



ULMSTEAD CLUB, Inc.
 P.O. Box 9754
 Arnold, Maryland 21012

UCI NAUTICAL DEPARTMENT

GENERAL RULES

1. ELIGIBILITY - To be eligible to select/use a slip a UCI member must:

a) **BE A UCI RESIDENT & NAUTICAL DEPARTMENT MEMBER:**

- Be a RESIDENT member of UCI (the boat owner and principal user must reside (live) in Ulmstead) (Note 1),
- Be a member in good standing (all outstanding UCI dues/assessments paid) (Note 2),
- Be a member of the Nautical Department (be on slip selection list) (Note 3),
- Demonstrate Boat ownership,
- Be the principal operator of the boat.

NOTE 1: Mere ownership interest in a residence is not sufficient to be eligible to select/use a slip. The boat owner and principal user must physically reside (i.e. live, eat, sleep, etc.) in Ulmstead to be eligible to select/occupy a slip).

NOTE 2: In the event a Class III member chooses to forgo his UCI membership (not pay his UCI annual dues), he loses his right to be maintained on the Class III priority list. Further, should these non-members choose at some future date to re-join UCI and the Nautical Department, they will be treated as NEW MEMBERS (i.e. will go to the bottom of the Class III slip selection list).

NOTE 3: **SELECTION BY PROXY** - Your slip selection can be made by proxy by a UCI Member in good standing only if your proxy is in writing, and all other slip selection criteria are met.(UCI dues are paid, ownership is demonstrated, etc.).

- b) **DEMONSTRATE OWNERSHIP** - Demonstrate at slip selection that the member selecting a slip is the owner of the boat (Sales Agreement, Boat Insurance Policy, Title, Documentation, or Lease Agreement from a recognized financial institution). Note: Boat registrations will not be considered as sufficient proof of ownership as they do not indicate all the names of the owners of a given boat. A different boat may be substituted for the use of a previously assigned slip provided that the same member (s) own the boat and that proof of ownership as defined above is provided. The only exception to the 'Proof-of-Ownership' requirements is for small boats (canoes, dinghies, small sailboats, etc.), which do not require state registration.
- c) **MULTIPLE OWNERS - PARTNERSHIPS.** Multiple Owners/Partnerships are permitted between UCI members. The Nautical Department facilities are solely for recreational use by the members of UCI and their immediate families residing in Ulmstead. Since the limited number of slips cannot accommodate the needs of all Nautical Department Members, to protect the slip selection priority of all nautical department Members, all Nautical Department Members wishing to select a slip must demonstrate that he/she holds at least 50% interest (i.e. Cancelled checks, or notarized sales or lease agreement from a recognized financial institution.) Note - this is to prevent a UCI member with a low priority number, from assigning a token interest to either another UCI Member with a higher priority number and having that member select a slip for them. **All boats with multiple owners** must be approved by the UCI Board and will be processed on a case-by-case basis. To obtain approval, members must submit to the Nautical Department Manager, at least two weeks prior to slip selection, a letter describing the nature of the partnership, names of partners, and a copy of the boats title or documentation. Such approvals will normally be made at the February meeting of the UCI Board of Directors, or if the request is made in mid-season, during the next regularly scheduled meeting of the UCI Board. Additionally, the principal operator of all boats, including those with multiple owners, must be the Nautical Department member selecting the slip.

- d) **NEW BOATS** - Members who have not yet taken possession of a boat or who are planning to acquire one during the season may select a slip provided they: a) obtain prior approval from the Nautical Department Manager, and b) acquire the boat and use the slip on or before June 15th. (If the slip is not used by June 15th, it is subject to reassignment to another member, in which case a pro-rated refund of the slip use fee will be made.) Ownership requirements for new boats are identical to those described above.
- e) **PAY USERS FEE** - Slip use fees must be paid in full at slip selection.
- f) **DISPLAY VALID REGISTRATION** - All boats using UCI Nautical facilities must display valid State Registration stickers (Maryland, or other). Such valid registration must be displayed by June 1st of each year. Boat owners failing to display valid registration will be denied use of the nautical facilities and where applicable will be given a pro-rated refund of the slip use fee. Small boats (canoes, dinghies, etc.) not requiring State Registration are exempt from this requirement.
- g) **OCCUPY SLIP** - All slips must be used on a full or near full time basis with the boat identified on the Slip Selection Form (Attached) on or before June 15th. If the slip is not used by June 15th, it is subject to reassignment to another member, in which case a pro-rated refund of the slip fee will be made.

