

Westlake Villas Management Corporation

Lot 311559, Jalan Batu Sinar, Bandar Barat, 31900 Kampar, Perak.

WESTLAKE VILLAS
HOUSE RULES

www.danishhouse.com.my

Westlake Villas Management Corporation

Lot 311559, Jalan Batu Sinar, Bandar Barat, 31900 Kampar, Perak.

NOW THIS DEED WITNESSETH as follows :-

THE PURCHASER HEREBY AGREES AND COVENANTS WITH THE DEVELOPER as follows :-

1.0 DEFINITIONS

1.01 Words and expressions herein shall unless repugnant to the context shall have the same meanings given or assigned to them in the Sale Agreement :-

- (a) "Building and Common Property (Maintenance and Management) Act" means the Building and Common Property (Maintenance and Management) Act 2013 or any modification and re-enactment thereof;
- (b) "Condominium Project" shall include the building or buildings comprising the individual parcels, the common property and the car parks which are collectively known as **WESTLAKE VILLAS** Condominium.
- (c). "Common Property" means and includes :-
 - (i) the portion of the Building which are not included within the said Parcel and the other parcels;
 - (ii) the remainder of the said Land together with any other buildings standing thereon but excluding areas reserved for parking of motor vehicles;
 - (iii) easements through the said Parcel and the other parcels for conduits, ducts, plumbing, wiring and other facilities for the furnishing of utility services to the said Parcel and the other parcels and the Common Property;
 - (iv) an easement in every portion of the said Parcel and the other parcels which contributes to the support of the Building of which the said Parcel and the other parcels form a part;
 - (v) the property and installations required for the furnishing of utilities and other services to the said Parcel or to the Common Property;
 - (vi) any other parts of the Building and the said Land designated as Common Property in this instrument.
- (d) "Guest" shall refer to any person(s) who is not a Purchaser or Resident and whose presence in the Condominium Project is at the invitation of a Purchaser.

Westlake Villas Management Corporation

Lot 311559, Jalan Batu Sinar, Bandar Barat, 31900 Kampar, Perak.

- (e) "Joint Management Body" means the joint management body established under Section 4 of the Building and Common Property (Maintenance and Management) Act;
- (f) "Management" shall refer to the Management or any appointed Managing Agent authorised by the Management Corporation (when formed) to enforce these rules.
- (g) "Management Corporation" means the management corporation established under the Strata Management Act 2013 to manage the Condominium Project.
- (h) "National Land Code" means the National Land Code, 1965 and the statutory amendments and/or re-enactment thereof.
- (i) "Occupants" shall include owners, lessees, lawful servants, agents, permittees and licensees.
- (j) "Purchaser" shall include the owner, occupant, lessee, lawful servant, agent, permittee and licensee.
- (k) "Service Charge" means a share of all expenses properly incurred by the Management including but not limited to administrative expenses in maintaining, repairing and managing the Common Property, paying rent, rates premium of insurances and all other expenses incurred in discharging all obligations of the Management herein, which are from time to time assessed by the Management to be payable by the Purchaser and the other purchasers thereof.
- (l) "Other Charges" include all quit rent, sinking fund, local authority assessment, fines and all other money imposed by or payable to the management in accordance to the rules and regulation detailed herein.
- (m) "Strata Titles Act" means Strata Management Act 2013 and the statutory amendments and/or re-enactments thereof.
- (n) "The other parcels" means all the other parcels in the Condominium Project occupied by the Other Purchasers (as defined herein) or their tenants, licensees, permittees or invitees.
- (o) "The Other Purchasers" means all the other purchasers of the residential apartments in the Condominium Project.
- (p) "Defaulters" are those parcel proprietors/persons, who has not fully paid the Service Charges and Other Chargers at the expiry of the period of fourteen (14) days of receiving a notice from the Management Corporation.

Westlake Villas Management Corporation

Lot 311559, Jalan Batu Sinar, Bandar Barat, 31900 Kampar, Perak.

- 1.02 All references to provisions of statutes include such provisions as may be amended or re-enactment from time to time.
- 1.03 Words applicable to natural persons include any body of persons or corporation and vice versa.
- 1.04 Words importing the singular number shall include the plural number and vice versa.
- 1.05 Words importing the masculine gender shall include the feminine and neuter gender and vice versa.
- 1.06 **SPECIAL NOTES**
- (a) Disclaimer of Liability
The Management, its agent and its employees shall not be liable in any manner whatsoever for loss of or damage to any person, property or injury to or death of any person in the Condominium Project or any part thereof or the use of all or any of the facilities therein.
- (b) Amendments And Alterations
The Management reserves the right to amend, alter, vary or change any or All of the above terms, covenants or conditions from time to time as it deems necessary.

Westlake Villas Management Corporation

Lot 311559, Jalan Batu Sinar, Bandar Barat, 31900 Kampar, Perak.

2.0 COMMON PROPERTY

2.01 Maintenance of Common Property

In the event that a damage is caused to the structure of the common property and the said Building in circumstances beyond the Management's control and the Management contribute to recourse to insurance, the parcel proprietors shall upon demand by the Management contribute to the costs and expenses incurred in making good the said damages including any interest accrued.

2.02 Liabilities For Damages To Common Property

Any damages caused to Common Property shall be assessed by the Management and the cost of repair and/or replacement will be charged to the Purchaser responsible.

2.03 Water And Electricity

No Purchaser and or his contractor is/are allowed to utilise tap water/electricity supply from the Common Property.

2.04 Combustible Materials And Dangerous Substance

- (a) Highly combustible substances such as paint and petroleum products should not be placed in the refused chambers or common areas.
- (b) Substances which may give risk to smoke, fumes or obnoxious smell, such as kerosene liquefied petroleum gas, should be kept in limited quantities for normal household usage.
- (c) No explosives of any kind may be kept, store or used in service suite.
- (d) Fire fighting equipment must not tamper with or misused other than for emergency purpose.

2.05 Exterior Façade of Service Suite Building

Brooms, mops, carton, notices, advertisement, poster, illuminations and means of visual communication shall not be placed on window, doors and passages so as to be in view from the outside of the service suite unit.

Westlake Villas Management Corporation

Lot 311559, Jalan Batu Sinar, Bandar Barat, 31900 Kampar, Perak.

