to this rule are as follows:
 - *Special conditions—Long-term.* At the discretion of the district manager and/or course superintendent, specific areas of the course may require long-term protection from cart traffic. These areas of the course will be designated by "roping or signs" to assist with identification. When this particular condition is in effect, cart traffic will be restricted to "cart path only" for an indefinite period of time. There will be no exceptions to this rule.
 - *Special conditions—Short-term.* At the discretion of the district manager and/or course superintendent, cart path usage can be restricted to "cart path only" due to inclement weather and/or adverse course conditions. This short-term condition will generally apply to the entire course and will be designated through the use of "cart path only" signage and pro shop postings. There will be no exceptions to this rule.
 - *Special exemption—Flag carts.* Upon written request and subsequent approval by the district golf professional and course superintendent, special consideration will be made for property owners who have been issued a state disability license plate. In addition, a property owner who has a temporary disability, certified by a doctor in writing, may be granted special exemption status for a period of 90 days. Flag holders will be allowed to approach their ball (not including the ball of the party riding in their cart) when the following exception to the rules is in effect:
 - Under special conditions, distressed areas of the course indicated by "roping or signage" will be restricted to "cart path only" for flag holders. There will be no exceptions to this rule.
- ii. Golf carts shall be left at all times on the cart path (except for flag holders who shall park their cart no less than 30 feet from the green surround) when on the tees and near the greens while putting out. When not on cart paths, no golf carts shall be allowed closer than 30 feet from the tees or greens. Pull carts and golf carts are strictly prohibited from

crossing greens. All carts are required to return to the cart path at the point of the signage near all greens.

- iii. Golf carts may be rented at the pro shops and may be driven by anyone with a valid driver's license. In addition, individuals must possess a valid driver's license to operate a privately owned cart on the golf courses. Rental carts may be driven across roads only at designated crossings. Rental carts must be returned to the clubhouse and keys checked in at the end of the golfer's round or at dusk; rental carts will not be allowed off the golf course property.
- iv. Golfers are encouraged to keep their golf carts on paved surfaces while on clubhouse grounds.
- v. The course superintendent or his designated representative shall have full and sole authority to determine when course conditions merit restricting golf carts to "cart path only".
- vi. The driver of a golf cart is required to use bridges to cross ditches at all times. All golf cart directions shall be strictly observed as posted.
- vii. Foursomes using privately-owned carts are strongly encouraged to pair up and utilize two golf carts only. Foursomes using district-owned carts are required to utilize only two golf carts.
- viii. Operation of a golf cart is at the risk of the operator. The golf cart operator will be held fully responsible for any and all damages and liability associated with the operation of the golf cart (both privately-owned and district-owned carts), including damages to the golf cart that are caused by the use or misuse of the golf cart. The golf cart operator also expressly indemnifies and agrees to hold harmless the district, its affiliates, their successors and assignees and their respective commissioners, officers, employees, representatives and agents, from any and all damages, whether direct or consequential, arising from or related to the person's use and operation of the golf cart.

c. *Rules enforcement:*

- i. All posted and/or documented permanent and temporary rules shall be strictly observed by all golfers. The course superintendent and/or the golf professional are empowered to impose such temporary rules and regulations as, in their discretion, are necessary to promote orderly play on the course and to protect the course from unnecessary damage.
- ii. The district board of commissioners has directed the golf professional and his staff to monitor play and conduct to ensure all course rules are enforced as may be needed in the judgment of the golf professional.
- iii. All players shall follow and obey any rules or instructions given by staff.
- iv. All players are encouraged to bring serious and/or flagrant violations of course rules to the attention of the golf professional, who will be responsible for any necessary enforcement actions.
- v. The district course superintendent, golf professional, or district manager may eject individuals from the golf courses based on rule infractions. The district manager may limit or suspend golf and/or other amenity privileges for repeated and/or serious rule violations. Individuals found accessing the golf courses after hours for any reason shall be subject to prosecution for trespassing and/or theft of services.

(2) *Tournaments and outings:*

- a. The Holiday Island golf courses exist primarily for the beneficial use and recreation of all Holiday Island property owners. It is understood that the scheduling of tournaments and outings is a secondary utilization of these facilities; all efforts will be made to preserve peak playing time for individual property owners and guests.

