

Squassux Landing Marina Rules 2017

1. Boating Season

Summer Season April 15th – November 15th

BVA membership is required of all boat slip lessees. Rental for each boat space will be in accordance with the resident and non-resident fee schedules established by the Board of Management and payable in full to the Treasurer on or before March 1, 2017. Any member who has not paid for the boat slip by that date will receive a cancellation notice. If payment in full is not received within 15 days after the cancellation notice the boat slip shall be considered vacant and available to other boating members on the waiting list. Electricity, lighting, and water service will terminate on or before November 15th, depending on weather conditions. Guard service will end on October 31st. All boats must be removed by this date in order to install the ice-eating system. The gate and launching ramp will be locked for the winter season.

Winter Season – November 16th to April 15th

A limited number of boat slips are available for the winter season. The canal and ramp are closed in winter to protect ice eaters and access to the landing is on foot only. Vehicles must be parked outside the gate. Submit the Boat Slip Registration and Rules form with rental fees to the Dockmaster by December 16th. Rental for each winter boat slip on the river will be in accordance with the resident and non-resident fee schedules established by the Board of Management.

2. The Brookhaven Area

For purposes of determining resident status, the Brookhaven area shall be that area detailed in the Bylaws of the Brookhaven Village Association and defined in the following manner: Beginning at the mouth of Carmans River running northerly along the west shore to Little Neck Run, thence running northwesterly following the path of the west shore of this stream to the railroad track, thence running easterly to the east side of Old Barto Road, to the north side of Montauk Highway and thence running westerly to the east side of Yaphank Ave. to the south side of the S. Service Rd. to the west side of Old Town Rd., thence directly across to the south side of Montauk Highway to the west side of Arthur Ave. to the north side of Beaver Dam Road to the west side of Belleview Ave., to the east side of Bellhaven Rd. to the Great South Bay, thence easterly along the north shore of the Great South Bay to the mouth of the Carmans River.

3. Squassux Landing Committee

The Board of Management shall appoint a Squassux Landing Committee. It shall also, at the Committee's recommendation, appoint a Dockmaster who is in charge of the Landing. Any issue lessees may have with a boat slip should be addressed with the Dockmaster. The Dockmaster will be responsible to the Squassux Committee. All financial disbursements for maintenance and repair shall have the prior consent of this Committee. All major expenditures shall have approval of the Board of Management.

4. Lock & Keys

Members must lock gate upon entering and exiting the marina during all times when security guards are not on duty. If a member finds the gate or ramp unlocked, he/she should lock it. The boat ramp should always be locked after launching and removing boats from the marina.

5. Boat Slip Assignments and Dock Repair

Boat slips are seasonally leased assignments to BVA members in good standing. Hamlet residents will have priority over non-resident members. All boat slips are assigned a number.

Leasing of boat slips and placement of vessels is at the discretion of the Dockmaster. Boat slip assignments are **NON-TRANSFERABLE** and cannot be subleased to another person. Any change of a registered boat slip location requires prior approval from the Dockmaster. If there is a vessel in your slip, please contact the Dockmaster. Under no circumstances is anyone permitted to board or move another person's vessel. Any change of rental fee will be prorated from date of change and due before the new boat is launched.

Docks shall be constructed and repairs made by a designee of the Squassux Committee with the approval of the Board of Management. The Dockmaster will maintain a resident and non-resident waiting list for boat slips. Anyone wishing to be on the waiting list must contact the Dockmaster.

6. Restrictions on Watercraft

The following types of watercraft may not be launched or moored at the landing:

- Any watercraft over 36 feet long
- Jet-powered personal watercraft less than 12 feet long
- Houseboats

7. Canoes and Kayaks

BVA members are able to launch kayaks and canoes from the boat ramp in the main canal. To access the ramp members must purchase a key each year. Launching over the bank is absolutely not allowed under any circumstance.

8. Boat Ownership and Registration

The lessee of a boat slip must be the registered owner of the boat using the assigned boat slip. It is his/her responsibility to register the boat and submit a copy of the Boat Slip Registration and Boater Rules form to the Dockmaster with the annual application.

9. Vacant Boat Slips

Boat slips are the property of the BVA, not member lessees. Boaters who wish to launch their boat after July 1st must contact the Dockmaster to confirm their slip assignment. The BVA reserves the right to sublet any leased vacant slip after July 1st to accommodate members on the waiting list. Please check your slip before launching and contact the Dockmaster if there is a vessel in your slip.

