



Daylesford Lake Condominium Association
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May 31, 2021

Dear Homeowner,

Re: FAQ on Pool Assumption of risk Waiver and Corona Virus Verification Forms

The pool season has finally arrived and Corona Virus restrictions are being reduced across the country. Everyone is looking forward to a wonderful season of fun particularly now that the pool is open again. The transmission risk for the virus has not been eliminated particularly for those who have not been vaccinated. Please read the rest of this FAQ for important information on steps that the Association is taking to protect all residents and their guests.

The Association has been working over the last few months to put procedures in place that allow the pool to open safely and at the same time follow CDC and other public health department requirements to minimize the risk of the Corona virus being transmitted at the pool. It has received advice from other Community Association professionals including Property Managers, Attorneys and Insurance Agents to implement best practices that match the Daylesford Lake community. As you know CDC Guidance has been changing rapidly in the last few months as more people are vaccinated and the infection rate decreases. With this in mind, however, the risk of virus transmission has not been eliminated completely. The Association believes that the most efficient and least intrusive way to advise residents and their guests of these risks is to require forms to be filled in electronically online. This can be done before arriving at the pool where email confirmation can be shown to the Lifeguard. Many other Community Associations, Non Profit organizations and businesses are also using electronic waivers and verification forms for their customers. We thank you in advance for your understanding and support in filling out these forms and considering the safety of all Daylesford Lake residents and their guests.

There are two forms that everyone using the pool needs to complete before using it:

1. [The Assumption of Risk Waiver Form](#)
2. [The Corona Virus Verification Form](#)

You will find answers to the most frequently asked questions that homeowners have related to the Assumption of Risk Pool Waiver and the Corona Virus Verification Form below.

These questions include:

1. What is the purpose of the forms?
2. Who has to fill in these forms?
3. How do I fill in the forms online or on paper?
4. What information is required for each form?
5. How are the forms used by the Association?

The first part of the FAQ answers questions related to the Assumption of Risk Waiver Form (Questions 1 to 19). The second part provides answers to questions on the Corona Virus Verification Form (Questions 20 to 38).

Q1: Who uses Assumption of Risk Waivers and Corona Virus Verifications? Many community associations across the country and in our region are using these forms as their facilities gradually reopen again.

Q2: How Long will Residents and their guests be required to fill out Assumption of Risk Waivers and Corona Virus Verification Forms?

Residents and their guests will be required to fill out these forms as long as the Daylesford Board of Directors believes that there is a risk of Corona Virus transmission and CDC Guidance requires advising pool users of the risk. They will also be in effect as long as it is necessary to screen pool users for recent exposure to the virus. The Association will not require these forms when advised by its insurance carrier and counsel when they believe that the Association and residents are not at further risk of the virus..

Q3: What are the advantages of filling out the forms online?

You can fill out the forms in the privacy of your own home or in your car for example before arriving at the pool. The forms can be filled out on a computer or smart phone as long as you have access to the internet. You will receive an email verification of the form once you complete it for your records. The Lifeguard will be able to confirm that you have already signed the form even if you do not bring your smart phone or a paper copy to the pool. If you fill out the forms on paper the Lifeguard may not always have a copy of the form available to verify if you do not bring it with you to the pool.

Q5: What is the purpose of the Assumption of Risk Waiver?

The purpose of the waiver is to alert residents and their guests of the risk that still exists of contracting the virus at the pool. Because the Association is unable to obtain insurance coverage for the Corona Virus at the pool, it is necessary to ask residents and their guests to sign the waiver to protect all homeowners against the risk of pool users contracting the corona virus at the pool and being unaware of the risk.

Q6: Why does the Association need an Assumption of Risk Waiver form?

The Association needs the form because it is unable to obtain insurance coverage for the Corona virus at the pool and needs to make residents and their guests aware of this and also needs to protect all homeowners against people using the pool without first understanding this risk.

Q7: Who has to fill in the Assumption of Risk Waiver?

Only those residents, their guests and children who will be using the pool need to sign the waiver. If you are not planning to use the pool this summer, you do not need to sign the waiver.

Q8: Do I have to fill out the Assumption of Risk Waiver more than once?

You do not need to fill out the waiver more than once.

Q9: How do I fill in the Assumption of Risk Waiver?

You can fill it out online by clicking [this link](#) or fill out a paper waiver at the pool or by requesting one from Jessica Knippenberg by emailing her at jknippenberg@camcomgmt.com.

Q10: What information is Required in filling out the Assumption of Risk Waiver?

You will need to provide your first and last name, address, phone number and email address. If you are filling in the waiver online, you will also need to provide your date of birth to verify that you are not a minor. The date of birth information is not stored or visible to anyone except you. You will also need to select whether you are including minor children if you are their parent or guardian. You will also need to sign the waiver using an electronic signature when signing online or in person on the paper version.

Q11: What happens after I fill out the Assumption of risk Waiver?

When you sign online, you will immediately receive a confirmation email indicating that you have completed the waiver. If you sign a paper copy it will need to be scanned and emailed to Jessica Knippenberg at jknippenberg@camcomgmt.com where it will be noted. You will not receive an immediate confirmation email. You should keep a copy of the signed waiver if you signed a paper copy to show to the lifeguard if requested.

Q12: When do I have to show that I have filled out the Assumption of Risk Waiver?

You may be asked by the lifeguard to show your waiver. If you have signed the waiver electronically online you can either show an email confirmation or the lifeguard can check to see if it is already signed. If you signed a paper copy you should bring it with you to the pool the first time you come to the pool since it may not be recorded electronically.

