

CANDLEWOOD SHORES TAX DISTRICT
ORDINANCE 1988-1
GOVERNING USE OF THE CSTD RECREATION AREAS

BE IT ORDAINED THAT:

Section 1 - TITLE: This Ordinance shall be known and may be cited as the “Recreation Area Use Ordinance of the Candlewood Shores Tax District “(CSTD)”.

Section 2 - PURPOSE: The purpose of this Ordinance is to establish rules and regulations for the use and control of the common areas dedicated to open space for recreational use and owned by the “CSTD” in order to promote the safety, enjoyment and protection of the persons using the property, and of the property.

Section 3 - DEFINITIONS:

- A. “Recreation areas” shall include the beach, ball field, boat ramp launching area, Community Building, Cove Property, and all improvements located within these areas.
- B. The “beach” is the property comprised of the grassy area and sandy beach which lies west of North Lakeshore Drive and north of South Lakeshore Drive, as set forth on Map No. CS4 including playground facilities.
- C. The “ball field” is the open grassy area which lies east of North Lakeshore Drive, north of Candlewood Shores Road, and west of Twilight Lane, as set forth in Maps No. CS2 and CS4.
- D. The “boat ramp and launching area” is the access road, ramp and dock located within the area designated as the “beach”.
- E. Community Building is located at 55 Longview Drive.
- F. Cove Property is located at 2 North Lakeshore Drive.

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Section 4 - GENERAL RULES:

- A. Recreation Passes: Each residence will be issued three (3) Recreation Passes, each pass will admit up to five (5) to the beach.
- B. A lost Recreation Pass will be replaced for a fee of twenty five (\$25) dollars. Absent extenuating circumstances, further losses are not replaceable until the start of the next season.
- C. In the event of extenuating circumstances, the Board of Directors or It's Duly Appointed Agent may issue further replacement Recreation Passes.
- D. Hours of Use: The recreation areas are open for" CSTD" residents from 7 AM to 9 PM. The Community Building hours are subject to provisions of the Community Room Policy and signed Community Room Application.
- E. Use: Recreation areas shall be used exclusively by" CSTD" residents and their guests. Residents shall be responsible for the conduct of their guests.
- F. Beverages: There shall be no consumption of alcoholic beverages or controlled substances in the recreation areas. Glass containers are prohibited.
- G. Food: There shall be no cooking or barbecuing in the recreation areas except for authorized Community functions.
- H. Refuse: All refuse must be disposed of properly in the trash receptacles provided or removed by those who bring it into the recreation areas. No household garbage shall be deposited in any recreation area trash receptacle.
- I. Litter: No person shall litter the grounds or waters of the beach and recreation areas.
- J. Children: Children are the responsibility of their parents or guardians.

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- K. No bicycles or recreational vehicles may be ridden within the recreation areas. Wheel chairs and handicap scooters are permitted.
- L. “CSTD” is not responsible for any personal injuries or personal property damage sustained while using the recreation areas or for the loss of clothing or valuables or any other personal property left or stored within the recreational areas.
- M. Parking: Parking is permitted in the designated parking areas within the recreation areas for residents’ vehicles displaying a current “CSTD” identification pass, and for guests’ vehicles displaying valid guest passes. Guests’ passes are available at the Community Building during regular business hours.
- N. Overnight parking between the hours of 9:00 PM and 7:00 AM in the designated parking area for the beach and ball field is prohibited absent a written special permission of the duly authorized agent for “CSTD” or during a snow storm.
- O. Property Damage: No person shall deface, remove, destroy or otherwise injure in any manner whatsoever any structure, rock, tree, flower, shrub, or any other plant life nor disturb or molest any bird or animal in the recreation areas.
- P. Security: “CSTD” may employ security for the protection and safety of its residents. The requests and directions of security personnel shall be followed by all residents and their guests at all times.

Section 5 - BEACH AND SWIM AREA RULES:

- A. The beach is open to residents and guests from 7 AM to 9 PM. Residents and guests must present a Recreational Pass to enter the beach between the fence and lake. Passes should be available to be presented, upon request by a “CSTD” employee or Board of Director Member. No one is permitted to enter the beach without a Recreational Pass. During

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office hours a resident can obtain a Pass at the Community Building. On weekends a Driver's License or proof of residency is temporarily acceptable until issuance of a recreational pass or replacement pass.

- B. All swimming is at the swimmer's own risk. Swimming is allowed in the designated areas only.
- C. If a lifeguard is on duty, the lifeguard may request anyone to leave the beach area who is jeopardizing the safety or enjoyment of others. Persons so requested must comply.
- D. Swimming accessories will be permitted at the discretion of the lifeguard.
- E. Radios are permitted but shall not be played at an excessive noise level which interferes substantially with the comfort or safety of other occupants of the recreation area.
- F. No running, pushing or horseplay is allowed on the swim float, boat launching dock or beach area.
- G. Ball playing, frisbee throwing, or similar activities are not permitted in the beach area located between the fence and lake.
- H. Dogs and other pets are not permitted in the beach area except that leashed or caged pets may be brought to the boat launch area. Pets in transit to boat ramp area must be kept as close to the fence as possible.
- I. When the whistle is blown all activities should be stopped and attention directed to the lifeguard.
- J. Use of the Lifeguard Stand other than the Lifeguard is prohibited.
- K. No one is allowed on the rock jetty.
- L. No swimming under float.
- M. Flotation devices are permitted only at the discretion of the lifeguard who will take into consideration current beach traffic, weather and water

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conditions.