10. Temporary Boat Slips

Under no circumstances are members permitted to move or board a boat that is not theirs, even if the boat is in their rented slip. If you find someone else's boat in your slip, you are to contact the Dockmaster immediately. Dock your boat at the west end of the long launching ramp dock until the other boat can be moved.

11. Abandoned Boats Any boat that is abandoned (shall be considered so whether sunk or pulled out on the bank and/or if payment for the boat slip is in arrears) will be moved or otherwise disposed of by the Association in whatever practical way possible, and the cost thereof will be charged to the owner.

12. Parking of Motor Vehicles, Trailers and Storage

Parking of motor vehicles on Squassux Landing property shall be confined to the parking areas nearest the lessee's boat slip. Lessees with slips on the Carman's river must park on the side of the road away from the river. Vehicles shall be parked so as not to interfere with the normal or safe flow of traffic or access to the boat slip of another boater. One motor vehicle is able to park near a member boat slip. Guest vehicles are to park in the open parking area near the boat launch ramp, but not in the trailer parking area to the east of the main gate.

Boat trailers or boats on trailers are not to be stored at the marina overnight. Storage boxes or other equipment are not to be left unattended on any dock.

13. Crabbing and Fishing

Crabbing and fishing are permitted by lessees from their own boat and assigned boat slip only. Children must be accompanied by a parent and must wear a personal flotation device.

14. Electrical and Water Services

Minimal electrical and water services are provided for temporary and intermittent use only. No long-term or permanent connections are permitted. Users are responsible for observing all normal and prudent safety precautions.

15. Boat Painting/Hull Cleaning

Boats are not to be painted anywhere on the marina property, whether on land or in the water. Also, antifouling paint must never be applied, washed, cleaned or brushed from hulls of boats while at the marina.

16. River and Canal Banks

Boats may not be hauled up on nor launched from or over the embankments for any reason. All plants and foliage must also be protected. Plants and shrubs are to be left unmolested. Plant clearing chemicals such as Round-up are strictly prohibited.

17. Security of Boats

Boats are to be made fast to a dock or stakes so as not to cause damage to adjoining boats or docks. Tires may not be used as bumpers. Only one boat per boat slip is permitted. Boaters are urged to lock up valuables or remove them from their boats.

18. Change of Boat Ownership

The Dockmaster must be notified immediately if you change boats during the boating season. If you sell your boat, you are responsible for ensuring that it is removed from your slip. If you purchase a larger boat, the Dockmaster must be notified first to determine if a properly sized boat slip is available.

19. Behavior

Member lessees and their guests are expected to conduct themselves with civility and in compliance with the rules. No fighting, abusive language or aggressive conduct will be tolerated. The Dockmaster is charged by the Board of Management with enforcing the regulations and keeping the property a safe and pleasant place to visit. You are requested to respect his authority, and to treat him with civility. This also applies to the guards on duty and other BVA members. Please remember that when you are requested to slow down, close the gate, or use your key to drive onto the property, this is in keeping with the rules and regulations. If you should experience any problem during a visit that you are not able to settle with the Dockmaster, we request that you contact a BVA board member or write the BVA (www.brookhavenvillageassociation.org) and explain your position. We will make every effort to resolve all issues satisfactorily and expediently. Members and their guests are strongly encouraged to disclose any witnessed misconduct or behavior to the Dockmaster.

20. Failure to Comply with Regulations

Failure of any member lessee or their guests to comply with any of the above regulations or if inappropriate activity on landing premises or member property is discovered, the BVA Board of Management reserves the right to revoke or temporarily suspend lessee boat slip and membership. If a lessee is suspended, seniority, slip assignments and seasonal fees are likewise revoked.

21. Car and Boat Speed Limits

Lessees and guests are expected to operate boats at no more than 5 miles per hour anywhere within the marina or in the river north of the 5 mph buoy. The owner and operator are responsible for any damage caused by the wake of their boats. Likewise, vehicles driven on marina property must not exceed 5 mph.

22. Dockmaster Contact Information

Andy Rubin, Dockmaster, may be reached at 631-521-4411. Please call him regarding any Squassux Landing questions you may have.