3.0 COMMON FACILITIES

- 3.01 To maintain the exclusiveness of condominium living, all the common facilities in **WESTLAKE VILLAS** are mainly intended for use by the occupants only.
- 3.02 Once a parcel is leased out, the entitlement to the use of the Common Property and the facilities is automatically transferred to the lessee and the lessor is no longer entitled to use these facilities notwithstanding that the Purchaser is the lawful registered owner.
- 3.03 Employees of occupants are not permitted to use the recreational facilities unless they are signed in as guests on each occasion.
- 3.04 The Purchaser hereby agrees to abide by the Rules and Regulations for use of the common facilities and any reasonable payments payable thereto for the use of such facilities and the Purchaser hereby agrees to such amendments made to the rules and regulations as shall be determined by the Management from time to time in its sole discretion.
- 3.05 A Purchaser must accompany his guests when using the facilities.
- 3.06 The Purchaser will be held responsible for any damages caused by him or his guests. Any damage caused by previous user(s) of the facilities should be reported to the Management immediately before the commencement of use of the facilities.
- 3.07 The Management may require any person using the facilities to identify himself or herself if necessary.
- 3.08 Any person found in breach of any rules and regulations may be asked to leave the facility premises by the Management or anyone under the order of the Management.
- 3.09 Whilst the Management will take every precaution to ensure that the facilities are properly maintained, all purchasers and guests use the common facilities at their own risk. The Management is not responsible for any injuries or damage sustained by the users or for any loss and/or damage to their personal property.
- 3.10 The rules and regulations applying to the use of the facilities are subject to change without prior notice.

Westlake Villas Management Corporation

Lot 311559, Jalan Batu Sinar, Bandar Barat, 31900 Kampar, Perak.

4.0 CAR PARK

4.01 Additional Structures On Car Park

The Purchaser shall not fix grills or place or build any form of obstruction whatsoever on the entrance exit or driveway to or in the car park areas or any other area in the car parks not designated for the parking of cars and the Developer is entitled to remove at the cost of the Purchaser any such obstruction so caused by the Purchaser.

4.02 Owner's Risk

The Management will not be responsible for any theft, loss or damage or other misdemeanour to the vehicles and/or their contents parked in the designated lot howsoever arising.

4.03 Visitor's Car Parking Lots

- (a) Any guest wishing to park in the Visitors' Car Parking Lots will be levied parking charges for car parked for more than six(6) hours. Vehicles parked for more than twenty-four(24) hours will be wheel clamped and subject to an unclamp fee. Kindly refer to Schedule A.
- (b) A guest shall only park in designated Visitors' Car Parking Lots.
- (c) Visitors' Car Parking Lots shall not be utilised by the parcel proprietors. In the event should this happen, the owner will be served a twenty-four (24) hour notice to remove his/her vehicle, failing which the vehicle will be towed away at the cost of the owner without any further notice, and a levy shall be imposed. Kindly refer to Schedule A.

4.04 Car Sticker

- (a) A non-transferable car sticker will be provided for each car park lot owned by the occupant and the same is to be displayed prominently on the windscreen at all times for easy identification.
- (b) An occupant who wishes to obtain or renew a car sticker must apply to the Management, supplying his name and condominium unit number. The car sticker shall be issued after receipt of the required remittance (determined by the Management) and the surrender of the expired sticker for renewal.
- (c) Any loss of car stickers must be reported in writing immediately to the Management and/or a police report lodged (a copy extended to the Management) and a fresh sticker would thereafter be issued. Please refer to Schedule A.

Westlake Villas Management Corporation

Lot 311559, Jalan Batu Sinar, Bandar Barat, 31900 Kampar, Perak.

(d) Cars without approved car stickers will not be allowed to enter the Condominium Project.

(e) Tenancy Agreement Required on Application by Tenant

Application for a car sticker & car park access card for the tenant, a copy of the Tenancy Agreement must also be submitted together with the application form, and as well as a letter consent from the Landlord.

(f) Vehicles of any resident/parcel proprietor without the authorized car park access card will not be allowed entry into the car park area.

4.05 Car Wash And Repairs

Only car polishing is permitted on the said lot provided that no excessive dirt, mud and/or water is to be left thereon in which instance the car shall only be washed at a specially designated area reserved for this purposes. Except for minor repair works, no heavy repair work shall be permitted on the parking lot. (A "heavy repair" includes a repair that involves excessive noise or spillage of oil or dirt).

4.06 Motorcycles, Bicycles, etc.

Motorcycles, bicycles and other similar forms of transport shall be parked at the designated parking lots and on no occasion should these vehicles be left or parked in any other car park lots or brought into the lift and parked along corridors or other areas.

4.07 Unauthorised Vehicle at Other Resident's Bays Will Be Wheel clamped &/or Towed Away

Any vehicles found parked at other resident's car park bays without permission of the owner of the car park bay will have his/her vehicle wheel clamped and if the vehicle is not removed within twelve (12) hours, it will be towed away at the cost of the owner without any further notice and similarly, a levy shall be imposed. Kindly refer to Schedule A.

4.08 Non-Resident Owners Need to Register Vehicles at Guardhouse

Non-resident owners, who have rented out their condominium units and are on visit to their property, shall have to register themselves at the guardhouse and park at the visitor car park bays allocated to them. They will also be issued with a visitor's access card(s), which must be surrendered when leaving the Condominium Project.

4.09 Renewal of Car Sticker

Renewal of the car sticker will be on a yearly basis and is subject to no outstanding Service Charges and/or Other Charges by the Purchaser.

Westlake Villas Management Corporation

Lot 311559, Jalan Batu Sinar, Bandar Barat, 31900 Kampar, Perak.

4.10 Unauthorised Vehicles or Unattended Vehicle

Any unauthorized vehicle found parking within the Condominium project or outside of designated parking bay for more than 30 minutes shall be towed away or wheel clamped at the vehicle owner's expense without prior warning. Kindly refer to Schedule A.

4.11 Speed Limit

The speed limit within the Condominium Project is fifteen (15) km/hour and the manner of driving shall always be cautious and courteous.

4.12 Car Alarm Causing Nuisance

If the false alarm of a vehicle becomes too frequent and a nuisance to other residents, the Management is entitled to deactivate the access card of the resident concerned and ban the vehicle from entering.

4.13 Deactivation of Access Cards

The Management reserves the right to deny access to the Condominium Project via the deactivation of access cards of any defaulter with respect to the Service Charge or Other Charges. For the avoidance of doubt, if the Landlord is the defaulter but his property is tenanted, access for his tenants or occupants of his property will also be denied.

Westlake Villas Management Corporation

Lot 311559, Jalan Batu Sinar, Bandar Barat, 31900 Kampar, Perak.