2. SLIP USE RESTRICTIONS – Slip use is subject to the following restrictions:

- a) **TRANSFERABILITY** - Slips are for the exclusive recreational use by members selecting slips. Any slip assigned at slip selection day **cannot be reassigned by the selecting member** to another member or non-member. The one exception to this is: A Class II user, whose rights are transferable, may transfer the use of his/her slip for the remainder of the season to a new owner provided the new owner:
 - Becomes a member of UCI and the Nautical Department,
 - Meets the ownership obligations described above, and
 - Pays the one-time initiation fee.
- b) **NO COMMERCIAL USE** - Slips are for recreational use by members only. Commercial use (Chartering) of boats is expressly prohibited by UCI Bylaws (Article V, paragraph 8f).
- c) **TERM** - The annual term of the slip assignments is from slip selection to the following year slip selection meeting.
- d) **DOCK 3 RESTRICTIONS** - Under the terms negotiated with the developer of the Lynch property and Mr. Garry Lynch, UCI obtained ownership of the small dock and sand spit located at the entrance to Forked Creek. Included in these agreements is the provision that **each year** Garry Lynch has first right of refusal to select either slip at this dock. Should he choose to not exercise this right, both slips will be available for selection by Nautical Department members. Additionally, any repairs or modifications (new Motors, lift wires, etc.) made to the Boat Lift at this dock shall become the property of UCI.

3. WAITING LIST - SLIP CHANGE LIST - Unfortunately, due to the limited number of slips, it is impossible to accommodate all members who desire slips. In addition, as all slips are not equal in terms of location, exposure, water depth, length, width, etc., members may find that by the time their turn comes to choose a slip their "favorite slip" has been selected. Occasionally slip users circumstances change during the season (boats are sold, members move, etc.) resulting in boat slips becoming available. If due to your priority number you are unable to select a slip at slip selection, and wish to be placed on the WAITING LIST for a slip **this season**, or feel that the slip you selected is not optimum and wish to request a change in assignment, as in the past a SLIP WAITING LIST and SLIP CHANGE LIST will be available at slip selection for you to sign. These lists will be posted at the docks and slip assignments will be made from the lists according to slip selection priority number.

4. FIRST TIME USERS - For members selecting a slip for the first time, in addition to the slip use fee there is a one time assessment fee of \$70.00 which is placed in a Nautical Reserve Fund to be used in the event major repairs are required for the docks (storm or ice damage).

5. REFUNDS - Members selecting slips have the right to use the slip for one year (until the next slip selection). In some instances slip users circumstances change during the year (boats are sold, members move, etc.) and **if the slip is reassigned to another Nautical Department Member**, refunds will be made to the user as follows:

- a) Slip refunds are pro-rated on a **6-month** use basis (May thru October). For example, if a member turns in a slip on June 1 and the slip is reassigned, the refund would be 5/6 of the annual slip fee paid by member. The logic behind this is to handle the case where a member takes his boat out of the water in October and requests a 5-month refund for not using the slip during the winter months. To document the date of the refund request, all requests for refunds must be made to the Nautical Department Manager in writing.

