

Commonland

Waterfronts

1. There are three types of docks: Common, Private and Finger:
 - b. Common Docks are for occasional use only by Members, their Immediate Family and Guests; and Associate Members, their Immediate Family and Guests.
 - c. Members are permitted one Private Dock space for each lot owned.
 - d. Members may rent Finger Docks and Canoe Racks, if available, with rental fees paid annually.
 - e. Members are encouraged to share their Private Docks with other Members.
2. Members requiring a Private Dock space shall submit an Application to the Board and include a diagram of the proposed dock, ramp and platform.
 - a. Dock and ramp width is limited to 6 ft. and platform size to 107 sq. ft. Dock length will be determined by both the dock space location and the Member's requirements.
 - b. Dock spaces have been located such that adjacent docks will be a minimum of approximately 25 feet apart.
 - c. Any cutting of grass, brush or trees necessary to place and access the platform should be minimized, must be approved and supervised by the Board and shall not exceed a maximum width of 15 ft.
3. The process for allocating dock spaces to Members who submit an Application will be transparent, recognize that Members' boating and personal needs may change over time, and strive to be fair for all Members. As such:
 - a. Members may request a specific dock space in their Application.
 - b. If the requested dock space is currently in use, the Members may choose to be put on a dated Wait List that will be maintained, in chronological order, by the Waterfronts Director.
 - c. When a property is sold, the re-allocation of the dock space of the previous owner will be put on hold for 14 days to allow time for the new owner to submit an Application, and if necessary to choose to be put on the Wait List.
 - d. When allocating a dock space, the Board will take into consideration the type and size of boat to be docked, the shoreline conditions and water depth at the dock location, and the position of the Application on the Wait List, if any.
4. The placement of all docks is at the discretion of the Board and Members are required to obtain written authorization to do so from the Board.
5. Members must apply for permission to trade or take over allocated dock spaces. Existing non- conforming docks will be required to conform with current policy at the time the dock space is re- allocated.
6. No Member or Associate Member shall place on Commonland any personal property except as permitted by the Association (see also Commonland Management Article 4b):
 - a. During the boating season, personal items may be placed within the allocated dock space area immediately adjacent to the platform. The dock space area will be kept neat and clean and a dock box may be used for storage.
 - b. In the fall, small watercraft (eg. canoe, paddle boat) and furniture may be stored on the platform. Docks must be either left in the water or stored on the ground within the allocated dock space. Lifting the dock vertically is not allowed.
7. If a dock is neglected, abandoned or in a state of disrepair it may be removed after an attempt has been made to notify the owner.
8. Members are prohibited from charging fees for the use of their allocated dock space.
9. Docks must be removed upon the sale of a home or property, unless they are purchased by the subsequent owner (i.e. they are included in the sale listing). In such case the new owner may keep the dock in place until the re-allocation of the dock space has been decided. If the new owner does not receive the allocation of that dock space, the Board will provide the new owner with a reasonable date by which the dock must be removed.