



Guest & Visitor Orientation Guide

Welcome to one of the South Carolina coast's most beautiful private communities. These simple guidelines help preserve the peaceful atmosphere, natural beauty, and sense of community that makes Litchfield-By-The-Sea so special.

Whether you're here for a relaxing beach getaway, a family vacation, or a quiet retreat, we want your stay to be enjoyable from the moment you arrive. As guests in a private residential community, your cooperation and courtesy toward neighbors, fellow visitors, and property staff are greatly appreciated.

Inside this guide, you'll find important information about community rules, parking, beach access, security procedures, and amenities. Following these guidelines helps ensure a smooth experience for everyone and allows future guests to enjoy the same welcoming environment that you expect.



Our full-time residents take great pride in this community and work hard to maintain its beauty, safety, and tranquility year-round. By respecting the property, observing posted rules, and being mindful of noise and traffic, you help contribute to the relaxed coastal atmosphere that makes our community unique.

Thank you in advance for your consideration and cooperation. Your hosts, neighbors, fellow guests, and residents truly appreciate it, and we hope your stay is memorable, comfortable, and filled with everything that makes the South Carolina Lowcountry coast so special.

SECTION 1

How to Enter Litchfield By The Sea

LBTS is a private, gated community. All guests and visitors must have valid Access Credentials to enter the property. Please follow the steps below to ensure a smooth arrival.

Step-by-Step Entry Process

- Contact your Host (property owner or rental manager) before arrival to ensure your name and vehicle information are registered in our access control system.
- If renting short-term through a rental company, follow their instructions to procure your Guest Pass / Access Credential.
- If you are a guest or renting directly through an LBTS Owner, proceed to the appropriate gate to pick up your access credentials:
 - Oceanside - Main Gate on HWY 17 & Willbrook Boulevard
 - River Club - proceed to the River Club Gate.
 - Willbrook Plantation, Reserve, Reunion Hall – follow the access instructions provided by your Host.
 - LBTS security staff will verify your identity and vehicle against the pre-authorized guest registration list.
 - You will receive a Guest Vehicle Pass. This is a paper pass that must be placed on your dashboard and remain clearly visible at all times while parked anywhere on the property.
- Guests that are not pre-authorized in the access control system will not be permitted access until security staff can verify that access is authorized.

GATE HOURS AT A GLANCE

Main Gate (US-17 & Willbrook Blvd):	Staffed 24/7/365
Vendor/South Gate (US-17):	Staffed 6am to 6pm
River Club Gate (11 Club Circle):	Staffed 6am to 10pm

Vendor / Contractor Hours:	Mon–Fri 7 AM–6 PM Sat 8 AM–5 PM Sun 9 AM–5 PM - (quiet work only)
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Important Notes for Renters

- Your rental property manager (PM) is responsible for registering your party with Security. Confirm this has been done before you depart for LBTS.
 - If you are arriving in multiple vehicles, each vehicle must be registered separately.
 - Keep your guest pass safe — you must display the pass so Security Officers can see it during patrols.
 - Do not loan your pass to anyone outside of your registered party.
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SECTION 2

Community Rules Every Guest Must Know

LBTS is home to thousands of full-time and seasonal residents who have chosen this community for its beauty, quiet atmosphere, and sense of community. As a guest, your cooperation with these standards is not just expected — it is required. Violations may result in removal from the property.

Display Your Guest Pass at All Times

Your guest pass must be placed on your vehicle dashboard and remain visible whenever your vehicle is parked anywhere on the property — at the Beach Club, tennis courts, pool areas, or any community parking lot. Vehicles without a visible pass are subject to towing. The maximum speed limit throughout Litchfield By The Sea is **25 mph** on all internal roads. This is strictly enforced. Speeding is a safety hazard, and violations are reported to Security.

⚠ Towing is enforced without warning during peak season and holiday weekends.

No Overnight Parking at the Beach Club

Overnight parking at the Beach Club parking lot is strictly prohibited. Vehicles may not be left in Beach Club parking overnight for any reason. If you need to leave a vehicle on the property overnight, contact your property manager to confirm appropriate authorized parking locations.

⚠ Vehicles in Beach Club parking after hours will be towed.

Quiet Hours — Respect Your Neighbors

Quiet hours are observed community-wide from 10:00 PM to 8:00 AM. This applies to all outdoor areas including the beach, Beach Club, pool areas, and community roads. Loud music, large gatherings, and noise disturbances during these hours are prohibited and will result in a security response.

⚠ Repeat noise violations may result in loss of community access privileges.

Pool & Facility Hours — No After-Hours Access

Community pools, the Beach Club, and other amenities have posted operating hours. After-hours access is strictly prohibited. Minors are not permitted to use pool areas without adult supervision at any time. Large groups congregating at pool areas or the Beach Club after closing hours will be dispersed by Security.

