

INDIAN ROCKS POA

POLICY AND PROCEDURE

BOAT SLIP, PWC (PERSONAL WATERCRAFT) SLIP, AND LAUNCH RAMP POLICY

2022

To ensure that all members have an equal opportunity to lease a boat slip from the Association and utilize the Association's launch ramp, the Association has instituted the following policies and procedures for leasing and using boat slips and utilizing the launch ramp.

The Association owns and maintains boat slips and for which it pays current lake owner each year for permits to moor them on Lake Wallenpaupack. These boat slips are leased on a yearly fee basis to members of the Association. The Board of Directors will determine the fee for leasing a boat slip each year during the budget process.

Notification of when boat owners can dock their boats and when they must remove their boats from the docks will be published in the Association's newsletter, website, and bulletin boards. Members are solely responsible for removal of their boats by the due date. The Association, Board of Directors and the employees are not responsible for, nor will they incur any responsibility or liability for member's vehicles or boats utilizing the Association's docks or ramp. This includes responsibility or liability for fire, theft, vandalism, or damage due to weather.

Any member in good standing may lease a boat slip for a boat owned by him or herself or an immediate relative after showing proof of their relationship to the boat owner. Members may request to be placed on the boat slip waiting list or to change slips at any time during the year. If you request to change your slip, once the exchange is made it is final for the remainder of the season.

The member must pay for the boat slip by the due date and must have on file in the office, a copy of the boat's current registration and insurance. Each member who leases a boat slip must have a current Association sticker on their boat, which must be placed on the shore side of the boat when it is moored in a slip and must be visible when the boat has a cover in place.

The Association also maintains a boat launch ramp for the use of its membership and their guests. Vehicles and trailers are not permitted to park at the ramp area or the driveway leading to the ramp. Use of boat launch ramp is strictly for members or their guests.

INDIAN ROCKS POA

POLICY AND PROCEDURE

The previous year's lessee is automatically renewed as long as the lessee pays for their boat slip and assessments prior to January 31st. If boat slip, assessments, and any other amounts due are not paid by January 31st, the boat slip will be offered to the next member in good standing on the waiting list until a member accepts the lease. The new lessee must pay for their new boat slip and provide the Association office with the registration and insurance for their boat within 10 days of notification or the boat slip will be given to the next member on the list.

Boat docks are not attached to a member's property and if a property is sold, the member's slip lease is terminated and is non-transferable to the new property owner.

Members are only allowed to lease one boat slip per year unless there are boat slips available after all members on the waiting list have been offered a slip. Second slips will be given to members for one season only and will not be renewed. The members name would need to be put on the second slip waiting list for the following year if they so desire one.

Indian Rocks offers two types of Association boat slips: (1) regular sized and (2) oversized. The type of slip is determined by the total length of the boat as indicated on the boat's registration.

No boat over twenty-four (24) feet in length shall be docked in any regular sized Association boat slip. Failure to comply with this rule will result in a fifty dollar (\$50) per day fine to the member and possible loss of their boat slip.

Boats over twenty-four (24) feet in length will be assigned to an oversized Association boat slip, as available. Boats over twenty-four (24) feet in length are only permitted in oversized slips.

Single slip boat slips are available to be leased by members who have boats twenty-four (24) feet in length and under.

Boat slip lessees trading or buying new boats must notify the office prior to docking the boat to ensure that the new boat will fit in the lessee's slip.

Boat slips shall not be permanently altered. Rugs, rubber strips, hooks, and bumpers of any kind are not to be permanently attached to Association docks and must be removed prior to dock removal in the fall. Members who damage docks will be responsible for the cost of damages.

A limited number of PWC (personal watercraft) slips are available for Association members. Members are only allowed to lease two PWC (personal watercraft) slips per year unless there are jet slips available after all members on the waiting list have been offered a slip. Third slips will be given to members for one season only and will not be renewed. The

INDIAN ROCKS POA

POLICY AND PROCEDURE

members name will need to be put on the third slip waiting list for the following year if they so desire one.

If a NEW property owner inquires on the availability of a boat slip, he is told that we have a waiting list, and they can add their name if they want. They are told about the requirements:

- Boats can be no bigger than 24 feet for regular Association slips; Boats larger than 24 feet will be assigned to an oversized boat slip
- Registration, insurance and width of the boat must be submitted to the office

When a slip becomes available, the next person on the list who has a boat that will fit properly, is contacted and asked if they want this particular slip. If the answer is yes, they are given 10 days to submit payment, registration and insurance. If the answer is no, their name will go to the end of the boat slip waiting list.

If the holder of a boat slip wants to be considered for re-assignment, he may put his name on a list for a specific dock. When a slip becomes available on that dock, the next person on that list who has a boat that will fit properly is contacted.

Emails or letters will be sent in January to all property owners who had docks the previous year but have not yet paid for the current year. If a property owner wants to give up a slip, the office must be notified in writing, and it must be signed by the property owner and manager. A copy goes into the property owner's file.

The following rules apply to use of Association docks:

1. No fishing, diving, swimming, or sunbathing on any of the boatdocks.
2. Children under twelve (12) must be accompanied by an individual sixteen (16) years of age or older and shall not be left unattended around the docks.
3. No alcoholic beverages are allowed.
4. All trash shall be placed in the proper receptacles. Do not block walkways at any time.