Q13: Who has access to the information in the Assumption of Risk Waiver?

The Property manager and the lifeguard can check whether you have signed a waiver. They do not have access to date of birth information. No one else has access to this information.

Q14: Why do guests have to fill out the Assumption of Risk Waiver Form?

Guests need to be made aware of the risks involved in using the pool related to the Corona Virus.

Q15: Why can minor children not fill out the Assumption of risk Waiver form?

Minors do not have the legal authority to sign waivers. They must have one parent or guardian sign the form for them.

Q16: What if I do not want to fill out the Assumption of risk Waiver?

If you do not fill out the waiver you should consider not using the pool. You may be putting your neighbors at a higher risk. Of catching the virus if you are not aware of the risk factors

Q17: How long will the information on the Assumption of Risk be Stored?

The information will be stored until the end of the pool season.

Q18: Where is the Assumption of Risk Waiver Information stored?The information is stored by WaiverSign who have been providing electronic waiver signing since 2010 to many customers and millions of signed waivers.

Q19: What do I do if I am a tenant and did not receive the Pool Letter with the Waiver information from my landlord?

You should ask your landlord to provide you with a copy of the pool letter that was sent out to all owners. It includes details about the waiver and virus verification form as well as the pool rules and how to get pool passes.

Q20: What is the Corona Virus Verification Form?The Corona Virus Verification form asks whether you have been in contact with anyone who has had the virus recently, or whether you have symptoms of the virus or have been diagnosed with the virus recently.

Q21: Why does the Association need a Corona Virus Verification Form?

The Association is following CDC Guidelines for public bathing places which recommend procedures for minimizing the risk of bathers contracting the virus. The verification form is intended to screen people who may have been exposed to the virus recently.

Q22: Who has to fill out the Corona Virus Verification form?

Everyone who enters the pool area including Daylesford Lake residents and their guests are required to fill out the form every time they come to the pool. Parents should fill out the form for their minor children.

Q23: What information is required on the Corona Virus Verification Form?

Your first and last name, address, date of birth if filled in online, phone number and email address are required as well as a response to virus exposure questions. If you are signing for minors you will also have to provide their information.

Q24: Do I have to fill out the Corona Virus Verification Form more than once?

Yes, you will be required to fill out the form every time you visit the pool.

Q25: Who has access to the Corona Virus Verification Form?

Only the Property Manager and the Lifeguard have access to the information on the form excluding date of birth information.

Q26: How do I show that I have filled out the Corona Virus Verification Form?

If you have filled out the form electronically online, you will receive an automatic confirmation email. The lifeguard will also be able to verify that you have filled out the form. If you fill out the form on paper you will have to present it to the Lifeguard.

Q27: Where is my personal information stored?

The information that you provide on the virus verification form is stored by WaiverSign.

Q28: How long is the information stored for the Corona Virus Verification Form?

The information will be stored until the end of the pool season.

Q29: Why do guests have to fill out Corona Virus Verification Forms?

Guests have to fill out the form to determine if they have any exposure to the virus recently.

Q30: Why can minors not fill out Corona Virus Verification forms?

Minors cannot legally fill out the forms. One parent or guardian must fill out the form for them.

Q31: What if I do not want to fill out the Corona Virus Verification Form?

If you do not fill out the virus form, you should consider not using the pool. The form is designed to minimize the risk of the virus being transmitted to other users of the pool. This is consistent with CDC Guidelines.

Q32: If I have already filled out the Corona Virus Verification Form why do I have to show my pool pass to the Lifeguard when I enter the pool?

The Pool pass is only issued to Daylesford Lake residents including homeowners and tenants. The Assumption of Risk Waiver and Corona Virus Verification Form can be filled out by non residents such as guests. The Pool Passes show that a person is eligible to enter the pool. All Guests must be accompanied by residents when entering the pool. If you do not have a Pool pass the lifeguard will have to check the resident list before admitting you to the pool area.

Q33: What happens the paper versions of the Assumption of risk Waivers and Corona Virus Verification Forms?

The paper forms will be forwarded to the Property Manager.

Q34: Why did the Association choose WaiverSign to administer the Waiver and Verification Forms?

The Association looked at several different electronic waiver vendors and determined that WaiverSign was the most suitable for Daylesford lake's needs based on usability, customer service and cost. Other communities managed by CAMCO are using WaiverSign and are very satisfied with the product and service. We also wanted a company that is experienced and has many large nationally known clients.

Q35: Why did the Association Choose an outside vendor to manage its electronic waivers?

The Association needed a ready made solution that could be implemented and setup and used quickly. It also wanted security features and a company that knew the business of signing electronic waivers.

Q36: Why are Electronic Waivers preferable to Paper ones?

Since most people have smart phones electronic waivers are always available and can be retrieved easily. The waiver software takes care of all the administration and waiver tracking. There is a lot of additional work required for the management company and the pool company to track and file the waivers.

Q37: What do I do if I lost the link to the Waiver for Verification Form?

The Links are posted on the Daylesford Lake website at www.daylesford-lake.com under the Pool section.

Q38: How to I get the Waiver and Verification Links when I arrive at the Pool?

There is a sign outside the pool gate with the links to the Waiver and Verification Form.

If you have further questions please contact Jessica Knippenberg at jknippenberg@camcomgmt.com.

Sincerely,

Jessica Knippenberg CMCA
Director CAMCO management
Daylesford Lake Condominium Association