SANDESTIN OWNERS ASSOCIATION, INC.

TRAFFIC ENFORCEMENT RULE

Original Effective Date: 4/2011

Rev. 17 SOA Board Approved 10/23/2025

WHEREAS Sandestin Golf and Beach Resort is a mixed community, combining residential with commercial activities, and continues to grow in population, both permanent and transient, and in an effort to promote and enhance the safety aspects of living in and visiting the property for the best interests of all concerned; and

WHEREAS Article IV, Section 4 d & e of the Sandestin Declaration of Covenants, Conditions, & Restrictions gives the Association the right to adopt reasonable rules and regulations pertaining to the use of Common Properties and any facilities included therein and the right to control and regulate all types of traffic on the Common Roads by traffic or vehicles which would or might result in damage to Common Roads or pavement; and

WHEREAS, Article IV, Section 4 c of the Sandestin Declaration of Covenants, Conditions & Restrictions gives the Association the right to suspend the rights and easements of enjoyment of any member, lessee or guest of any member for any period, not to exceed sixty (60) days, for any violation of its published rules and regulations; and

ACCORDINGLY, in order for the Board to provide safety and protection for pedestrians, children, bicyclists, golfers, joggers and drivers on the common roadways through Sandestin, this Rule is hereby adopted and provides:

1. Motor vehicles must yield the right-of-way to all pedestrians (including children, bicyclists, golfers, and joggers) on the roadways, expressly including designated or marked crosswalks and/or bike and jogging paths or lanes, throughout Sandestin.

2. Pedestrians and bicyclists will comply with Florida law where applicable. Pedestrians should remain on the sidewalk where provided, and if none, walk on the left side of the roadway in relation to the direction of travel, facing traffic. Cyclists should travel in a bicycle lane if available and if not the right most portion of the roadway in the direction they are traveling and will travel not more than two abreast. A cyclist travelling on a sidewalk will give right of way to any pedestrian and give an audible signal when passing. Neither pedestrians nor bicyclists shall impede the normal flow of traffic. Roller skates or blades or toy vehicles should not be operated in the roadway except where crossing the street.

3. For Rules regarding the use of electric bicycles, please refer to the Electric Bicycle Policy.

4. With the exception of maintenance vehicles and those vehicles designated to assist the handicapped, no motorcycles, mopeds, go-carts, all-terrain vehicles, gas powered bicycles or tricycles, or other motorized cycles or scooters, including but not limited to “hoverboards”, Segways, skateboards, any other recreational vehicle, personal transport device, or self-balancing board (see Golf Cart Policies and Rules for use of golf carts) shall be allowed to operate on common areas, limited private areas, parcels, common roadways or any part of the property. Restricted motorcycle access will be allowed for Sandestin Property Owners and Long Term Renters (those with a lease of 1 year of greater). This access will be through the East Gate to the Sandestin Storage Facility by way of the route described in Attachment A, and allowed for registered motorcycles only. Motorcycles will be subject to all

other portions and conditions of the Rule, including the restrictions for operating on common property and all other parcels. All motorcycles will be required to be registered with the Association and provided an RFID. The RFID must be permanently affixed to the motorcycle and will only be issued when a valid lease agreement with Sandestin Investments storage facility is presented indicating a space in the storage facility is secured. The RFID will be activated only for the term of the lease. For rules regarding the operation of golf carts or other low speed vehicles, please refer to the Golf Cart Operations Policy. Sandestin Owners Association will follow vehicle classifications as defined by the Florida Division of Highway Safety and Motor Vehicles (DMV) when determining how or if registration and access is permitted. All Association rules and regulations will be applied to vehicles as they are classified.

5. All drivers of motor vehicles on the roadways in Sandestin are required to drive safely, to yield the right-of-way to all pedestrians, to have a valid driver's license, current vehicle registration, current insurance, to observe posted speed limits and other traffic control signs and to respect and obey instructions from any Security Officer at any time while using the roadways in Sandestin.