5.0 ACCESS CARD

5.01 Resident Access Card hereinafter known as (“RAC”)

- (a) To ensure proper control of security and access without hassle, all residents must apply for the RAC at the Management Office. Please refer to Schedule A for the number of complimentary RAC each Parcel is entitled for.
- (b) Any loss of card must be reported immediately in writing to the Management and a fresh card would be issued. Please refer to Schedule A for charges.
- (c) In the event when there is a change of occupant, the owner is responsible to ensure that the card is returned to the Management only then can the new resident/tenant be issued with a fresh resident card.
- (d) The access card shall remain the property of the Management.
- (e) **Tenant’s Resident Access Card**
Each proprietor is responsible for applying for his incoming tenant(s) RAC from the Management. The number of complimentary RAC may vary according to the size of the condominium unit. Additional card is chargeable. Kindly refer to Schedule A.
- (f) **Tenant Applying On Behalf**
In the event the tenant applies directly to the Management for a new RAC, he will be required to submit a letter of Consent/Authorisation for the same from his Landlord together with a copy of his tenancy agreement.
- (g) **Loss/Replacement of RAC**
In the event of a lost or damaged card, a fee will be imposed for issuance of a new RAC. Kindly refer to Schedule A.
- (h) **Surrender of Resident Card**
In the event a resident moves out, the RAC must be surrendered to the Management and in return, the card holder will be reimbursed RM30 from his deposit. The balance of RM 20 will be treated as administrative charges for the card by the Management.
- (i) **Right to Deny Entry**
The Management or its representative reserves the right to refuse entry in the Condominium anyone who is unable to produce her or her Resident Card upon request.

Westlake Villas Management Corporation

Lot 311559, Jalan Batu Sinar, Bandar Barat, 31900 Kampar, Perak.

- (j) **Right of Refusal of Enjoyment of Common Facilities**
The Management reserves the right to refuse any resident the enjoyment of the common facilities until all outstanding Service Charges, Other Charges and booking/reservation fees are fully settled.

5.02 Visitor's Access Card

- (a) For the purpose of Security, each guest on entering the Condominium Project will be issued a visitor's access card in exchange for a personal identification card attached with a photo fit of the visitor such as the Driver's Licence.
- (b) Loss of visitor access card will be subject to a fine payable by him/her. Kindly refer to Schedule A.

5.03 Change of Occupant / Tenant

- (a) **Obligation to Notify Change of Occupancy**
Owners/ residents must immediately notify the Management in writing of any change of occupancy of their parcel prior to any moving in or out. Please refer to Schedule A for charges
- (b) For outgoing residents, all residents cards and access cards must be surrendered to the Management, failing which the Landlord will have to bear the costs of loss of cards before new cards can be issued.
- (c) **Transfer of Right of Entitlement to Tenant**
Once a unit/lot is rented out, the right or entitlement to the usage of the common areas and the common facilities is automatically transferred to the tenant and as such the Owner is no longer entitled to use these facilities during the tenancy period.

Westlake Villas Management Corporation

Lot 311559, Jalan Batu Sinar, Bandar Barat, 31900 Kampar, Perak.

6.0 FUNERAL AND BEREAVEMENT ARRANGEMENTS

- 6.01 A Purchaser shall not hold any funeral and bereavement arrangements in the said Parcel or any other parcel so as to observe the privacy of the other occupants in the Condominium Project.

7.0 REFUSE DISPOSAL

- 7.01 No rubbish, rags, or any other refuse shall be thrown through the doors or windows of the said Parcel except into the refuse bins provided in or outside the Condominium Project.
- 7.02 A Purchaser shall ensure that all refuse be sealed in non-porous plastic bags and placed properly in the refuse bins at the refuse chamber located on each floor. All wet refuse should be thoroughly drained of any liquid and care should be taken to prevent dripping on the floor.
- 7.03 Heavy or bulky objects must be placed in the refuse bins located in the main refuse chamber provided in the Condominium Project.
- 7.04 A Purchaser using the refuse chambers/rooms must ensure that the doors are closed after use and lights switched off to prevent the growth of pest and to conserve energy.

Westlake Villas Management Corporation

Lot 311559, Jalan Batu Sinar, Bandar Barat, 31900 Kampar, Perak.

8.0 Purchasers General Obligation

8.01 Balconies & Etc.

The Purchaser hereby covenants with the Management and jointly and severally with the Other Purchasers that he shall not cause or permit any balcony and appurtenant to the said Parcel to be enclosed, covered by an awning or otherwise, increased in size or altered in configuration, nor any improvements or changes to be made thereof or to the exterior of the Building of which the said Parcel forms a part, including, but not limited to painting or other decoration of any nature; the installation of electrical wiring, television antennae, machines or air-conditioning units which may protrude through the walls or the roof of the Building, nor change the appearance of any portion of the Building.

8.02 Nuisance

The Purchaser hereby covenants jointly and severally with the Other Purchasers, owners and occupiers thereof that he shall not allow any nuisance in the said Parcel or commit any nuisance in the Common Property nor shall he engage in anything which is a source of annoyance to other residents or occupants or which interferes with the peaceful enjoyment of the other parcels and the Common Property by other residents or occupants. Without prejudice to the generality of the foregoing provisions, the Purchaser shall not, and shall ensure that none of the members of his immediate family occupying the said Parcel and his or their guests and invitees shall :-

- (a) throw rubbish, refuse or any article of any kind whatsoever from his balcony or out of his windows or on any part of the Common Property nor allow any rubbish or anything else to accumulate on his balcony which may fall therefrom;
- (b) do or allow anything to be done which might result in clogging of the sewerage and drainage pipes supplying the Building;
- (c) place any flower pots or other objects whatsoever on his balcony or window-sills or on any passage or stairs leading to the said Parcel;
- (d) conduct themselves in a manner which will not cause any nuisance to other person(s). Excessive noise, unruly or offensive behaviour are/will not be permitted;
- (e) radios, hi-fi equipment, television sets, home theatre / karaoke sets, multimedia computers, musical instrument and other audio-visual equipment shall always be operated at a reasonable volume at all times so as not to interfere with the peaceful enjoyment of other residents;
- (f) the curfew time for the House Rules Section 8.02 (d & e) is between 11.00 p.m. until 8.00 a.m. of the following day.

Westlake Villas Management Corporation

Lot 311559, Jalan Batu Sinar, Bandar Barat, 31900 Kampar, Perak.

- (g) sound their car horns unnecessarily so as not to cause disturbance or annoyance to other residents in the Condominium Project; and
- (h) play indoor games such as "mahjong" outside the said Parcel. Such games shall be limited within a condominium unit only. Players are advised to lay sufficient cushion on a table so as to ensure that no excessive noise will be emitted.

