

**ROBBERS ROOST VILLAS REGIME #1  
HOMEOWNERS ASSOCIATION, INC.**

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PO BOX 395

Little River, S. C. 29566

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Legal Description: Robbers Roost Villas Regime #1  
Homeowners Association, Inc. located on Villa Drive,  
which is located off Golf View Drive and 11<sup>th</sup> Ave N. North  
Myrtle Beach, South Carolina 29582.

Contact Information: PO Box 395  
Little River, SC 29566  
843-399-6116

The revised Golf Cart rules, regulations and policies for  
Robbers Roost Villas Regime #1 Homeowners Association,  
Inc were approved for filing on May 31, 2024



Signature

Brian O'Hea, President

## **GOLF CART PARKING RULES FOR RESIDENTS AND GUESTS OF ROBBERS ROOST REGIME 1**

**Due to a growing number of resident owned golf carts and short-term rental carts on Robbers Roost Regime 1 ("RRV1") property, we have established the following rules to ensure adequate parking is available for both owner and guest vehicles and golf carts.**

- Only licensed drivers are permitted to drive golf carts on the premises.
- Owners will be limited to one golf cart per unit in the RRV1 parking lots.
- If a unit is sold and the owner has a golf cart, it must be removed and cannot convey with the sale to provide movement of owners on the wait list.
- The number of permanent golf cart spaces for parking by owners is limited to twenty (20) carts for RRV1 residents. Property management will maintain a waiting list should more spaces be requested, and should a new space become available, management will notify the next name on the waiting list.
- All privately owned golf carts must be registered with the City of North Myrtle Beach, SC, 2<sup>nd</sup> Avenue South, and registered with property management, Property and Association Management Company, 843-399-6116, 2126 Highway 9 East, Suite G-4, Longs, SC 29568.
- Golf cart repairs or maintenance may not be performed in parking lot spaces, as oil and fluid from carts will destroy the asphalt.
- Golf carts with alarms are set off automatically in our area due to frequent storms and high winds. Alarms cannot be turned off due to absence of owners, so if the carts are left with alarms on, the owner must designate a resident on-site to be responsible for shutting the alarm off should it trigger automatically. This designee must be listed with property management. If you do not choose to name and record a designee, you must disarm your cart when you are not on-site.
- Disabled and/or non-licensed/registered golf carts are not allowed on the premises of RRV1. Once found, the owner of the cart will be notified and given thirty (30) days to fix or remove the cart to avoid being towed at the owner's expense.
- Golf cart use and storage in RRV1 is permitted only on paved surfaces.

The following storage rules apply to all carts in our Regime 1 property:

1. Golf Carts parked in spaces in front of owner's units **are not permitted to have storage covers.**
2. Golf carts **with storage covers** must be parked in a designated "Golf Cart Parking" space.
3. Tandem parking of golf carts (two carts in same space) is allowed ONLY in marked "Golf Cart Parking" spaces.

- Charging Electric Golf Carts in front of units should follow safety practices by using outdoor safety rated drop cords and covering the cord stretched across a sidewalk to minimize the trip hazard. Exterior electric outlets for charging your cart should be on a GFI and have a weatherproof box.
- **Rental carts in RRV1 are subject to all above rules**, but do not require registration with property management.
- **Golf Cart Rules and Regulations for Residents and Guest of RRV1 must be posted in each unit for guests and renters.**
- The rules are filed at the County Courthouse on behalf of the RRV1 Association.

The Board appreciates your cooperation and observance of these Rules and Regulations to make Robbers Roost Villas an enjoyable place to live.

Thank you.

Regime 1 Homeowners Association

**HORRY COUNTY REGISTER OF DEEDS  
TRANSMITTAL SHEET**

**TO BE FILED WITH EACH INSTRUMENT PRESENTED ELECTRONICALLY FOR RECORDING.  
HORRY COUNTY REGISTER OF DEEDS, 1301 SECOND AVENUE POST OFFICE BOX 470 , CONWAY ,  
SOUTH CAROLINA 29526**

DOCUMENT TYPE OF INSTRUMENT BEING FILED: Restrictions

DATE OF INSTRUMENT: .

DOCUMENT SHALL BE RETURNED TO:

NAME: Moore, Johnson & Saraniti Law Firm, P.A.

ADDRESS:

PO Box 14737

Surfside Beach, SC 29587

TELEPHONE: (843) 650-9757

FAX: (843) 650-9757

E-MAIL ADDRESS: moore@Grandstandlawyers.com

Related Document(s): book **499** , page **803**

**PURCHASE PRICE / MORTGAGE AMOUNT: \$,**

**BRIEF PROPERTY DESCRIPTION: Robbers Roost Villas Regime #1 Homeowners Association, Inc. located on Villa Drive,  
which is located off Golf View Drive and 11th Ave N. North Myrtle Beach, South Carolina 29582**

**TAX MAP NUMBER (TMS #) / PIN NUMBER: .**

**GRANTOR / MORTGAGOR / OBLIGOR / MARKER (FROM WHO):**

FULL BUSINESS NAME

1. **ROBBERS ROOST VILLAS REGIME 1 HOMEOWNERS ASSOCIATION, INC.**

**GRANTEE / MORTGAGEE / OBLIGEE (TO WHO):**

FULL BUSINESS NAME

1. **ROBBERS ROOST VILLAS REGIME 1 HOMEOWNERS ASSOCIATION, INC.**