- b. Tournaments and outings will only be scheduled when financially advantageous to the district, and thus, ultimately, the property owners of Holiday Island.
 - c. Tournaments and outings will not be scheduled on holidays or holiday weekends unless they are preapproved by the District Manager or designee. Specifically, those dates include, but are not limited to:
 - 1. Mother's Day weekend.
 - 2. Memorial Day weekend.
 - 3. Father's Day weekend.
 - 4. Independence Day.
 - 5. Independence Day weekend.
 - 6. Labor Day weekend.
 - d. The district board of commissioners will be provided with a preseason schedule of events by staff, which will be updated monthly throughout the golf season.
 - e. District staff will encourage the scheduling of tournaments and outings during property owner nonpeak usage times, such as afternoons, Mondays around golf course maintenance activities, etc.
 - f. Tournament and outing requirements are outlined in section 5-39.
- (3) *Fee options:*
- a. Reserved.
 - b. Property owner guests may be eligible to purchase their round at a guest discount rate for golf, which may be used by: the property owner's guests when accompanied by the property owner; and/or long-term (minimum term of one year) renters of the property owner; either a copy of a current rental agreement or a notarized statement by property owner indicating rental arrangement will be acceptable forms of proof of long-term rental status. The rate is identified in section 5-38.
 - c. District-owned golf carts are available for lease on an annual basis. Family rates are only available to card holders and all authorized dependent family members living in the household. Fees are identified in section 5-38.
 - d. Inside cart storage is available for property owners with a personal cart at the 18-hole course only. The annual fee as detailed in section 5-38, is due on April 1st of each year with a signed lease. Accounts will be delinquent after April 30th and will be assessed a ten percent penalty on leased storage units and eviction proceedings will be initiated. Preferred storage units will not be reserved/retained for delinquent accounts.
 - e. An annual or daily personal cart fee is required for personal carts at either course. Cart fees are identified in section 5-38.
- (4) *Golf course guest policy:* Holiday Island golf courses are semi- private facilities yet exist primarily for the beneficial use, recreation and enjoyment of Holiday Island property owners. Guest green fees are identified in section 5-38. Two classifications of guests are defined as follows:
- a. *Property owner's guest classification.* Property owner guests are allowed to use the facilities when accompanied at check-in by their host property owner at a discounted rate.
 - b. *Non-property owner classification.* Non-property owners are individuals that have no affiliation with a Holiday Island property owner but are interested in the use of the golf facilities.
- (5) *Golf course leagues:*

- a. *[District approval.]* To be considered an authorized Holiday Island golf league, all prospective league organizations must be approved by the district through a sanctioning process.
- b. *Golf course league requirements.* All sanctioned golf course leagues shall agree to abide by the following district requirements:
 - i. All Holiday Island leagues will be required to pay a fee per player per event as per section 5-38 in addition to any cart or green fees, which will be paid back to the league in member credit book tracked in POS system.
 - ii. All Holiday Island leagues must be open to all Holiday Island property owners.
 - iii. Reserved.
 - iv. All Holiday Island leagues must maintain pace of play and instruct all players in maintenance practices such as repairing divots, ball marks, etc.
 - v. All Holiday Island leagues must agree to abide by all golf course rules as approved by the district board of commissioners.
- c. *Golf course league sanctioning process.*
 - i. All prospective league organizations shall be required to complete and submit a league request form by a designated league representative.
 - ii. The league request form shall include:
 - Name of league;
 - Name of league representative;
 - Estimated number of members of league;
 - Requested day and time of league play;
 - Requested format(s) of league play;
 - Attachment outlining any bylaws or league organization documents; and
 - Signed statement agreeing to abide by district league requirements.
 - iii. A committee, composed of the district golf professional, course superintendent and district manager, will evaluate submitted league request form and either approve or deny request.
 - iv. Once approved, the authorized league will be required to submit an annual schedule no later than November 30 of the year preceding league play; staff will then block off tee times for the upcoming season.

Sec. 5-35. Rental facility rules.