8.03 No Improper Use

The Purchaser covenants jointly and severally with the Other Purchasers, owners and occupiers thereof that he shall not make any immoral, improper, offensive or unlawful use of the said Parcel or the Common Property or any part thereof. All rules and regulations of the Management and valid laws, zoning ordinances and the regulations of all governmental bodies having jurisdiction over the said Land shall be observed. Violation of rules, regulations, laws, orders or requirements of any governmental agency having jurisdiction thereof, relating to any portion of the said Land shall be rectified by and at the sole expense of the party obliged to maintain or repair such portion of the said Land as elsewhere herein set forth.

8.04 Exterior Improvement, Landscaping

The Purchaser hereby covenants with the Management and jointly and severally with the Other Purchasers, owners and occupiers thereof that he shall not cause anything to be affixed or attached to, hung from, displayed or placed on the exterior walls, doors or windows of the Building (including awnings, signs, screens, furnitures, fixtures and equipment) without the prior written consent of the Management.

- 8.05 The Purchaser shall not install any floor tiles in the said Parcel nor install tiles or other floor covering on his balcony or patio except with the prior written consent of the Management. Tiles or other floor covering selected by the Purchaser for his balcony or patio will be permitted PROVIDED it is adequately waterproofed and its colour, material and design are consistent with standards adopted by the Management.

8.06 Lessees and Tenants

In the event of the Purchaser leasing or letting out the said Parcel, the Purchaser covenants and undertakes that the provisions of this Deed are incorporated in the Tenancy Agreement with the Tenant.

8.07 Owner(s)' Agent

- (a) Owners who are not residents in Malaysia shall appoint a local agent to represent their interest. Such owners shall file the names, addresses and telephone numbers of their agents with the Management Office prior to allowing them access to the Parcel.

Westlake Villas Management Corporation

Lot 311559, Jalan Batu Sinar, Bandar Barat, 31900 Kampar, Perak.

- (b) A condominium unit owner or his appointed agent shall be responsible for the conduct of his lessee(s) or guest(s) and shall, upon notice given by the Management, immediately remove, at his own expense, any unauthorised structure/equipment/property placed in the common areas.

8.08 Use Of Management's Employee

- (a) No occupant of the building is allowed to use any employee of the Management for any business or private errands. The Management and maintenance staff of the Condominium Project are not authorised or allowed to accept delivery of packages, parcels, etc. or perform any kind of private work for any occupant, unless on orders of the Property Management.
- (b) No tips, gifts, or gratuities are to be offered to any employee of the Management for rendering services or courtesies in the regular performance of their duties.

8.09 Solicitation

No soliciting of goods and services, religious or political activities shall be permitted in the premises.

8.10 Occupant's Guests/Invitees

- (a) Guests/Invitees of the occupants will only be permitted into the Condominium project after the security guards have confirmed with the occupants the identity of such guests. All guests of occupants will be required to provide their particulars to the security guards before being permitted entry into the Condominium Project and/or condominium units.
- (b) Occupants may inform the security guards of their expected guests by furnishing relevant details before hand.
- (c) The occupants shall be responsible for ensuring that their guests/invitees with the House Rules at all times and that their behaviour is not offensive to other occupants of the Condominium Project occupants shall be liable for any damages caused by their guests/invitees and any repair charges thereof.

8.11 Parties And Functions

- (a) Inform Management of Intention to Hold Parties or Gatherings
Residents / Owners intending to hold parties or social gatherings in their condominium units are required to inform the Management with details about the date, time and expected guest list.

Westlake Villas Management Corporation

Lot 311559, Jalan Batu Sinar, Bandar Barat, 31900 Kampar, Perak.

- (b) Parties should be confined within Condominium Unit
Private parties or functions shall be confined indoor only within the condominium unit concerned unless approved by the Management.
(Also refer to House Rules Section 8.02)

www.danishhouse.com.my

Westlake Villas Management Corporation

Lot 311559, Jalan Batu Sinar, Bandar Barat, 31900 Kampar, Perak.

9.0 RENOVATION, DELIVERY AND REMOVAL

9.01 Working Hours

Renovation, delivery and removal works are restricted to the following hours:

Mondays - Fridays	:	9.00 a.m. - 5.00 p.m.
Saturdays	:	9.00 a.m. - 1.00 p.m.
Sundays and Public Holidays	:	Closed

The Management reserved the right to change the above time schedule without prior notice.

9.02 Permission Before Commencement Of Works

A Purchaser must inform the Management and obtain permission prior to the commencement of any renovation works.

9.03 Work Schedule

A Purchaser and or his contractors has/have to inform the Management Office of his/their schedule and no renovation works are to be carried out on Sundays and Public Holidays. All hacking works shall be restricted between 2:00 p.m. to 5:00 p.m.

9.04 Air-Conditioner Installation

Air-conditioner compressor should be placed at the air-con platform areas and pipes have to be painted as per colour of the exterior wall. (A plan of the air-con layout can be obtained from the Management Office.)

9.05 Deposit

(a) A deposit for such amount (as shall be determined from time to time by the Management) in cheques is required before the removal or renovation works are carried out. The refundable deposit sum shall be as stipulated by the Management at time of application to carry out renovation works. Please refer to Schedule A.

(b) Such deposit is to ensure that there is no damage to the Condominium Project and that all unwanted materials, debris, etc are not left in the corridor, lift lobbies, fire escape staircases or any other area of the Condominium Project. Otherwise, the costs of cleaning and/or repairing damages, if any, will be deducted from the deposit and the balance will be refunded to the Purchasers concerned. In the event that the clean-up costs and damages exceed the deposit, the Purchaser responsible shall be charged the additional amount.

Westlake Villas Management Corporation

Lot 311559, Jalan Batu Sinar, Bandar Barat, 31900 Kampar, Perak.

9.06 Security Check

All delivery, removal and renovation works must be reported at the security check-point prior to the work being carried out. Otherwise, the Management reserves the right to refuse entry to any unknown personnel for whatever purposes which cannot be verified there and then.

9.07 Identification Passes

All contractors must report at the security check-point to obtain identification passes and must wear their passes at all times whilst in the building. No contractors are allowed to move around the Condominium Project. Security personnel have the right to question any person in the building and those found without a pass.

9.08 Use of Lifts

All deliveries, removals and workmen must use only designated lifts and staircases so as not to cause any inconvenience to other occupants.

9.09 Packing And Crating Materials

Packing and crating materials must be removed by the occupants and their contractors to the dumping ground approved by the authority outside the compound of the Condominium Project.