- 6. MOORING WIRE** - Located across from the storage shed at Dock 2, a mooring wire provides fore and aft mooring for 5 small shallow draft skiffs, rowboats, dinghies, etc.
- 7. DINGHY STORAGE** - Located on the beach at Docks 1&2, a dinghy/sailboard storage rack provides small boat owners the capability to a) store dinghies, sailboards, Lasers, etc. off of the ground, b) be able to secure (chain) their dinghies to the rack to prevent theft, and c) protect their boat from either floating or blowing away during high tides or storms. **DINGHY STORAGE RACK** usage is on a 'first come basis. Boats using these facilities must display a valid Nautical Department sticker. In order to enable grounds and rack maintenance and to ensure that abandoned craft do not accumulate, the Nautical Department manager may require that small craft (dinghies, kayaks, sailboats, row boats etc.) be removed by their respective owners for storage at the owner's property over the winter (December 1st – April 30th). Notice of such a requirement will be made via the Weathervane, electronic mail and notices placed on boats located on the beach or racks.
- 8. LAUNCHING RAMP & TRAILERS** - Use of the launching ramp at Dock 1 is available, at no charge, to all UCI members. There is no requirement to register boats kept on trailers or the trailers with the Nautical Department. It is requested, however, that a UCI car sticker be placed on the trailer to assist in identifying people from outside the community who may be using the ramp. When using the launching ramp for the day, please park the trailer in a position that does not obstruct others use of the ramp. Signage at the Dock 1 parking lot indicates how to park in a way as not to obstruct use of the ramp. Due to the limited number of parking spaces at the docks, overnight storage of boat trailers at these facilities is not permitted. The parking lot at Dock 1 is intended for use by:
- a) **DOCK 1 BOAT OWNERS** - Owners of boats at Dock 1 and their guests,
 - b) **UCI MEMBERS LAUNCHING BOATS - Temporary**, daily parking of cars and/or trailers belonging to UCI members and/or their guests. Accordingly, any trailer or boat and trailer left for greater than 1 day at Dock 1, 2 or Lynch Point dock will be considered as "abandoned" and may be secured in place or removed of at the discretion of the Nautical Department Manager. Any costs for the removal of trailers from dock parking lots will be borne by the owner of the trailer. On a case-by-case basis, the Nautical Department Manager may approve the parking of trailers in the dock parking lots for periods of greater than 1 day. It is the responsibility of the owner of the trailer to obtain such an approval from the Nautical Department Manager in advance of multi-day use of the parking lot.
 - c) **OFF-SEASON STORAGE** - Between December 1st and April 1st Dock 1 parking lot may be used, with the prior written approval of the Nautical Department Manager, for over-winter storage of UCI member boats. Requests for off-season use of the Dock 1 lot must be submitted to the Nautical Department manager in writing (or email) by August 1st. After this date, the Nautical Department manager will randomly select nine entrants on the list for use of the Dock 1 lot for the coming winter. During years where off-season work is planned for the Dock 1 parking lot itself or the launching ramp, the Nautical Department Manager may not approve any off-season storage or may alter the time period of such storage.
- 9. CONTRACTOR WORK** – The insurance policies of UCI require that all persons (other than the boat's owner) or contractors working on a member's boat at the dock must carry liability insurance a copy of which must be provided in advance to the Nautical Department Manager.
- 10. MOORINGS** - The area where some UCI members have in the past placed their moorings is not directly offshore from any UCI property. UCI, therefore, does not have jurisdiction over activities in the water in these areas any more than it has over any other public water on the river. Accordingly, UCI cannot give or deny permission to members to anchor or to put out a mooring buoy in these areas. As a service to UCI members, however, if you wish to report your moored boat to the Nautical Department, in the event the Nautical Department is informed of a problem with a boat on mooring, we will attempt to contact the owner of the boat. NOTE: For boat owners considering overnight anchoring, or long term mooring, it is recommended that they contact the appropriate government agency (Coast Guard, DNR, Army Corps of Engineers, etc.) to determine applicable regulations governing such activities **ESPECIALLY THOSE RELATING TO NIGHTTIME LIGHTING REQUIREMENTS ON ANCHORED OR MOORED BOATS**. Any mooring that allows a boat to swing into the limits of UCI waters (i.e. projected property lines to center of creeks) is subject to UCI approval, and if a hazard or obstacle to UCI boating areas will require relocation at owners expense.
- 11. HOUSE RENTALS** - Class II renters assume owners Class II priority. Class III home renters go to bottom of Class III list; assuming both join UCI & Nautical Dept.
- 12. FLOATING DINGHY DOCKS** - Along the Dock 1 shoreline, three floating docks are available for out of the water storage of 11 small sailboats, canoes or dinghies. Additionally space is available at the ends for small boats/skiffs less than 15'. Mike Davis is maintaining the assignment/ waiting list for the use of this facility. Members interested in using this facility should contact Mike Davis directly.

