

REGULATIONS REGARDING ALLOWABLE BOAT LENGTHS FOR UNITS  
(boat slips) OF THE NORTHPORT CONDOMINIUM MARINA  
ASSOCIATION LOCATED IN AUGRES, MI.

Whereas: Concern regarding watercraft lengths extending onto the general commons has been brought to the board's attention.

Whereas: The board has noticed some watercraft are extending beyond the docks and legal limits of various boat slips.

Whereas: The DEQ has certain requirements regarding the width of fairways in a marina.

Whereas: a review of the sales literature which includes printed documents and a sales video tape indicate the developer advertised slips for standard docks as up to 25 feet, deluxe docks as up to 36 feet and for J-channel for boats up to 45 feet.

and Whereas: The developer allowed sales of Type I units to some purchasers with watercraft with an overall length of 26 feet, and the developer allowed sales of Type II units to some purchasers with watercraft with an overall length of 27 feet, and the developer allowed some sales of Type III units to some purchasers with watercraft with an overall length of 34 feet, and the developer allowed some sales to some purchasers in J-Channel with a watercraft of 36 feet.

THEREFORE:

The Northport Condominium Marina Association Board met on January 22, 2002 and duly adopted the following regulations that define and clarify the various allowable overall watercraft length and beam widths for vessels moored in the various units located in Northport Marina and that is consistent with the Association's Master Deed and Bylaws, and the Developer Sales to original purchasers.

ANY co-owner with a watercraft moored in Northport Marina that exceeds the length or width dimension of the unit as recorded in the amended Master Deed must file a Hold Harmless agreement with the association secretary which acknowledges their responsibility for damage that may occur for vessels extruding onto the general commons of the association and into the basin and channel fairways.

PIER A (TYPE I Docks) Units AA-A21 are limited to watercraft not exceeding an overall length of 25 ft. (27 ft with board approved hold

harmless agreement) in length and 9.5 ft. in beam width including all attachments to the vessel but not limited to bow pulpits, anchoring devices, attachments used for fishing and swim platforms.

PIER A (TYPE II Docks) Units A-22/A-40 are limited to watercraft not exceeding an overall length of 25 ft. (27 ft with board approved hold harmless agreement) in length and 13 ft. in beam width including all attachments to the vessel but not limited to bow pulpits, anchoring devices, attachments used for fishing and swim platforms.

PIER B (TYPE II Docks) Units B-41/B-59 are limited to watercraft not exceeding an overall length of 25 ft. (27 ft with board approved hold harmless agreement) in length and 13 ft. in beam width including all attachments to the vessel but not limited to bow pulpits, anchoring devices, attachments used for fishing and swim platforms.

PIER B (TYPE I Docks) Units B-60/ B-84 are limited to watercraft not exceeding an overall length of 25 ft. (27 ft with board approved hold harmless agreement) in length and 9.5 ft. in beam width including all attachments to the vessel but not limited to bow pulpits, anchoring devices, attachments used for fishing and swim platforms.

PIERS C1 and C2 (TYPE II Docks) Units C1-85/ C2-112 are limited to watercraft not exceeding an overall length of 25 ft. in length (27 ft with board approved hold harmless agreement) and 13 ft. in beam width including all attachments to the vessel but not limited to bow pulpits, anchoring devices, attachments used for fishing and swim platforms.

PIER D (TYPE I Docks) Units D-116/D-147 are limited to watercraft not exceeding an overall length of 25 ft. (27 ft with board approved hold harmless agreement) in length (27 ft with board approved hold harmless agreement) and 9.5 ft. in beam width including all attachments to the vessel but not limited to bow pulpits, anchoring devices, attachments used for fishing and swim platforms.

PIER E (TYPE II Docks) Units 148/173 are limited to watercraft not exceeding an overall length of 25 ft. in length (27 ft with board approved hold harmless agreement) and 14 ft. in beam width including all attachments to the vessel but not limited to bow pulpits, anchoring devices, attachments used for fishing and swim platforms.

PIER F and G (TYPE III Docks) Units F-174/G-213 are limited to watercraft not exceeding an overall length of 30 ft. in length (32 ft with board approved hold harmless agreement) and 13 ft. in beam width including all attachments to the vessel but not limited to bow pulpits, anchoring devices, attachments used for fishing and swim platforms.

PIERS H and I (TYPE I Docks) Units H-214/I-269 are limited to watercraft not exceeding an overall length of 25 ft. in length (27 ft with board approved hold harmless agreement) and 9.5 ft. in beam width including all attachments to the vessel but not limited to bow pulpits, anchoring devices, attachments used for fishing and swim platforms.

J- CHANNEL (Units J-1/J-68) are limited to watercraft not exceeding an overall length of 35 ft. (37 ft with board approved hold harmless agreement) and 14 ft. in beam width including all attachments to the vessel but not limited to bow pulpits, anchoring devices, attachments used for fishing and swim platforms.

J-CHANNEL (Units J-69, J-70, and J-71) are limited to watercraft not exceeding an overall length of 44 ft. in length and 14. ft. in beam width including all attachments to the vessel but not limited to bow pulpits, anchoring devices, attachments used for fishing and swim platforms.

Present Co-Owners with longer watercraft will be "grand fathered" to allow for their presently owned boat. Renters will not be "grandfathered."

Sizes of units stated in the Master Deed need to be checked against this document for clarification since there may be discrepancies between the Master Deed and "unit dimensions as built".

Boat Length Regulations