9.10 Conduct And Behaviour Of Contractors

A Purchaser shall be responsible for the conduct and behaviour of his appointed contractors. Any damage to the building or any parts thereof and equipment caused by the moving of furniture or other personal effects shall be replaced or repaired at the expense of the Purchaser concerned.

9.11 Renovation Limits

All renovation works shall be confined to the limits of the Purchaser's said Parcel. Hacking of structural slabs, column and beams are not permitted. Knocking down of walls and wet construction works are discouraged. In any case, the Purchaser concerned is to ensure that renovation works are carried out accordingly to existing rules and regulations of the relevant authorities.

9.12 All mechanical, electrical and plumbing works (if any) must be carried out, supervised and be fully responsible by a licensed contractor for the safety and completion of the said works.

Westlake Villas Management Corporation

Lot 311559, Jalan Batu Sinar, Bandar Barat, 31900 Kampar, Perak.

9.13 Necessary Permits

Prior to the commencement of such renovation, alteration or extension work, the Purchaser shall obtain the necessary permits, approvals, exemptions or waivers from the relevant authorities and shall comply with all laws, regulations, orders, rules and by-laws in connection therewith.

9.14 Installation of External Structures Prohibited

No external installations such as awnings, shades, screens, grilles, radio/television Antennae/Astro dishes or other external structures shall be erected without the prior written approval of the Management.

9.15 Installation of Main Door Grille for Condominium Unit

Installation of the main door grille for the condominium unit shall be of stainless steel, mild steel and cast iron material only. The main door grille shall be installed in a manner that it will open towards the inward side of the condominium unit. The design shall be submitted to the Management office and is subject to approval.

9.16 Damage Cost to Lift Borne by Owner

Should there be any lift damage arising from the misuse of the BOMBA or other resident lifts, the repair cost shall be borne by the parcel proprietor concerned.

9.17 Lift Usage Protection

- (a) Contractors are ONLY allowed to use the BOMBA or service lifts only under the supervision of security guards.
- (b) All transportation of renovation materials/items/debris, MUST be transported ONLY via the lift which has been protected with a lift protector.
- (c) All transportation of renovation materials/items/debris via lift shall not exceed the permitted weight as stated at each respective lift at any one time.
- (d) All renovation materials/items/debris transported via the designated lift MUST be dry fit items.
- (e) Liquefied Material to be Transported via Lift MUST be Fully Secured in Water-Tight & Water Proof Containers from leakages as it may cause damage to the lift.
- (f) The Management reserves the absolute right and discretion not to allow any contractor concerned to utilize the lift should the contractor concerned fail to comply with any of the rules and regulations herein.

**RULES AND REGULATIONS GOVERNING
THE MULTIPURPOSE HALL AND FUNCTION ROOM**

1. Multipurpose Hall And Function Room

1.1 Reservation

- (a) The Multipurpose Hall and Function Room may be reserved by the occupants for holding private functions based on the time as stated below :-

7.00 a.m. - 10.00 p.m. daily for weekdays

7.00 a.m. - 11.00 p.m. daily for Saturday, Sunday & Public Holiday Eves

- (b) The occupants of each Condominium Unit will be allowed to reserve the Multipurpose Hall and Function Room for a maximum of one (1) day per function only or such duration as may be permitted by the Management.
- (c) Reservations for the use of the Multipurpose Hall and Function Room must be applied to the Management Office at least one (1) week in advance.
- (d) All reservations would be on a first-come-first-served basis, subject to the approval and the rules and regulations stipulated by the Management from time to time.

1.2 Charges

The charges for rental of the Multipurpose Hall and Function Room payable upon confirmation of reservation shall be stipulated at the facilities charges notice on the Notice Board. Please refer to Schedule A.

1.3 Deposit

A deposit as shall be determined from time to time by the Management (in cheque) is required when making a reservation. This is to ensure that areas used for the function are left in a clean and satisfactory condition. The cost of cleaning and additional charges, if any, will be deducted from the deposit and the balance, if any, will be refunded to the resident who made the reservation. In the event that the clean-up costs or damages exceed the deposit, the resident host shall be charged the additional amount.

1.4 General

- (a) The Multipurpose Hall and Function Room shall be closed to other residents when it is reserved for a private function.

Westlake Villas Management Corporation

Lot 311559, Jalan Batu Sinar, Bandar Barat, 31900 Kampar, Perak.

- (b) All users of the Multipurpose Hall and Function Room shall refrain from making excessive noise so as not to disturb the other residents nearby.

- (c) No radio, tape recorders, T.V. sets or other electronic or mechanical sound instruments or equipment shall be used in the Multipurpose Hall and Function Room without permission from the Management..

1.5 Disclaimer of Liability

The Management, its agents and its employees shall not be responsible or liable in any manner whatsoever for any injury to or death of any person using the Multipurpose Hall / Function Room and/or the surrounding area or for any loss of and/or damage to the personal property of any person in the use of the facilities.

www.danishhouse.com.my

Westlake Villas Management Corporation

Lot 311559, Jalan Batu Sinar, Bandar Barat, 31900 Kampar, Perak.

RULES AND REGULATIONS GOVERNING THE SWIMMING POOL & WADING POOL

1. Opening Hours

The pools isopened based on the time as stated below. No person shall be allowed to use the pools when they are closed.

7.00 a.m. - 10.00 p.m.daily

2. Peak Hours

Weekdays	-	5.00 p.m. - 10.00 p.m.
Saturdays, Sundays & Public Holidays	-	9.00 a.m. - 10.00 p.m.

Guests are not permitted to use swimming and wading pools during peak hours.

3 Children Using The Pool

All children under the age of 12 years shall not at any time be near or allowed to use the pool unless accompanied and supervised by an adult who shall be responsible for their conduct or safety.

4. Showers

For hygienic reasons, showers must be taken without exception by all users before entering the pools and spa. All sun-tan lotion/oil must be removed from the body before entering the pools.

5. Swimming Attire

All users of the pool must wear proper swimmers attire at all time. Swimmers are advise to wear swimming caps when swimming. Any found naked in or around the pool will be charged for causing obscenity and dealt with accordingly.

6. Horseplay, etc.

No horseplay or similar activities shall be allowed in the pools or its surrounding areas.

7. Pool Treatment

No swimming will be allowed during chemical treatment hours.

8. Floats & Scuba gears, etc.

No large mats, bulky floats, snorkels and scuba gears shall be used in the pools.

Westlake Villas Management Corporation

Lot 311559, Jalan Batu Sinar, Bandar Barat, 31900 Kampar, Perak.

