

Seabrook Point Owners Association Boat Dock/Ramp Rules

Effective 5-01-07

Definitions:

Association Property – All lands, with improvements, owned by the Seabrook Point Property Owners Association, Inc. including, but not limited to, all streets, common properties, open spaces, boat dock, ramp and parking area.

Member – Seabrook Point Owners Association Member in good standing and resident family members.

Vehicle – Cars, trucks, golf carts, trailers, etc.

Boat – Power, sail, manual vessels, including kayaks, canoes, jet skis, powerboats, sail boats, paddle boats, etc.

Ramp – Area used for launching boats, generally described as the concrete boat ramp and gravel drive.

Dock – Wooden structure, including deck, walkway, fixed and floating docks.

Guest – Any person not a Member of the Seabrook Point Property Owners Association

Commercial Use – Uses connected with, or engaged in, or sponsored by, or used for commerce, employment or commercial enterprises, including, but not limited to: tours, charters, construction, sightseeing, instructional, guiding, harvesting, etc.

Boat Landing and Dock Rules

- ✓ All vehicles shall be parked beyond the sign and in the grassed field area at all times. Vehicles and trailers found parked on the ramp side of the sign will be towed at the owner's expense.
- ✓ **All vehicles must have a current Seabrook Point Property Owners Association decal displayed in the window.** Guest's vehicles must have a note placed prominently in the window showing property owner's name, address and/or lot number. **This note must be signed and dated by the Member.** Any vehicle without a current Seabrook Point Property Owners Association decal, or guest note, will be towed at the owner's expense. **Guests must be accompanied by an Association member (owner) at all times.**
- ✓ All trash shall be removed from the property.
- ✓ No golf carts or other vehicles allowed on Dock.
- ✓ You are responsible for damage you cause to the Ramp and Dock.
- ✓ You are responsible for damage you cause to other boats, vehicles, etc.
- ✓ You are responsible for your guest(s).
- ✓ Ramp and Dock area to be used for residential purposes only. Commercial and non-residential uses are strictly prohibited. Fires, loud music, noise, profanity or fireworks are prohibited.
- ✓ Launch preparation and cleanup must be done beyond the sign so as to not delay the use of the Ramp by others.
- ✓ Due to the increased number and size of Boats in the Community, unattended dockage is prohibited during the following holidays: Memorial Day, Fourth of July and Labor Day. In addition, unattended dockage is prohibited during the Beaufort County Water Festival. Excluding the above, unattended dockage is limited to not more than once in a 24 hour period and shall not to exceed 24 hours in duration. **One outside (river side) slip, consisting of ½ of the overall length of the floating portion of the dock, must be left open at all times for the purpose of temporary dockage for the immediate launching and/or removing boats (unattended boats may at no time occupy all available space so as to not allow boats up to 25' in length space to temporarily dock while launching boat or retrieving trailer).** Boats violating these rules will be removed at the owner's expense.
- ✓ Absolutely no fuel is to be carried onto the docks or used at the dock area at any time.
- ✓ No action which interferes with the "quiet enjoyment" of surrounding residences is allowed.

Infraction of these rules and regulations may result in the suspension of use of all Common Property, including the Boat Dock/Ramp, for a period of thirty (30) days.