⚠ Unsupervised minors in pool areas after hours is a safety and liability violation.

Golf Cart Rules – Authorized Operators Only

Only authorized, licensed operators may operate golf carts or Low-Speed Vehicles (LSVs) within LBTS. Operators must be 16 or older with a valid driver's license. Golf carts may not be operated after dark without proper lighting, and no golf cart operation is permitted between the hours of 12:00 AM- 6:00 AM. Gas powered Golf Carts are NOT permitted in the Litchfield-By-The-Sea Oceanside or River Club properties. Golf carts that are not clearly identified with a barcode, visitor pass, or rental company ID will be towed.

Keep It Clean — No Trash at Shared Facilities

All guests are expected to dispose of trash in the designated receptacles at the Beach Club, tennis courts, pool areas, and throughout the community. Do not leave trash, food containers, towels, or personal items at shared facilities. Please leave every area cleaner than you found it.

Holiday Weekend Parking – Plan Ahead

During major holiday weekends — particularly Memorial Day, Fourth of July, and Labor Day — parking at the Beach Club and community amenities reaches capacity quickly. Do not attempt to park in unauthorized areas, on grass, or in private driveways.

⚠ Illegally parked vehicles will be towed during holiday weekends without warning.

Respect Beach Club Restrooms & Shared Facilities

Our Beach Club restrooms and shared facilities serve hundreds of guests daily during peak season. Please keep restrooms clean and report any maintenance issues to the Amenity Assistant or the front desk. Every guest shares responsibility for maintaining the quality of our community facilities.

SECTION 3

Beach Safety — Know Before You Go

The South Carolina coastline is beautiful — and it can be powerful. Before entering the ocean, every guest should understand how to identify and survive a rip current.

PAWLEYS ISLAND RIP CURRENT SAFETY

Watch the official Pawleys Island Rip Tide Educational Video before swimming:

<https://www.youtube.com/watch?v=MOblPs5yvJw>

Rip Current Survival Rules

- STAY CALM. Panic leads to exhaustion. A rip current will not pull you underwater.
- DO NOT swim against the current toward shore — you will exhaust yourself.
- Swim PARALLEL to the shore until you are out of the current, then swim in diagonally.
- If you cannot escape, float or tread water and signal for help.
- At LBTS, always let someone know when you are swimming.

Additional Beach Guidelines at LBTS

- No glass containers on the beach.
- No unauthorized fires, bonfires, or fireworks on the beach.
- No motorcycles, trikes (three wheeled motorcycles), motor scooters (of any size), mopeds, motorized skateboards, motor homes, campers or buses are permitted on Association property.
- Beach furniture must be removed from the beach each evening — unattended items left overnight may be removed.
- Fishing is permitted, but lines must be cast responsibly and areas near swimmers must be avoided.
- Pets must be leashed and pet waste must be cleaned up immediately.
- Bicycles, skateboards, rollerblades are not permitted on the beach house deck. The showers on the beach house deck are for rinsing off only (no bathing or soap)

SECTION 4

Additional Good-to-Know Information

Community Culture — What Makes LBTS Special

Litchfield By The Sea is more than a resort community — it is home to thousands of families who care deeply about this place. Our full-time and seasonal residents are proud of the peaceful, friendly culture of LBTS. As a guest, you are part of that story for the duration of your stay.

- Share the road: golf carts, cyclists, walkers, and runners all share LBTS roads. Slow down and yield.
- Parking in the circle by the Litchfield-By-The-Sea Beach House is short term, drop off ONLY. All vehicles must be moved within 10 minutes of stopping or will be subject to ticket and towing.
- If you see something wrong — a safety hazard, vandalism, or a rule violation — please report it to Security.

Contacting Security

Our Security Officers are here to help ensure everyone has a safe and enjoyable experience. Please contact Security for any concern regarding LBTS Common Property (843) 237-2451.

Quick Reference — What's Allowed, What's Not

<input checked="" type="checkbox"/> WELCOME	✗ NOT PERMITTED
Golf cart use (licensed operators)	Motorcycles
Fishing from the beach	Glass containers on the beach
Pets on leash with cleanup	Pets off-leash in community areas
Cycling & walking on community paths	Speeding (max 25 mph)
Beach Club amenities during hours	Pool or Beach Club use after posted hours
Outdoor gatherings during quiet hours	Loud noise or gatherings after 10:00 PM
Guest parking with visible pass	Parking without visible guest pass



Thank You for Being a Thoughtful Guest

By following these guidelines, you help preserve what makes Litchfield By The Sea one of the most cherished communities on the South Carolina coast. We hope you have a wonderful stay.