9. Diving

No diving is allowed in the pools.

10. Thunderstorm, etc.

All users of the pools are strongly advised to leave the pools during thunderstorms or under any other life threatening or emergency situations or circumstances in their own interest.

11. Harmful Objects

Glass ware, breakable and other harmful objects (such as hair pins, curlers, safety pins, bobby pins, etc) are forbidden in the pools.

12. Food And Drinks

(a) Food and drinks are not allowed in the pools and immediate pool deck areas.

(b) Smoking in the pools and surrounding areas is strictly prohibited.

13. Personal Property

The Management will not be responsible for any loss and/or damage to the personal property left in the changing rooms or in any other parts of the building.

14. Pump Room

The filtration plant and pump room of the swimming pools are out of bounds to all residents.

15. Persons Suffering From Diseases

No person suffering from any infections, contagious diseases or with bandages or open wounds of any type shall use the pools. Spitting or any other unhygienic acts in or around the pools or deck areas are strictly prohibited.

16. Radio/Cassette Players

Portable radio/cassette players are permitted in the pools provided the volume is controlled and do not annoy other users around the pools.

17. Persons Under The Influence of Liquor, Drugs, Etc.

No person who is under the influence of liquor, drugs or any other form of intoxicating matter or substance shall use the pools.

Westlake Villas Management Corporation

Lot 311559, Jalan Batu Sinar, Bandar Barat, 31900 Kampar, Perak.

18. Guests

The pools and its surroundings are intended for use by the residents only. Guests of residents are permitted only when accompanied by the residents and only to the extent that other residents are not inconvenienced.

19. Management Authority

The Management shall have the authority to expel from the pool areas any person disobeying the rules or endangering the safety of himself or other persons.

20. No Lifeguards Provided

- (a) The Management declares that no lifeguards will be employed or stationed at the swimming and wading pools.
- (b) The Management advises the residents and their guests to exercise care when using the pools and to take care of their respective charges.
- (c) The Management will not be responsible for any injury whatsoever caused to person(s) using the swimming wading pools.

21. Changing Rooms

Residents may change their sportswear or swim suit in the changing room.

- a) Smoking, food and beverages (except water) are not allowed in this room. The room shall be kept clean all the time.
- b) Users are reminded to remove all personal belongings before leaving the changing room.

22. Disclaimer of Liability

The Management, its agents and its employees shall not be responsible or liable in any manner whatsoever for any injury to or death of any person using the swimming pool or the surrounding area or for any loss of and/or damage to the personal property of any person in the use of the facilities.

Westlake Villas Management Corporation

Lot 311559, Jalan Batu Sinar, Bandar Barat, 31900 Kampar, Perak.

RULES AND REGULATIONS GOVERNING THE SQUASH COURT

1. Playing Time

7.00 a.m. - 10.00 p.m. daily for weekdays

7.00 a.m. - 11.00 p.m. daily for Saturday, Sunday & Public Holiday Eves

2. Peak Hours

Weekdays - 5.00 p.m. - 10.00 p.m.

Saturdays, Sundays
& Public Holidays - 9.00 a.m. - 11.00 p.m.

3. Bookings

(a) Residents of each unit may only book the court for two hours per day and not exceeding six (6) hours per week per condominium unit; booking is allowed on one (1) week in advance only.

(b) Only Occupants of the Condominium Project approved by the Management are permitted to book the courts.

(c) Bookings will open daily during working hours at 9.00 a.m. at the Management Office and may be made up to three (3) days in advance. Bookings must be made in person and will be accepted on a first-come-first-served basis. Proxy and telephone bookings will not be accepted. Bookings after office hours are made at the security office. All bookings made must be on presentation of resident card.

(d) Booking may only be made for one (1) court at any time and must be used up before the next booking can be made.

(e) Bookings made are not transferable. In any case, the court will be taken by players on the reserve list after a ten (10) minute grace period.

(f) Residents who are unable to turn up for their bookings are requested to inform the Management office at least 24 hours in advance. Offenders of no show for the first time will be given verbal warnings, subsequent offenders will be penalised by being barred from booking for three (3) consecutive weeks.

4. General

(a) No smoking, drinking or eating is permitted on the courts or playing areas.

Westlake Villas Management Corporation

Lot 311559, Jalan Batu Sinar, Bandar Barat, 31900 Kampar, Perak.

- (b) All players must be in proper sports attire and must ensure that their shoes shall have non-marking rubber soles and free from sand before entering the courts. Balls used must be of the non-marking type.
- (c) All players must vacate the courts when their sessions of play end.
- (d) Squash lessons can only be given during non-peak hours of play.
- (e) All lights and fans must be switched off after use of this facility.
- (f) All children under the age of 6 years are not permitted on the game areas unless accompanied and supervised by a responsible adult.
- (g) Racquets with sharp edges which are not protected shall not be permitted.

5. Disclaimer of Liability

The Management, its agents and its employees shall not be responsible or liable in any manner whatsoever for any injury to or death of any person using the squash court and/or the surrounding area or for any loss of and/or damage to the personal property of any person in the use of the facilities.

Westlake Villas Management Corporation

Lot 311559, Jalan Batu Sinar, Bandar Barat, 31900 Kampar, Perak.

RULES AND REGULATIONS GOVERNING THE TENNIS COURT

1. **Playing Time**

7.00 a.m. - 10.00 p.m. daily for weekdays

7.00 a.m. - 11.00 p.m. daily for Saturday, Sunday & Public Holiday Eves

2. **Peak Hours**

Weekdays - 5.00 p.m. - 10.00 p.m.

Saturdays, Sundays - 9.00 a.m. – 11.00 p.m.

& Public Holiday Eves

3. **Bookings**

(a) Residents of each unit may only book the court for two hours per day and not exceeding six hours per week per condominium unit; booking is allowed on one (1) week in advance only.

(b) Only Occupants of the Condominium Project are permitted to book the courts.

(c) Bookings will open daily during working hours at 9.00 a.m. at the Management Office and may be made up to three (3) days in advance. Bookings must be made in person and will be accepted on a first-come-first-served basis. Proxy and telephone bookings will not be accepted. Booking after office hours are made at the security office. All bookings made must be on presentation of resident card.

(d) Booking must be used up before the next booking can be made.

(e) Bookings made are not transferable. In case of no show, the court will be taken by players on the reserve list after a ten (10) minute grace period.

(f) Residents who are unable to turn up for their bookings are requested to inform the Management office at least 24 hours in advance. Offenders of no show for the first time will be given verbal warnings. Subsequent offenders will be penalized by being barred from booking for three (3) consecutive weeks.

