



Stewart Smith  
Owner | Broker | Developer  
SSS Commercial Real Estate

2025

## Skyland Airpark Showing Rules for Outside Agents & Brokers

To preserve the integrity, safety, and experience of Skyland Airpark, all agents and brokers must comply with the following rules when showing listings or touring lots within the community.

**Failure to follow these guidelines may result in restricted or revoked access.**

### 1. Agent Must Accompany Clients at All Times

No self-guided tours. Agents are required to remain with their clients during the entire visit, no exceptions. Do not instruct clients to drive or walk on the property without your presence.

### 2. Gate Code Is Confidential

Gate access codes are for the use of licensed agents only. **Do not** share text, email, or disclose the gate code to clients or contractors. This is a private, gated community. Breach of this rule is grounds for loss of access.

### 3. Flight Access Requires 24-Hour Notice

If a client wishes to fly in and land at Skyland, you must obtain prior approval at least **24 hours** in advance. Provide the aircraft's make, model, tail number, and estimated arrival time. Contact Stewart Smith directly to coordinate at 907-727-8686.

### 4. Stay on Roads and Common Areas

Do not drive across lots, shoulders, or undeveloped areas. Respect flagged or marked spaces and avoid disrupting any ongoing construction or private property.

### 5. No Posting of Personal Signage

Only approved Skyland signage is permitted within the community. Do not place open house signs, sandwich boards, flags, or banners on lots or common areas without prior written approval.

### 6. No Drone Flights Without Permission

Due to privacy and aviation concerns, the use of drones is **not permitted** without prior approval. This includes promotional filming and casual aerial footage.

### 7. Pets Must Be Leashed at All Times

If pets are brought to showings or on-site, they must remain on a leash and under control. Please clean up after them. This is a shared living environment and not a dog park.



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### **8. Respect the Privacy of Residents**

Avoid stopping at occupied homes or asking questions of current owners. All inquiries should be directed through Stewart Smith or the listing agent of record.

### **9. Showing Hours: 9:00 AM - 7:00 PM**

Out of respect for the community, showings should take place during reasonable daylight hours. After-hours visits must be pre-approved.

### **10. Clean Up After Showings**

Leave no trace. Remove brochures, trash, or other materials before leaving. Treat Skyland as you would your own.

### **11. All Offers: Must Use the Official Skyland Purchase Agreement**

To ensure consistency, full disclosure, and proper representation of the Skyland Airpark community, all offers and purchase agreements must be submitted using the official Skyland Purchase and Sale Agreement. No outside contracts will be accepted. Copies of the current Skyland PSA can be requested or downloaded under docs.