6. All drivers are required to stop at all gates that are in the closed position until the gate arm is raised or opened, either manually or by electronic means (including Radio Frequency Identification ("RFID"), access code, or remote transmitter). Any person who knowingly enters a gate without authorization, including by "tailgating" and/or or by accelerating in order to have more than one vehicle pass through the gate without authorization, may be subject to removal from the property or to fines as outlined in the Schedule of Violation Fines and Points. Unless due to direct negligence by the Sandestin Owners Association, or mechanical malfunction, the Sandestin Owners Association shall not be liable for any damage or injury that occurs during the operation of any gate by electronic means.
    A. All Security Officers are authorized to stop vehicle operators who are violating or suspected of violating traffic control regulations, including speed limit regulations, and to issue citations for any violation of this Rule. Additionally, all Security Officers shall possess the basic knowledge of the operation and use of RADAR speed measuring devices. Security may conduct periodic photographic speed monitoring by use of video radar surveillance equipment. All issued citations will be pursuant to the Schedule of Violations, Fines and Points. All violators will be required to sign and accept a copy of the citation and will be provided the proposed fine amount in accordance with the "Schedule of Violations Fines and Points" incorporated into this Rule. The citation will bear the operator's name, address, vehicle description, and nature of violation along with any other pertinent information that may be required. Any citation issued as a result of the use of surveillance equipment will be mailed to the violator along with a photograph of the vehicle, date, time, and speed. The acceptance of the citation is the notice of proposed fine to be assessed as required by Chapter 720 of the Florida Statutes.
    B. All fines or suspensions will be imposed upon approval of the Fine Hearing Committee. The Violator will be notified of the date, time, and location of the Fine Hearing committee meeting with a minimum 14-day notice provided.
    C. The violator who fails to pay the fine may be subject to the de-activation of any remote gate opening device, provided the device does not impede ingress or egress to the violator's residence.
    D. Unless the fine is dismissed by the Fine Hearing Committee, any person who fails to pay may have their driving privileges on the common roadways revoked for a period of 60 days. In the case of a homeowner, access to the common roadways will be limited to ingress and egress to the violator's residence.
    E. Any person requesting a decal or RFID will not be permitted to obtain one if any assessments or fines are in arrears or driving privileges are currently suspended.

7. All vehicle operators on the property, owners or lessees, their guests, visitors and employees will be required to obtain a pass, decal or RFID for ingress to the property. Passes will be obtained at the Security Gate and decals or RFID's at the Association office.
    A. All vehicles will be required to display their access pass or permanently affix their RFID to the windshield at all times while operating on the property.
    B. All employees of any commercial establishment or commercial member will be required to obtain an RFID and a secondary decal identifying and restricting them to access to the location on the Property for which they have been granted access. The employee will only be granted access to the section of property for which they are employed AND the decals will serve as a means to monitor the parking lots to ensure appropriate usage. All fines and fees will be consistent with those established with the Association.
    C. In the case of paper access passes issued to day visitors, the pass will provide them direct access to and from their approved destination.
    D. Any violation of this section will result in a fine as described in the Schedule of Fine and Points.
    E. For the purpose of this section, a DAY VISITOR is defined as a non overnight visitor, which does not require lodging accommodations, nor will be residing at the residence of a Member over night or longer OR a visitor to a commercial establishment, i.e. restaurants, golf, tennis retail, marina, or conference with no intentions or reservations to stay overnight.

8. All contractors, sub-contractors, and their laborers, and any commercial vehicle will be required to purchase annual decals for their vehicle. In lieu of a decal the contractor may purchase an RFID, which will be subject to the access limitations and requirements described herein. Each contractor shall provide driver's license, insurance, and registration. Each contractor may obtain one (1) ten (10) day pass in lieu of a decal, however for workers requiring more than 10 days, an annual permit decal must be purchased. The price of these decals shall be set by the Association and is subject to change without notice. The Association Management may waive these requirements in the interest of major projects or at their discretion.