4. **General**

(a) No smoking, drinking or eating is permitted on the courts or playing areas.

Westlake Villas Management Corporation

Lot 311559, Jalan Batu Sinar, Bandar Barat, 31900 Kampar, Perak.

- (b) All players must be in proper attire for the game. Only non-marking rubber-soled tennis shoes should be used.
- (c) Only tennis games are to be played in the court. The court should not be used as a children's playground or for any other purpose.
- (d) Players shall vacate the courts when their sessions of play end.
- (e) Tennis lessons can only be given during non-peak hours of play.
- (f) All children under the age of 6 years are not permitted in the game areas unless accompanied and supervised by a responsible adult.
- (g) Racquets with sharp edges which are not protected shall not be permitted.

5. Disclaimer of Liability

The Management, its agents and its employees shall not be responsible or liable in any manner whatsoever for any injury to or death of any person using the tennis court and/or the surrounding area or for any loss of and/or damage to the personal property of any person in the use of the facilities.

Westlake Villas Management Corporation

Lot 311559, Jalan Batu Sinar, Bandar Barat, 31900 Kampar, Perak.

RULES AND REGULATIONS GOVERNING THE BASKETBALL COURT

1. Playing Time

7.00 a.m. - 10.00 p.m. daily for weekdays

7.00 a.m. - 11.00 p.m. daily for Saturday, Sunday & Public Holiday Eves

2. Peak Hours

Weekdays - 5.00 p.m. - 10.00 p.m.

Saturdays, Sundays - 9.00 a.m. – 11.00 p.m.

& Public Holiday Eves

3. Bookings

(a) Residents of each unit may only book the court for two hours per day and not exceeding six hours per week per condominium unit; booking is allowed on one (1) week in advance only.

(b) Only Occupants of the Condominium Project are permitted to book the courts.

(c) Bookings will open daily during working hours at 9.00 a.m. at the Management Office and may be made up to three (3) days in advance. Bookings must be made in person and will be accepted on a first-come-first-served basis. Proxy and telephone bookings will not be accepted. Booking after office hours are made at the security office. . All bookings made must be on presentation of resident card.

(d) Bookings must be used up before the next booking can be made.

(e) Bookings made are not transferable. In case of no show, the court will be taken by players on the reserve list after a ten (10) minute grace period.

(f) Residents who are unable to turn up for their bookings are requested to inform the Management office at least 24 hours in advance. Offenders of no show for the first time will be given verbal warnings. Subsequent offenders will be penalized by being barred from booking for three (3) consecutive weeks.

4. General

(a) No smoking, drinking or eating is permitted on the courts or playing areas.

(b) All players must be in proper attire for the game. Only non-marking rubber-soled basketball shoes should be used.

Westlake Villas Management Corporation

Lot 311559, Jalan Batu Sinar, Bandar Barat, 31900 Kampar, Perak.

- (c) Only basketball games are to be played in the court. The court should not be used as a children's playground or for any other purpose.
- (d) Players shall vacate the courts when their sessions of play end.
- (e) Basketball lessons can only be given during non-peak hours of play.
- (f) All children under the age of 12 years are not permitted in the game areas unless accompanied and supervised by a responsible adult.

5. Disclaimer of Liability

The Management, its agents and its employees shall not be responsible or liable in any manner whatsoever for any injury to or death of any person using the basketball court and/or the surrounding area or for any loss of and/or damage to the personal property of any person in the use of the facilities.

www.danishhouse.com.my

Westlake Villas Management Corporation

Lot 311559, Jalan Batu Sinar, Bandar Barat, 31900 Kampar, Perak.

RULES AND REGULATIONS GOVERNING THE GYMNASIUM

1. Operating Hours

Residents may use the gymnasium based on the time as stated below :-

7.00 a.m. - 10.00 p.m. daily for weekdays

7.00 a.m. - 11.00 p.m. daily for Saturday, Sunday & Public Holiday Eves

Resident card must be submitted to the security for the key to the gymnasium and to be collected back after use.

2. General

- (a) Users of the gymnasium are to be appropriately attired. No street/outdoor shoes such as boots, high-heeled shoes or leather shoes except rubber-soled shoes are to be worn in the gymnasium.
- (b) No smoking, drinking or eating is permitted in the gymnasium.
- (c) All equipment in the gymnasium is to be used only for its specified purpose and no equipment is to be taken out of the gymnasium. After use of the various equipment, they are to be replaced at their original positions.
- (d) All lights and fans to be switched off after use of this facility.
- (e) Children from 12 to 16 years of age entering the gymnasium must be accompanied by an adult.
- (f) Children under the age of 12 years are prohibited to enter the gymnasium for their own safety.

3. Disclaimer of Liability

The Management, its agents and its employees shall not be responsible or liable in any manner whatsoever for any injury to or death of any person using the gymnasium room and/or the surrounding area or for any loss of and/or damage to the personal property of any person in the use of the facilities.

Westlake Villas Management Corporation

Lot 311559, Jalan Batu Sinar, Bandar Barat, 31900 Kampar, Perak.

RULES AND REGULATIONS GOVERNING THE BARBEQUE PIT

1.0 BARBEQUE PIT

- a) Usage is available at the time as stated below :-

9.00 a.m. - 10.00 p.m. daily for weekdays
9.00 a.m. - 11.00 p.m. daily for Saturday, Sunday & Public Holiday Eves
- b) Reservation for the barbecue pit must be applied to the Management Office at least seven (7) working days in advance.
- c) All reservations would be on a first-come-first served basis, subject to the rules and regulations stipulated by the Management from time to time. However, the Management reserves the right not to permit such reservations should they be of any inconvenience to other residents.
- d) Guests list must be provided to the Management three (3) days prior to the function. A copy will be given to the guard house for security procedures.
- e) Maximum number of guests permitted is only 50 persons per function.
- f) A deposit of RM 100.00 per booking must be paid to the Management upon confirmation. The deposit will be refunded after a joint inspection with the Management, or deducted for cleaning and refuse clearing expense if applicable. If the cost of cleaning and refuse clearing is higher than the deposit collected, the balance will be back charged to the resident respectively.
- g) All residents must abide by the Guidelines, Fee Schedule and Conditions for Use of Function Facilities.
- h) Fees may be collected for the usage of these areas as per the Guidelines, Fee Schedule and Conditions for Use of Function Facilities.
- i) The host resident must ensure that no food or beverages are allowed to be brought into the immediate vicinity of the swimming or wading pools.

