

BEACH ORDINANCES

LC 26-1 A sunset curfew on all Association beaches, islands and all other Association property exclusive of Chaffee Hall. Any disturbance after 10:00 p.m. or before 8:00 a.m. will be considered a breach of peace. **FINE:** \$60 for each occurrence.

LC 01 -2 Dogs are not allowed on Association beaches or in the water at Association beaches. **FINE:** \$60 for each occurrence.

LC 01-3 The drinking of alcoholic beverages is forbidden on Association beaches, roads, islands, boat launch, boat dock, and all other Association property exclusive of Chaffee Hall. **FINE:** \$60 for each occurrence.

LC 26-4 No swimming at Association boat launch or boat dock area. **FINE:** \$50 for each occurrence.

LC 26-5 Children ten (10) years old and younger are not permitted to be in the water at the Association beach areas without a person over 18 years old supervising. **FINE:** \$100 for each occurrence.

LC 26-6 No boats of any kind are permitted inside designated swimming areas. This includes the launching (except in designated areas) or removing boats from the lake. **FINE:** \$100 for each occurrence.

LC 26-7 No glass objects are permitted on or around Association properties. **FINE:** \$100 for each occurrence.

LC 26-7.1 No floating rafts are allowed except for those at the Association beaches, unless you own a lakefront property, and have written approval from the Board of Directors of the Association. **FINE:** \$20 per day until approval from the Board. Existing rafts as of _____ will need Board approval within 60 days of the acceptance of this ordinance to remain in the lake.

LC 26-7.2 Docks that are anchored to the shoreline can be no more than 100 sq feet in total area and cannot be installed or replaced without Board of Directors approval.

DRIVEWAY ORDINANCE

LC 01-8 No approach or driveway to any road maintained by the Association shall be constructed or existing driveways improved unless a permit is issued prior to construction by the Board of Directors.

The landowner or agent shall install all drainage pipes, culverts, headwalls, catch basins, and ditches and perform any grading deemed necessary by the Board of Directors or its agent to protect the abutting Association roads.

The landowner or agent shall be liable for any damage done to any Association Road in the construction of such approach.

All permits shall expire twelve (12) months from the date of issue unless renewed by the Board of Directors or its agent and all construction must be completed before its expiration.

Any driveway with a grade downward towards an Association Road must be oiled or paved. The Board of Directors will determine which method is acceptable.

Any landowner, firm, or corporation who violates any part of this ordinance shall be **FINED**: \$100 per day until violation is corrected.

RUBBISH AND GARBAGE ORDINANCE

LC 26-9 Every owner or occupant of any lot or building within the Association shall be responsible for the proper storage of garbage on their premises. All garbage shall be placed in watertight containers with secure covers and always maintained in a sanitary condition.

Garbage shall be removed from each premises in a sanitary manner. For purposes of this ordinance, **“garbage”** shall mean all kitchen refuse and waste liable to decay.

No person shall throw, place, dump, or permit the accumulation of any rubbish, refuse, or waste materials on any road, common area, or property within the limits of the Association.

Absolutely no rubbish or waste of any kind shall be disposed of in the lake, for purposes of this ordinance, **“rubbish”** shall include, but not be limited to:

- Wastepaper
- Grass clippings, leaves, brush, or yard waste
- Old clothing, furniture, appliances, or bedding
- Ashes
- Vegetable or animal matter
- Tin cans, bottles, glass, or other metal or glass containers
- Refuse or debris of any kind

Any person who violates any provision of this Rubbish and Garbage Ordinance shall be subject to a **FINE**: \$60 per offense.

Each 24-hour period during which a violation continues shall constitute a separate and distinct offense.

VEHICLE ORDINANCES

LC 26-10 A speed limit of 15 miles per hour on all roads controlled by the Association. **FINE:** \$60 per each occurrence.

LC 26-10.1 No parking is allowed on Association roads (same as Town roads) at any time. This will be considered as obstructing traffic. Each day will be treated as a separate occurrence. **FINE:** \$25

LC 26-10.2 No parking is allowed at any time on Association property with the exception of the parking area at Chaffee Hall, designated areas at the beaches and the boat launch. Vehicles (*) may be towed at owner's expense. **FINE:** \$60 for each occurrence and every 24 hours of continuance shall be deemed a separate offense. In the event of a snowstorm, parking will be restricted until plowing is completed.

LC 26-10.3 No unregistered motor vehicles shall be allowed on Association roads and or property. Any motor vehicle owner and/or operator who violates this shall be **FINED:** \$60 for each occurrence and every 24 hours of continuance shall be deemed a separate offense.