9. Construction access and on-premise hours are limited to:
    - 0700 - 1800 Monday through Friday March through October
    - 0700 - 1700 November through February
    - 0700 - 1700 Saturday year round

    No work is allowed on Sundays or holidays, including but not limited to the following:

    New Years Eve (early closure)
    New Years Day
    Memorial Day
    Fourth of July
    Labor Day
    Thanksgiving Day
    Christmas Eve (early closure)
    Christmas Day

    Any approvals for access or extended work hours will be through the Executive Director, ARB Department, or the Director of Security for all commercial access matters. "Commercial access" is defined as any entity not performing construction, such as emergency maintenance or repairs, deliveries, estimates etc. Failure to comply will result in fines and or penalties or other appropriate enforcement action.

10. This Rule applies to all members of the SOA, to the members of their households, their guests, employees, and all other drivers and vehicle owners using the roadways at Sandestin. Sandestin Property Owners shall assume responsibility for vehicles operated by persons they have issued owners decals to, their guests, invitees, or tenants, and will be responsible for any fines due to the Association. Any person who fails to comply with the requirements of any section of this Rule may be subject to additional penalties that include trespass notifications for nonpayment of fines if the offender is a non-member of the Association, towing or booting of a vehicle if the driver is the owner of the same and is a non-member of the Association.

11. The Board may waive the procedures described herein in an emergency or a severe situation because of the Board's responsibility to advance the peace and safety within Sandestin.

12. This Rule shall be adopted and enforced and continue in force unless modified, amended or rescinded by the SOA Board of Directors, and may be reviewed annually for content revisions.

13. Notice of the adoption of this Rule shall be distributed in writing or by appropriate electronic publication.

SCHEDULE OF VIOLATION FINES AND POINTS

VIOLATION	TRAFFIC FINE	POINTS ASSESSED
SPEEDING		
1-5 MPH OVER POSTED LIMIT	$0	1 POINT
6-15 MPH OVER POSTED LIMIT	$50.00	3 POINTS
16+ MPH OVER POSTED SPEED LIMIT	$100.00	6 POINTS
STOP SIGN EACH OFFENSE	$50.00	2 POINTS
FAILURE TO YIELD RIGHT-OF-WAY - EACH OFFENSE	$50.00	2 POINTS
UNAUTHORIZED PARKING - EACH OFFENSE	$50.00	1 POINT
HANDICAPPED (WITHOUT PROPER PERMIT) EACH OFFENSE	$100.00	2 POINTS
FAILURE TO PROPERLY REGISTER VEHICLE FIRST OFFENSE	$50.00	1 POINT
SECOND OFFENSE	$100.00	2 POINTS
THIRD OFFENSE	$100.00	SUSPENSION
UNAUTHORIZED GATE ENTRY - EACH OFFENSE	$100.00	6 POINTS
UNAUTHORIZED USE OF RFID OR DECAL EACH OFFENSE	$100.00	6 POINTS
AND RFID DE-ACTIVATION		
USE OF PASS FOR ACCESS TO AN UNDESIGATED LOCATION EACH OFFENSE	$100.00	6 POINTS
ANY OTHER VIOLATION HEREIN - EACH OFFENSE	$100.00	6 POINTS
RECKLESS DRIVING(operation detrimental to safety or as the result of an accident) EACH OFFENSE	$100.00	6 POINTS
FAILURE TO FOLLOW PEDESTRIAN AND BICYCLE SAFETY RULES EACH OFFENSE	$50.00	0 POINTS

- Speed in excess of 16 mph above the speed limit or Reckless Driving will result in 6 points.
- Suspension will be for sixty (60) days.
- All assessed points will be removed from the violator's record after a twelve (12) month period from the date of citation.
- Accumulation of 6 points in a one-year period will result in restriction or suspension of driving privileges on the common roadways.

2/20/14 Revision includes addition of paragraph 6B and additional penalty descriptions for violation of vehicle registration.
1/22/15 Revision adds the Temporary Resolution found on page 6.
4/21/16 Revision added the word "hoverboard" to specifically list this as a prohibited motorized vehicle and approved the motorcycle addendum as a permanent part of the policy.
8/22/24 Revision to fine schedule.

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ATTACHMENT A