

## LAKEVIEW TERRACE ASSOCIATION

### PARK RULES AND REGULATIONS

Rev:05/04/2024 - BT

The Lakeview Terrace Association Park is composed of nearly five acres of Long Lake waterfront, trails and wooded area. Your membership is a privilege, not a right, and is subject to payment of annual dues and observation of the Association Rules, Regulations, and By-Laws.

#### A. MEMBERSHIP

1. Membership is on an annual basis. Existing Class A members have priority to membership beginning January 1<sup>st</sup>. Class B memberships may be applied for beginning April 1<sup>st</sup> if the (48) memberships have not sold out. Property owners and renters of qualified developments as designated in the Association By-Laws and the official geographical boundary map are eligible to be Park Members. Dues are not pro-rated for portions of a membership year. Memberships are non-transferable and cannot be collectively used by others.
2. Membership is limited to one per deeded parcel, in the form of either:
  - a. A-membership to the legal parcel owner of a deeded A parcel and their immediate family or:
  - b. B membership to a long-term tenant and their immediate family of a deeded lot with a signed 1-year lease to their parcel or:
  - c. B membership of a legal owner of a "B-parcel" (defined as a parcel produced from the subdividing of an existing A-member parcel, that didn't inherit the A-membership)
3. No more than one membership per deeded parcel.
4. Memberships are associated with their respective parcel number.

#### B. PARK FACILITIES

1. The Association Officers, Trustees, and members in good standing have full authority within park boundaries to enforce the Park Rules. The rules are as follows:

#### C. GENERAL

1. Vehicles without current membership decals are not allowed in the park unless pre-approved by the Board of Directors.
2. Lock the park gate after entering or leaving the park (\*always scramble the code in the padlock). No sharing the code to non-members/inactive members.
3. Members and guests must behave in acceptable social manners by which not offending other park users.
4. Members are responsible for helping administer park rules/regulations. Report misuse to an Association Officer or Trustee. Please refrain from confronting violators in a threatening manner.
5. Pets must be leashed and supervised at all times. Pet owners are responsible for all cleanup of their pets. If pets/s become aggressive towards people or other animals, the sole

responsibility is that of a pet owner. The Association expects pet owners to be proactive and keep their pets controlled at all times.

6. Law prohibits minors from being served or drinking alcoholic beverages in the park.
7. No one under the age of 18 is allowed in the park after 10PM without parental supervision.
8. Children under the age of 12 are not allowed in the park any time without adult supervision.  
THERE IS NO LIFEGUARD ON DUTY!
9. No guns, firearms, arrows, and/or any other weapon may be discharged on or over park grounds. No FIREWORKS.
10. Pack it in – Pack it out Philosophy: This applies to garbage, toys, beach furniture etc.
11. No ATVs on trails for sport, however may be used for transporting to and from park only at low speed. ATV use in park at owner's risk. ATVS subject to regular parking rules/locations.
12. No riding bikes in unsafe manners on the trails. Pedestrians have the right of way.
13. No overnight camping.
14. No overnight parking.
15. No lifeguard on Duty

D. PARKING

1. Vehicles parked in the park without proper tags/decals/board approval will be towed at owners' expense.
2. During group parking events, guest vehicles are to park along west and east fences, leaving primary parking available to member vehicles.
3. Parking is not allowed near the beach or boat ramp area or other such posted areas.
4. Parking is for members only in designated areas.
5. Overnight parking limited to a single, stickered, member vehicle.
  - a. Intended for folks who want to go out on their boats overnight
  - b. No trailers. Single vehicle only.
  - c. Overnight parking is along west chainlink fence above mooring dock.
  - d. Park at your own risk.

E. BOAT LAUNCH AND DOCKS

1. Members, dependents, and guests utilize the boat ramp, beach, and docks at their own risk.
2. Use Courteous boating and loading/unloading procedures.
3. No swimming, diving or waterskiing from the mooring & launch docks or launch areas.
4. Dock boat slips or moorage are fees paid and reserved. (See FEES)
5. Boats are docked at owner's risk. Please secure properly.
6. No change to boat ramp or dock structure without pre-approval of membership.
7. No lifeguard on duty.
8. Boat launch only for use of members and their [accompanied] guests, allowing guests in simply for the purpose of launching their boat is not allowed [unless member is going out with them for the day].