All district rental facilities including, but not limited to, the Holiday Island clubhouse ballroom, clubhouse multi-purpose rooms, recreation center meeting room(s), the barn, and the pavilion are primarily for the use and benefit of Holiday Island property owners whose group activities are comprised of at least 70 percent property owners. For the purpose of designating appropriate fees and deposits, the district recognizes three distinct groups of users of district rental facilities: Group A—Holiday Island clubs and organizations, consists of groups that have at least 70 percent of its membership composed of Holiday Island property owners. These groups must have paid a standing cleaning deposit and have submitted a two-year schedule of meeting dates and times. Group B—Holiday Island property owners, consists of property owner users, as defined in section 5-2, who may reserve a facility without meeting any composition requirements for private, personal use, such as private parties, family reunions, and other similar uses. Group C—Non-property owners, consists of users of district rental facilities who do not meet the definition of a property owner as outlined in section 5-2; this category includes not only individuals who do not own Holiday Island property, but also groups and/or organizations that are either unaffiliated with Holiday Island or whose membership composition is less than 70 percent.

The district reserves the right to require a sign-in sheet of groups to determine property owner composition. Holiday Island property owner groups and organizations, individual property owners, and outside organizations may rent the facilities as provided below.

(1) *Reservations—Holiday Island property owner groups and organizations:*

- a. A reservation period from the last Monday in October through the last Monday in November is established each year for Holiday Island property owner groups and organizations to submit standing scheduling requests.
- b. Requests must include standing scheduling requests for a two-year period, a membership roster for the group or organization, an estimated attendance count per scheduled date, the facility requested for use, and a contact representative (with relevant contact information—address, phone number(s), e-mail address, etc.).
- c. Facility assignments will be made based on the size of the organization, past attendance counts, past scheduled dates, expected attendance count per date, and the facility guidelines outlined in this section.
- d. Groups or organizations with either a membership of ten or less or with a regular attendance at scheduled dates of ten or less will be scheduled in the clubhouse multi-purpose room B or other similarly sized facilities; exceptions will be considered based on the type of activity to be conducted.
- e. Every attempt will be made to accommodate every date requested; scheduling conflicts will be resolved between the district and the contact representative of each affected group.
- f. A cleaning deposit will be required from every Holiday Island property owner group and organization requesting the use of HISID rental facilities and must be submitted with scheduling request. Standing deposits will be valid until said group/organization disbands or decides not to submit a standing scheduling request in subsequent years; only at this time will the cleaning deposit be refunded. If a group/organization is deemed to have left the facility in an unacceptable condition, this deposit will be forfeited and must be resubmitted before the next scheduled usage.
- g. Cancellations of scheduled dates must be made no later than 72 hours in advance of the scheduled date. Violation of this cancellation provision will result in the forfeiture of the cleaning deposit, and a new cleaning deposit will be required prior to the next scheduled date. This provision will not be enforced if, in the judgment of the district manager, severe/winter weather conditions require district rental facilities to be closed.
- h. Holiday Island property owner groups and organizations must resubmit their standing scheduling requests (in the form outlined above) each subsequent year during the reservation period established in subsection (1)a.
- i. All other facility usage requirements outlined in this section will remain in effect.

(2) *Reservations—Individual Holiday Island property owners and all others:*

- a. On the first Monday of December, the district will accept scheduling requests from individual Holiday Island property owners and all other groups and individuals on a first-come, first-served basis.
- b. Requests may be made for no more than two years in advance.
- c. Individual property owners and outside organizations making reservations for private use of Holiday Island rental facilities must make advance rental and deposit payments, in two separate checks clearly noted as "rent" and "deposit" and in the amounts set forth in section 5-38, and sign a user agreement. The "deposit" check will be returned after the facilities are cleaned, inspected, and approved by the appropriate district employee. Cleaning deposits will be returned within two weeks following inspection.

- d. All other facility usage requirements outlined in this section will remain in effect.