- N. No open fires are allowed.
- O. Residents may use inflatable boats outside the roped swimming area to go to or return from their boat moorings, but should enter the water by the boat ramp area. Passing through swim lines is prohibited.
- P. Any group greater than 15 persons require a CSTD certified lifeguard dedicated to that group at the resident's expense.

Section 6 - BOAT RAMP AND LAUNCHING AREA RULES:

- A. In order to use the "CSTD" Boat Ramp you must have a current "CSTD" parking pass and a key for the gate.
- B. A Key may be obtained at the "CSTD" Community Building upon presenting proof of property ownership. A one time \$20.00 administrative registration fee and a \$50.00 security deposit for the boat ramp key is required. The security deposit is refundable upon return of the key. To replace the first lost key will require a \$100.00 deposit; to replace the second key will require a \$200.00 deposit. A fourth key will not be issued.
- C. The boat ramp is for the exclusive use of "CSTD" & Pine Island residents only.
- D. Vehicles are to use the boat ramp only for the launching and retrieving of boats. Vehicles and trailers must be parked in the designated area. The following procedures must be enforced when a resident is using the ramp:
 - 1. Immediately after passing through the gate, the boat should be launched as quickly as possible.
 - 2. Before leaving the dock with your boat or after exiting the launch area with your vehicle and boat trailer, the gate must be locked to prevent unauthorized entry.
 - 3. Your vehicle shall be parked in the designated parking area.

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4. The loading dock is to be used for the pick up and discharge of passengers only. No boat may be tied up to the dock for more than twenty (20) minutes.

E. Swimming is not permitted in the boat launching area however, dogs under the control of their owner or walker may swim in the boat launch area only if there is no boat being launched or in operation in said area.

Section 7 Moorings

A. There is an established waiting list, which is strictly followed, for “CSTD” resident homeowners who own a boat and need a mooring. Contact the Office Manager (Harbormaster) to get your name on the list.

B. Boat registration must be in the name of the resident homeowner. Tenants are not permitted a mooring. Renting or lending a mooring to others is STRICTLY prohibited.

C. Resident homeowners must be in good standing and current on all taxes and fees.

D. All moorings should be checked annually, with chains replaced every three years. A minimum of three blocks of 225 lb. each are required. This is the owner’s sole responsibility, any vessel or mooring hardware that requires “CSTD” to tow and or remove will incur a handling fee.

E. All authorized buoys must have mooring number clearly marked and maintained by the owner, have a” CSTD” brass tag(supplied by “CSTD” Community Building) attached, and comply with state regulations.

F. “CSTD” Office Manager (Harbormaster) assigns the location in the water as permitted by current lake owner. Moorings MAY NOT be

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sold with the sale of a residence. Mooring location is forfeited, and offered to the next person on the waiting list.

- G. A mooring holder who wants to transfer a mooring must contact the Office Manager (Harbormaster) for the name of the next waiting resident. Transfer of mooring to a resident on the waiting list should not have a profit motive. Depreciated value of mooring may be recovered by transferring holder. A seller is transferring ONLY a buoy, chain and blocks to the buyer.
- H. Each mooring holder is required to pay an annual \$50 fee to cover annual buoy field realignment and maintenance on the dock and storage area. Failure to pay the annual fee will result in a forfeiture of the mooring location and buoy, chain and anchor will be removed.
- I. Each year boat owners must provide a copy of the current valid CT Vessel Registration.
- J. Boat length is limited to twenty-four (24) feet maximum.
- K. A change in boat registration must be provided in writing to Office Manager (Harbormaster) within 15 days.
- L. Dinghies used to row out to mooring must have mooring number clearly marked, and must be registered at the Community Building.
- M. "CSTD" is not responsible for any damage done to individual boats, dinghies, lines or moorings.

Section 8 – BALL FIELD RULES:

- A. Only residents and guests may use the ball field for any function. The resident is required to attend and is responsible for the actions of guests.
- B. Dogs and other pets are permitted on the ball field, provided that such

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pets are under the control of their owners or walkers at all times, and provided further that such owners or walkers shall promptly remove any and all waste left by the pets.

Section 9 – VIOLATIONS AND PENALTIES:

- A. The penalty for violation of any provision of this Ordinance shall be a fine of not more than (\$30.00) Thirty Dollars for each offense except for the disposal of household garbage deposited in any trash receptacle maintained by the Tax District.
- B. The disposal of household garbage shall be a fine of (\$75.00) Seventy-Five Dollars for each offense.
- C. “CSTD” reserves the right to exclude from the recreation areas any person who repeatedly and knowingly violates any provision of this Ordinance.

DATE ENACTED: MAY 21, 1988
DATE PUBLISHED: JUNE 30, 1988
DATE EFFECTIVE: JULY 15, 1988

ATTEST:

ANN BIENIUS, CLERK
CANDLEWOOD SHORES TAX DISTRICT

DATE AMENDED: MARCH 21, 2012
DATE PUBLISHED: April 11, 2012
DATE EFFECTIVE: May 11, 2012

ATTEST:

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VALERIE SWATZ, CLERK
CANDLEWOOD SHORES TAX DISTRICT