LC 01-10.4 No motor vehicle shall be operated except on established Association roads. Any person operating a motor vehicle in violation of this shall be **FINED:** \$60 for each occurrence.

LC 26-10.5 The owner of any motor vehicle using Association roads and/or property and weighing more than 20,000 pounds gross weight must post a **\$2,000 cash or to be cashed check** as a deposit to ensure reparations to the Association in the event said vehicle causes damages to Association roads and/or property. The vehicle owner is responsible for posting said deposit.

Said deposit is to remain in effect for as long as the said vehicle is using Association roads and/or property. Said deposit may be refunded upon presenting to the Association satisfactory proof that said motor vehicle is no longer using Association roads and/or property and an inspection of roads are done by the Board of Directors or its agent.

Any property owner having a motor vehicle using Association roads and/or property without having the required \$2,000 deposit, shall be subject to a **FINE:** \$100 per day until deposit is posted. Motor vehicles that are exempt: fuel delivery trucks, septic tank trucks, trash haulers (except large roll off dumpster trucks), and vehicles used for contracted Association services.

* The definition of "Motor Vehicle" is the same as that used in the Connecticut General Statutes Section 14-1(26).

LC 26-10.6 Golf Carts, Motor Scooters, Minibikes, Quad Wheelers, A.T.V. or any other motorized transportation not able to be registered and insured with the State of CT are prohibited from any roads within the Association, public or private. **FINE:** \$75 per occurrence.

ENVIRONMENTAL ORDINANCES

LC 26-11 The parking, indefinitely of more than one inoperable and/or unregistered vehicle as covered by this Ordinance is declared to constitute a pollution and/or esthetic nuisance detrimental to the community.

The storage of an inoperable and/or unregistered vehicle on lake property shall be subject to the conditions that:

1. No hazard shall be created or maintained such as:

- a. All broken glass or partially detached parts shall be either removed and disposed of as rubbish or secured in manner to prevent hazard.
- b. Truck or storage compartments, doors shall be kept locked or otherwise secured adequately to prevent possible entrapment of any person.
- c. Wheels or tires shall not be removed from the vehicle except for repair and shall be replaced immediately.
- d. The vehicle shall not be elevated or blocked in any unsafe manner.
- e. All parts or components removed from the vehicle shall not be stored in the open.

2. The vehicle may be parked only in a manner that does not constitute a pollution and/or esthetic nuisance detrimental to the community.

3. No violation of zoning ordinances or any other applicable ordinance or statute shall be created.

4. No more than one (1) unenclosed, inoperable, unlicensed vehicle shall be permitted on any premises.

A **FINE** of \$250 will be levied to the property owner for every vehicle not removed. Each month that the violation exists shall constitute a separate and distinct offense.

LC 26-11.1 No detergents, soaps, or cleaning powders containing more than a trace of phosphorous shall be used in any home included in the Association. No products shall be used on the exterior of any lake property included in the Association whose effects could be detrimental to the environment according to the Connecticut Department of Energy and Environmental Protection. (DEEP) **FINE:** \$100 for each occurrence.

LC 26-11.2 No dirt, sand, gravel, or stones may be deposited on the lake bottom or other Association property unless an equal volume of sediment is removed from the same site. However, before any work can be done in the lake, the Association's Board of Directors or its agent must grant permission in writing. **FINE:** \$250 for each occurrence.

LC 01-11.3 Dumping oil of any kind or any automotive fluids directly into the lake, culverts, or any property within the limits of the Association is prohibited. **FINE:** \$1,000 for each occurrence.

LC 26-11.4 No internal combustion engines are allowed in, on, or over the lake except for snow blowers to be used for the express purpose of snow removal. Containers of gas or oil are prohibited on the ice. Fueling must be done on shore. Any gas-powered motor, not being used, “tipped”, but attached to a boat in the lake must be covered securely by a plastic bag to prevent dripping fluids. All boats, kayaks, canoes, etc. entering the lake need to be cleaned if previously used in a different body of water. **FINE:** \$100 for each occurrence.

LC 26-11.5 No feeding of geese or ducks are allowed within territorial limits of the Association. **FINE:** \$100 for each occurrence.

MISCELLANEOUS

LC 26-12 No firearms, air guns, bows and arrows or slingshots are to be used within territorial limits of the Association. **FINE:** \$100 for each occurrence.

LC 26-12.1 The lake has a speed limit for any vessel/boat of a maximum of 5 MPH. **FINE:** \$100 per occurrence.

LC 26-12.2 Fence Ordinance – No fence shall be installed without approval by the Board of Directors, and no fence shall be installed at a height of over 6 feet, and no fence shall impede the sight lines of the lake for residents’ lake or non-lakeside. **FINE:** \$250 per occurrence without approval.