(3) *General conditions applicable to all rental facility users:*

- a. Special events can be scheduled at any time. District activities take priority over all other activities.
- b. All reservations scheduled for special events and activities shall be made in advance.
- c. Keys for facilities must be signed for and must be returned after clean up by the individual signing the rental agreement. At no time will any Holiday Island rental facility be left unlocked and unattended while being rented. Keys must be returned no later than the next day; in the event keys are not returned, the individual signing the rental agreement will forfeit the cleaning deposit and the facility will be re-keyed at the renter's cost.
- d. Only activities in which a majority of the participants are adults over age 21 are permitted in Holiday Island rental facilities; exceptions will be granted by the district manager with proof of significant adult attendance for supervision.
- e. Events will be scheduled in facilities based on size (all occupants, attendees, hired staff, entertainment, etc.) and activity. Exceptions will be granted by the District Manager (or his designated representative) for smaller group activities requiring additional space per person, such as exercise groups, art classes, dancing, etc. Occupancy will be posted per fire code.
- f. The district reserves the right to suspend any or all privileges granted to any organization, group, or individual whose activities or use of Holiday Island rental facilities is considered unacceptable by the district.

(4) *Fees and deposits:*

- a. Authorized property owner groups (those groups meeting the 70 percent property owner criteria—Group A) will be charged for the use of selected Holiday Island rental facilities, as outlined in section 5-38. Rental time allocation shall include setup and cleanup. Authorized groups not fulfilling cleaning obligations may be required to post an additional cleaning deposit prior to any future use of any Holiday Island rental facilities.
- b. Cleaning deposits are required at the time of the reservation. Rental fees must be paid no later than two weeks in advance of the scheduled activity. Cancellations must be made at least two weeks prior to the reserved date. Cancellations within two weeks of the reservation date will forfeit the cleaning deposit.
- c. All rental fees for individual property owners (Group B) and outside organizations (Group C) are scheduled on a four-hour minimum basis; rental time allocation shall include setup and cleanup. Individuals and/or groups not fulfilling cleaning obligations may be required to post an additional cleaning deposit prior to any future use of any Holiday Island rental facilities.
- d. Individual property owners and outside organizations must pay rental fees and cleaning deposits as outlined in section 5-38.

(5) *User responsibilities:*

- a. Property owners (and their guests) and visitor users are expected to use all due care with the furniture, fixtures, and facilities when using Holiday Island rental facilities. These facilities are maintained for all Holiday Island property owners via their annual assessment and should be treated accordingly.
- b. The organization, group, or individual using the facility agrees to assume full responsibility for any damages to the building or its contents resulting from the use of the rented facility.
- c. No pets or animals of any kind are allowed in Holiday Island rental facilities, with the exception of handicap-assistance animals.

- d. All Holiday Island rental facilities are nonsmoking facilities.
- e. The district actively encourages all groups and/or organizations using the ballroom or the barn who require catering services to utilize the services of the district restaurant (The Grill) service operation.
- f. Individuals using Holiday Island rental facilities are expected to return said facilities to the condition in which they were found by following the cleaning procedures outlined below:
 - 1. Sweep and dust mop (as needed) all floor areas and wipe up any spills; vacuum all carpet areas as needed; pick up trash from floors, tables, and cabinets.
 - 2. Damp wipe and dry all tables, chairs, counter tops, and sinks used.
 - 3. Reposition all furniture to its original location; place any additional tables and chairs used in storage areas (tables and chairs are not to be left on the ballroom dance floor).
 - 4. Clean kitchen areas (if used); clean and empty refrigerator; turn off all cooking devices; clean all dishes and utensils and store in designated areas; empty dishwasher; remove all food.
 - 5. Securely bag all trash and garbage, and place in designated trash cans or dumpsters located outside rented facilities.
 - 6. Clean restrooms.
 - 7. Remove all decorations placed by users for their functions.
 - 8. Turn off all lights, lock doors, and return keys promptly when cleaning procedures are completed.

Sec. 5-36. Recreation complex rules.

The Holiday Island recreation center is a year-round facility provided for the exclusive use of Holiday Island property owners and their guests. The facilities at the recreation center are not open to the general public. These rules have been established to ensure a pleasant atmosphere and an enjoyable, safe recreational experience. The district manager, in conjunction with the recreation director, may eject individuals from the recreation complex based on rules infractions. The district manager may suspend privileges for repeated or serious rule violations.

(1) *Recreation fees:*

- a. All individuals using the recreation center facilities must check in at front counter and, if applicable, pay daily use fees as outlined in section 5-38.
- b. Proper identification must be shown at time of sign-in.
- c. Guests of property and timeshare owners and RCI exchanges will be charged daily use fees as outlined in section 5-38.
- d. While some recreational amenities are free (as outlined in section 5-38), their use must be scheduled through the recreation center office. If others are waiting to use the facilities, facility time shall be limited to not more than one and one-half hours.