- 13. VISITING BOATS** - From time-to-time residents request temporary dockage for friends visiting the area. Generally these requests will be accommodated on a no-charge basis provided that:
- Appropriate dockage space is available,
 - The visit is for a short period - 72 hours maximum,
 - The UCI member assumes total responsibility for the actions of his/her guests, and
 - All requests must be approved in advance by the Nautical Department manager. It is the responsibility of the requesting UCI member to contact the Nautical Department manager and get explicit approval for temporary dockage. One-way communications such as email or voice mails to not constitute approval in advance.
- 14. DOCK EMERGENCIES & REPAIRS** - To ensure member safety, during periods of extreme high tide (water above dock-electrical outlets under water), or in the event of a hazardous problem with the electrical system, electrical service will be shut off until the condition abates or repairs are affected to eliminate the hazard. Additionally, in the event emergency repairs or improvements to the Docks are required (for example; dock work to correct storm damage) which require the temporary relocation of boats at the dock, every attempt will be made to notify and work with the affected boat owners to minimize any inconvenience resulting from such repairs.
- 15. DOCK SAFETY** - For safety reasons, ROLLER BLADES or SKATES, SKATE BOARDS, or BICYCLES are not permitted on the dock. If someone with using one of these fell in the water, the weight of the roller blades/skates would present a severe safety hazard to the user. Additionally, for safety reasons, absolutely NO SWIMMING OR DIVING is allowed around the dock areas including the Lynch Point Dock. There are many submerged objects in the water (broken dock pilings, wheelbarrows, old crab traps, etc) that present an extreme danger to swimmers in these areas. Additionally, no one shall store supplies, materials, accessories or debris on any portion of the piers or on UCI property, nor shall anyone construct or place thereon any lockers, chests, sheds, cabinets, steps, ramps, catwalks, or other structures. No modifications may be made to the electrical or water systems.
- 16. BOAT USAGE** - The Nautical Department slip facilities are not to be used for the long-term storage of boats. Accordingly, boats using these facilities must, during the months of May through September, leave their slips under their own power and undertake a **qualifying voyage**. A qualifying voyage is defined as one where a vessel leaves the UCI nautical facility and completes a voyage of at least two nautical miles under its own power (either sail or power). A round trip to the Number 10 Red pole mark in the Magothy River (half way to Ferry Point) may be used to satisfy the distance requirement. The UCI Nautical Department Manager, at his discretion and on a date and time mutually agreed upon by the owner member and the UCI Nautical Department Manager, may request that the capability to complete a qualifying voyage be demonstrated by the boat owner. Failure to demonstrate that ability to complete a qualifying voyage may cause the boat to be removed from the docks. In this event, the Nautical Department member is responsible for all costs (if any) associated with the removal of the boat. If possible, prior notice of such actions will be given to the member. The UCI Nautical Department Manager may require no more than one qualifying voyage every month during the period of May through September.
- 17. HAZARDOUS BOATS** - All boats using the Nautical Department's facilities must be maintained in a safe and operable condition and shall not constitute a fire or other hazard. No amount of fuel, oil, lubricant, sewage or other waste shall be ejected into the water. Should a boat be deemed as hazard (Fire, sinking, rigging failure, fuel leaking, etc.) to itself or other boats or people at the docks, the Nautical Department Manager may declare the boat a 'hazard' and at his discretion may cause the boat to be removed from the docks. In this event, the Nautical Department member is responsible for all costs (if any) associated with the removal of the boat. If possible, prior notice of such actions will be given to the member. Any boat which sinks in any waters near or adjacent to any of the Nautical Department facilities must be immediately removed or re-floated by the owner (not to exceed 10 days), or the Nautical Department Manager may cause the boat to be removed at the owners expense.
- 18. DAMAGE TO UCI FACILITIES** - Compensation for or repair of any damage done to any boat, structure, equipment, water or electrical system is in every case and without exception, the responsibility of the person or persons causing such damage. All remedial repairs made to docks or nautical facilities must be approved in advance by the Nautical Department Manager.
- 19. ICE EATERS** - The Ice Eaters are installed to prevent damage to the dock pilings and piers. Once installed they are not to be moved or repositioned. Individual boat owners are responsible for the protection of their own boats.
- 20. BOAT OWNERS INSURANCE** - All boats occupying slips must be insured by their Nautical Department member owner of record. A space is provided on the Slip Selection Form to indicate the insurance company and Policy Number.
- 21. ELECTRICAL SURCHARGE** - An electrical power surcharge will be charged to boats that normally remain connected to dock power for the purpose of running air conditioners, refrigerators, de-humidifiers, or other heavy users of electrical power. This charge is payable in full at slip selection.