F. MOORING

1. Mooring slips are subject to availability and limited to one slip per A-member/A-Parcel household.
2. Household is defined as a immediate related family unit living in one house.
3. Once all slips are booked, mooring dock goes into a waitlist.

4. As a slip becomes vacant/open, based on mooring seniority, existing mooring members may claim it and resulting shifts are based on order of mooring seniority. The remaining open slip after adjustments is to be available to the first person in waitlist.
5. Mooring dock is strictly for mooring and is not to be used for fishing, swimming, or dog walking.

#### G. GUESTS

1. Any person/s eligible to be a member of the park are ineligible to be a guest/s.
2. A member AT ALL TIMES must accompany guests.
3. Members are responsible for all cleanup of the facility after use by their guests. Includes removing all trash from the park grounds and any of their belongings/property.
4. Members anticipating 15 or more guests must complete an "Application for Park Use" form and \$50.00 refundable damage deposit required, at least 2 weeks' notice. Deposit refunded upon passing inspection of park grounds by assigned officer or trustee. Written approval from the Board of Directors must be obtained prior to use. No parties or picnics will be approved on major holidays. No business or corporate parties.
5. During large group events, please park guest vehicles along West and East fences of property; leave primary parking available to member vehicles.
6. Guest parking is only allowed for approved parties. Parking is limited and a privilege to members first. Please park conservatively and mitigate the impact to park.
7. No lifeguard on duty.
8. Lakeview Terrace Association is not responsible for loss, damage, theft of guest property/belongings.

#### H. PARK LOCK CODE

1. A park lock code will be given to the member upon acceptance of their membership application.
2. The utilization of the code to enter and exit the park is for members in good standing only. Sharing the code is prohibited.
3. Leaving the gate unlocked is prohibited (unless preapproved by Board for events/parties).
4. Always scramble the code in the padlock.

#### I. MISUSE OF THE PARK

1. Any misuse of the park may result in revocation or suspension of the membership without refund and/or the park member may be held financially responsible.
2. Falsifying any portion of the membership application is cause for membership revocation.
3. Misuse is considered:
  - a. Any failure to observe the rules, regulations, and the By-Laws of the Lakeview Terrace Association and the Park.
  - b. Any act of destruction, vandalism, or mischief to Association property, shrubs, trees, signs, and park improvements, by the member, their family, or guests.
  - c. Any member allowing guests to use the park without their presence.
  - d. Sharing the code to the park entrance to non-members.

#### J. FEES

1. Annual membership: \$200/yr

2. One time initiation for new members: \$50
3. Boat Slips/Mooring: Annual \$150/yr \*new users to prepay up to 5 years. Balance can be topped off to 5 years at any point before exhausting balance.
4. Large group Parties (15 or more guests): \$50 refundable fee.

ACKNOWLEDGEMENT:

I have read, reviewed, and accept the Rules and Bylaws of LakeView Terrace Association. I agree to adhere to rules defined in these documents and understand that my membership may be temporarily or permanently revoked if I or any of my guests/family members violate them.

Parcel Number: \_\_\_\_\_

Parcel Type: \_\_\_\_\_ (A/B)

Membership Type: \_\_\_\_\_ (A/B)

Owner \_\_\_\_\_ Date: \_\_\_\_\_

Tenant (if applicable): \_\_\_\_\_ Date: \_\_\_\_\_

Initiation Paid? \_\_\_\_\_ (Y/N/NA)

Current Dues Paid? \_\_\_\_\_ (Y/N)

If Tenant: 1-year signed lease attached? \_\_\_\_\_ (Y/N)

Lease Expiration: \_\_\_\_\_

Reviewing Officer Approval: \_\_\_\_\_ Date: \_\_\_\_\_