(2) *Swimming pools:*

- a. At a minimum, pool areas will be open seven days per week from mid-May to mid-September, weather permitting. Generally, the pools will be open during hours set by the District Manager and the recreation director, except when closed by management for servicing or weather:

Special evening hours may be established as warranted by the recreation director.

- b. Use of the swimming pools shall be at the individual swimmer's risk. Lifeguards are not regularly scheduled on duty; when lifeguards are on duty, swimmers must obey all instructions.
- c. All swimmers must obey the posted rules for appropriate pool behavior, and any subsequent posted rules, while using the pools. Anyone who violates posted rules may be denied access to the facilities.
- d. Adult swim hours are as posted and are restricted to individuals at least 21 years old.

Sec. 5-37. Campground rules.

The Holiday Island campground is a short-term recreational camping facility intended for temporary vacation camping. The campground is a semi-private facility that exists for the beneficial use of property owners and their guests, but is also available to non-property owners.

(1) Registration:

- a. The campground will open on the first weekend of April and will close at 2:00 p.m. on October 31.
- b. No one under the age of 21 will be allowed to register. All campers under 18 years old must be accompanied and supervised by the registrant.
- c. Upon arrival, all campers are required to register and pay appropriate fees to the campground host. Check-in/check-out time is 12:00 noon.
- d. If the campground host is unavailable upon arrival, registration and fees must be submitted no later than 10:00 a.m. the day following arrival.
- e. Registration cards are to be displayed in the holders provided at each campsite.
- f. Reservations may be made no less than 14 days in advance of arrival. A check for the entire length of stay must be received no less than seven days prior to arrival.

(2) Site rules:

- a. Assignment of sites is made by the campground host at the time of arrival. Every effort will be made to assign sites which accommodate the individual camping unit. If you occupy a numbered campground site (equipped with utility hookups), you will pay the applicable daily or monthly rate as outlined in section 5-38 for the type of site (which includes the utility charge).
- b. The area designated as overflow camping, with no hookups, has a maximum occupancy length of seven days. Units in this area cannot be left vacant more than one day without written permission from the District. If occupant leaves the site for more than one day without written permission, their belongings may be removed. The campground is not to be used as a storage area.
- c. Property owners may stay for an unlimited period during the season, subject to the campground rules.
- d. The campground pavilion is primarily for day use only. The facility is available to campers on a scheduled basis through the campground host for parties, etc.
- e. Quiet hours are from 10:00 p.m. to 7:00 a.m., seven days per week. Campers are expected to be considerate of their neighbors at all times. Any act that interferes with the enjoyment of others will terminate your stay with loss of camping fees.
- f. Campfires are allowed only in the fire rings located at each site and only when there is no fire ban in place. Campfires shall never be left unattended.

- g. Well-behaved pets are allowed but must be on a short leash at all times, and owner is responsible for immediate cleanup of their pets. Pets are not allowed in the shower house. Pets should never be left unattended (that means in RVs, tents, cars, campsites, etc.) Pet owners will be totally responsible for their pets at all times.
 - h. Washing vehicles or camping rigs at the campground is prohibited.
 - i. Campsites are expected to be kept neat, clean, and orderly at all times. A trash dumpster, located behind the shower house, is provided to dispose of all waste material.
 - j. Individuals violating site rules are subject to removal from the campground and forfeiture of any prepaid camping fees.
 - k. The district will not be responsible for injuries sustained at the campground or for damage to personal property while staying at the campground.
 - l. The district reserves the right to refuse service to anyone and the right to assign/change camping sites and parking of all vehicles.
- (3) *Fees.* Persons wishing to use the facility may camp upon payment of a daily use fee (which includes utilities depending on the site). All fees include applicable state sales and tourism taxes. Fees are outlined in section 5-38.

Sec. 5-37.5. Marina rules.

The Holiday Island Marina is a public use recreational facility on Table Rock Lake, a United States Corps of Engineers-managed waterway. These rules have been established to assure a safe and enjoyable water recreation experience.