Westlake Villas Management Corporation

Lot 311559, Jalan Batu Sinar, Bandar Barat, 31900 Kampar, Perak.

1.1 General Rules

- a) All users are to ensure that the areas used for the function are left in a clean and satisfactory condition. The cost of cleaning and damages charges, if any, will be deducted from the deposit and the balance, if any, will be refunded to the resident who made the reservation. In the event that the clean-up cost and damages exceed the deposit, the resident concerned shall be charged the additional amount.
- b) Users must ensure that the stove is turned or put off when not in use and never to leave the stove unattended.
- c) Radio or other musical instrument shall only be permitted at a volume that will not interfere with the peaceful enjoyment of the other occupants.
- d) Any person found in breach of any rule and regulation will be asked to leave the facility premises by the Management or security personnel.

1.2 Disclaimer of Liability

The Management, its agents and its employees shall not be responsible or liable in any manner whatsoever for any injury to or death of any person using the squash court and/or the surrounding area or for any loss of and/or damage to the personal property of any person in the use of the facilities.

Westlake Villas Management Corporation

Lot 311559, Jalan Batu Sinar, Bandar Barat, 31900 Kampar, Perak.

RULES AND REGULATIONS GOVERNING THE CHILDREN'S PLAYGROUND

1.0 Playing Time

Residents may use the children's playground structure at the time as stated below :-

7.00 a.m. - 7.00 p.m. daily

1.1 Children Using the Play Structure

All children below the age of twelve (12) years must be accompanied and supervised by adults who shall be responsible for their conduct and safety.

1.2 Food and Drinks Not Permitted

No food or drink is permitted at the play structure area.

1.3 Littering

No littering is allowed and all litter must be deposited in designated refuse bins around the play structure.

1.4 Equipment In The Play Structure Area

(a) All equipment placed and/or installed in the common area have been provided for the safety, comfort and convenience of all occupants and therefore shall not be damaged or removed or altered without the permission of the Management.

(b) Any usage of equipment at the playground shall be at the resident's own risk.

1.5 General

(a) No horseplay, sand throwing or jumping is allowed.

(b) Any harmful object is strictly prohibited.

1.6 Disclaimer of Liability

The Management, its agents and its employees shall not be responsible or liable in any manner whatsoever for any injury to or death of any person using the squash court and/or the surrounding area or for any loss of and/or damage to the personal property of any person in the use of the facilities.

Westlake Villas Management Corporation

Lot 311559, Jalan Batu Sinar, Bandar Barat, 31900 Kampar, Perak.

SCHEDULE A

A. Resident Access Card (referred to as “RAC”) Related Charges

- | | |
|--|-------------------------|
| 1. Type A | 5 Cards without charges |
| 2. Type B, B1 & C | 4 Cards without charges |
| 3. Type D | 6 Cards without charges |
| 4. Deposit for additional access card (“AAC”)
Upon surrender of AAC, only RM30 is returned.
Balance of RM20 is treated as card charges | RM 50 per card |
| 5. Replacement of lost card (1 st time) | RM 20 per card |
| Replacement of lost card (subsequent time) | RM 50 per card |
| 6. Replacement of damaged card
(One to one exchange basis) | RM 20 per card |
| 7. Re-activation fee for access card | RM30 per card |

B. Car Sticker Related Charges

- | | |
|---|-------------------------------|
| 1. One car park bay
(On yearly basis) | 1 sticker without any charges |
| 2. Replacement of lost car sticker (1 st time) | RM 10 per sticker |
| 3. Subsequent losses | RM 50 per sticker |

C. Visitor’s Access Card Related Charges

- | | |
|--|----------------|
| 1. Issue to all registered visitor without any charges | |
| 2. Replacement of lost card | RM 50 per card |

D. Car Park Related Charges

- | | |
|--|-----------------------|
| 1. Towing levy | RM 1,000 per incident |
| 2. Holding charges | RM 50 per day |
| 3. Release fee for clamping - Failure to display
valid card sticker | RM 25 per offence |
| 4. Release fee for clamping – Unauthorized parking | RM 50 per offence |
| 5. Release fee for clamping – Visitor Overnight parking | RM 50 per offence |
| 6. Ad-hoc parking fee
(Exceeding 6 hours, i.e.: between 7-24 hours) | RM 2 per hour |

E. Car Park Rental Rate

- | | |
|--------------------------------|-----------------|
| 1. Monthly rental per car park | RM 50 per month |
|--------------------------------|-----------------|

Westlake Villas Management Corporation

Lot 311559, Jalan Batu Sinar, Bandar Barat, 31900 Kampar, Perak.

SCHEDULE A

F. General House Rules Related Charges

1. Violation of house rules (General)	RM 50 per offence
2. Household Pets/Livestock	RM 50 per offence per day
3. Throw rubbish from the balcony	RM 150 per offence
4. Hang any clothing on the balcony grill	RM 100 per offence
5. Tampering firefighting equipment	RM 500 per offence
6. Urinate or defecate in the lift cars/ any staircase area	RM 300 per offence

G. Renovation Related Charges

1. Renovation works deposit	RM 1,000 per parcel
2. Renovation debris disposal fee	RM 300 per offence
3. Penalty for work beyond approved renovation hour	RM 200 per hour
4. Cleaning fee (During renovation period)	RM 100 per offence
5. Not wearing contractor/worker pass during works	RM 50 per offence

H. Common Facility Related Charges

<u>No</u>	<u>Item</u>	<u>Deposit</u>	<u>Rental</u>
1.	BBQ pit	RM 100	-
2.	Function Hall/ Multipurpose Hall	RM 300	RM 10 per hour
3.	Chair	RM 50	RM 1 per chair
4.	Table	RM 50	RM 5 per table

I. Recreational Facilities Opening Times

<u>No</u>	<u>Area</u>	<u>Weekdays</u>	<u>Saturdays, Sundays & Public Holiday Eves</u>
1.	Gymnasium room	7 am – 10 pm	7 am – 11 pm
2.	Swimming pool	7 am – 10 pm	7 am – 10 pm
3.	Squash court	7 am – 10 pm	7 am – 11 pm
4.	Tennis court	7 am – 10 pm	7 am – 11 pm
5.	Basketball court	7 am – 10 pm	7 am – 11 pm
6.	Reading room	7 am – 10 pm	7 am – 11 pm
7.	Children playground	7 am – 7 pm	7 am – 7 pm
8.	BBQ pit	9 am – 10 pm	9 am – 11 pm

- *Note : 1. All charges are subject to 6% GST.
2. Rates may be revised from time to time subject to approval from the Joint Management Committee.