- (a) In the interest of public health and safety, a 50-foot "no fishing" buffer is established around the docks; fishing on the marina or anywhere within this buffer is strictly prohibited⁽¹⁾.
- (b) Carrying fuel containers on the marina and fueling watercraft from containers is prohibited⁽²⁾.
- (c) Utilization of extension cords only allowed with supervision; cords left unattended are prohibited. In addition, extension cords shall not be attached to the marina structure in any manner. Detailed guidelines for the use of extension cords are available from the marina operator⁽²⁾.
- (d) Occupying any lands, buildings, vessels or other facilities within the marina for the purpose of maintaining a full- or part-time residence is prohibited⁽¹⁾.
- (e) Open fires, lighted bar-b-ques, or any open flame cooking of any nature are all absolutely prohibited anywhere on the docks or boats in the marina. Any cooking or heating which, in the opinion of the marina operator, is dangerous or not under control shall be terminated at once.
- (f) The entire marina inside of the channel marker buoys is a designated "no wake area." operators are reminded that any vessel whose wake causes damage will be held liable for any such damage.
- (g) Personal watercraft, dinghies, kneeboards, tubes, outboard motors, trolling motors, etc. shall not be stored on dock head piers, finger piers, columns or structures.
- (h) Bicycles, skateboards and roller skates are prohibited on docks, walkways, sidewalks, and parking areas, or anywhere there is congestion or activity.
- (i) The attaching, hanging, or suspending of any object from the marina structure that, in the opinion of the marina operator and the district, creates a hazard or compromises the integrity of the facility is strictly prohibited.
- (j) All trash and debris must be either hauled away for disposal or disposed of in designated trash receptacles located on the marina.
- (k) Children under the age of 12 must always be under the supervision and responsibility of an adult.

- (l) In the interest of safety, running, climbing on the marina structure, and/or horseplay is prohibited.
- (m) Swimming inside the marina "no wake area" is prohibited.
- (n) All pets should be kept on leash or under tight control. Pets are to be toileted off the marina structure, or the owner shall be responsible for immediate cleanup.
- (o) The marina reserves the right to relocate any boat or personal watercraft, should its location cause a safety hazard or impede the effective working of the marina.
- (p) The Holiday Island Suburban Improvement District (HISID) reserves the right to eject any individual for repeated violations of posted Corp of Engineers and/or HISID Marina rules and regulations.

⁽¹⁾ As per Lease No. DACW03-1-00-0024 between the U.S. Army Corps of Engineers and the Holiday Island Suburban Improvement District.

⁽²⁾ As per Regulation No. 405-1-12, U.S. Army Corps of Engineers, Safety Directive for Docks.

Sec. 5-38. Amenity fee schedule.

- (a) The amenity fee schedule from time to time shall be established by resolution by the Board of Commissioners.
- (b) The district manager of Holiday Island Suburban Improvement District shall have the right to adjust charges/fees from time to time on a temporary basis in order to offer promotional rates. User fees and activity card charges are in U.S. dollars (\$) and subject to applicable sales tax.

Sec. 5-39. Golf course tournament and outing requirements.

- (a) Holiday Island golf tournaments and outing events can be scheduled with approval of the district's golf professional, subject to the provisions of subsection 5-34(2). Every effort will be made to avoid closing the golf course(s) all day for tournaments/outings, and to provide open times each and every day for regular play for the property owners of Holiday Island.
- (b) Tournament/outing fees, 18-hole course as defined in signed golf tournament contract. There are no restrictions on who may schedule a tournament. The cost is \$40 per person
- (c) Tournament/outing fees, 9-hole course (9 holes only) as defined in signed 9-hole golf tournament contract. There are no restrictions on who may schedule a tournament. The cost is \$15 per person

All Regulations, Resolutions, or Orders of the Holiday Island Suburban Improvement District, or parts of the same, in conflict with this Regulation are repealed to the extent of such conflict.

First Reading: June 22, 2026

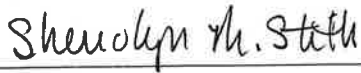
Second Reading: June 24, 2026

Passed this 24 day of June 2026



David Rochefort
Chairman, Board of Commissioners
Holiday Island Suburban Improvement District

ATTEST:



Sherrolyn Stith,
Secretary, Board of Commissioners
Holiday Island Suburban Improvement District

