

MOORAGE RULES

Revised April 2020

A. MOORAGE RULES AND PROCEDURES

1. General

- a. The Board of Directors (the Board) of Rose City Yacht Club (the Club), through the Moorage Chair, shall designate the location of all boats, slips, and boathouses for the best interests of the Club. The Board shall decide all appeals.
- b. The Moorage Chair or Port Captain has the authority to make adjustments to the moorings of boats, slips or boathouses or to move boats whenever necessary. When possible, owners will be notified prior to any moves or adjustments. Owners may be charged for any costs incurred.
- c. Members are limited to one boat and one externally stored dinghy in the moorage. The Moorage Chair may authorize exceptions, subject to review by the Board, only if otherwise unassigned moorage space is available.
- d. Each boat must display a current registration sticker. Our State Lands Lease states that the Club must comply with all Federal, State and local laws. Current registration stickers shall be properly displayed upon each boat by January 1 for Oregon registered boats and July 1 for Washington registered boats. The Moorage Chair shall timely advise the Board of all members whose boats fail to meet current registration requirements. The Commodore will then advise the member that their boat must be brought into compliance on registration requirements prior to the next Board meeting or the members is to appear at the next Board meeting to explain the failure to do so. Should a member fail to bring their boat into compliance or appear at the Board meeting, the Board shall direct the member to remove their boat from the moorage within 10 days. Once the boat has been brought into compliance that member may re-apply for moorage and be placed at the bottom of the waiting list.
- e. Each slip and boathouse must be identified with the member's name within one week of occupancy. In case of noncompliance, the Club will install a nameplate and bill the member for its expense.
- f. Mooring requirements are as follows:
 - (1) All boats are required to use snubbers on fore and aft mooring lines.
 - (2) All mooring lines must be in good condition, of an appropriate size and stretch material. Resident Members are directed to maintain a supply of moorage lines for emergency replacement. Members will be billed for any costs incurred.
 - (3) Vertical mooring lines from any boat to its slip or walk are strongly discouraged.
- g. No alternations are to be made to concrete slips at any time. Cleats may not be added or moved.
- h. Members are required to leave an identified boat key and/or combination with Resident Members or Port Captain. All boat keys and/or combinations shall be stored in a locked cabinet. Access to that cabinet shall be limited to Resident Members, Port Captain/Moorage Chair, Commodore and Vice Commodore. Access keys shall be pre-numbered. A register shall be maintained of keys issued and to whom issued. Keys shall be accounted for a verified annually.
- i. No carpeting or other material, which might interfere with dredging, is allowed on any slip.
- j. Notice of termination of moorage must be given to the Moorage Chair in writing at least thirty (30) days in advance. Moorage fees may continue until 30 days after such notice
- k. "For Sale" signs are not allowed on boats, slips or boathouses in the moorage.
- l. Non-members shall not receive moorage privileges and must remove boats, slips or

boathouses within ten (10) days of purchase.

m. By accepting moorage at RCYC, all members understand that it is their responsibility to maintain their property in a manner that does not endanger the property of other members of the Club. All boats moored or parked within Club facilities, slips, dock boxes, floating homes and boathouses shall be properly maintained and in good repair.

n. Dock boxes not to exceed twenty-four (24) cubic feet may be placed on slips provided they do not impede access to any boat or walkway.

o. Personal property, including masts or booms at the end of Walk 5, may not be left on any walk for more than five (5) days or impede access to any boat.

p. Storage of any flammable liquids is prohibited other than in approved containers on board boats or in ventilated dock boxes.

q. Unattended open-flame heating devices are prohibited.

r. Fireworks are prohibited.

s. There shall be no more than two (2) permanent residences (households) in the moorage. Occupants must be Club members and approved by the Board. Liveaboards shall not be permitted. The Board must approve any extended stays.

t. Short term moorage may be given to visiting members of other yacht clubs at the discretion of the Port Captain. The Moorage Chair shall be informed of such arrangements. Except for stays of one week or less, guests may be charged the same rate as for Club members.

2. Electrical Service

Shore power cords are defined as electrical supply cable connecting the electrical system on board the vessel to the local electrical utility's distribution system via the shore-side electrical distribution system on the RCYC walkways and floats. Because of the propensity for fire hazard with incorrect wiring, RCYC has found it necessary to regulate the type of cords that are connected to its electrical distribution system with the following:

a. All shore power cords must be NEC and ABYC standards and be U/L listed.

b. Conductor sizing must be based on the size of the circuit breaker serving the dock-side receptacle outlet.

c. Shore power cords must be made from materials meeting USCG Safety Standard 183.

d. The AWG wire size, manufacturer's name, and U/L cable type must be permanently marked on the cable jacket.

e. Strain relief devices must be provided at the dock-side receptacle outlet to prevent the receptacle fitting having to carry tension loads from the cord (e.g., a length of small cord tying the electrical cord to an eyebolt on the receptacle mounting post.)

f. Cords connected to provide convenience power for short periods of time and which are not left unattended need not meet these requirements. However, all temporary cords need to be fused and sized correctly.

g. Shore power cords that are found to be out of compliance with the moorage rules and left unattended for long periods of time may be immediately disconnected at the discretion of the Moorage Chair or the Resident Members.

h. Any problems with the electrical service should be reported to the Board.

3. Private Slips and Boathouses

- a. The policy of Rose City Yacht Club is that there shall be no privately owned boathouses or slips within the moorage. No privately owned slips or boathouses may be built or brought into the moorage. No new structures may be built on privately owned slips or those owned by the Club. Boathouses of privately owned slips currently in the moorage may remain as long as the owner is an active member. However, should the owner go to an inactive member status, the boathouse or privately owned slip must be removed from the Club. In survivor cases, spouses or children of the original owner can retain ownership and keep the privately owned slip or boathouse in the Club as long as they are active members of the Club. When ownership changes, the privately owned slip or boathouse shall be removed from the Club. The membership shall be notified of any proposed change or exception to this policy.
- b. Any private slip or boathouse deemed derelict or structurally unsound by the Board shall be repaired by the owner at the Board's request or it will be removed at the owner's expense.
- c. Approval by the Board is required before alternations to or improvements of private slips or boathouses are undertaken.
- d. All private structures having plumbing facilities must be attached to the Club sewer and must conform to DEQ standards. Water hookups must be approved by the Board. All utility hookups shall be installed and maintained at the owner's expense.

4. Insurance Requirements

- a. All boats, private slips and boathouses are moored at the owner's risk and the Club shall not be liable for any damage or loss of any kind.
- b. All boats and enclosed structures in the moorage must be insured. Insurance coverage shall include liability, fuel and other spill liability, and wreck removal. The person designed by the Board as the keeper of insurance records shall maintain all insurance information. Within thirty (30) days of acquiring a new boat or renewing the coverage on their boat, each member shall provide a copy of the declarations page of the insurance, to include the name of the insurance company (not the agent), the policy number, the expiration date of said policy, and liability limits. The reminder sent the keeper of the insurance records shall include the time frame for submission and a notice that failure to comply with that time frame shall result in an automatic referral to the Board.
- c. Upon failure of the member to provide insurance information within 30 days of acquiring a new boat or renewing their policy on the current boat in the moorage, the keeper of insurance records will notify the Commodore. The Commodore will then advise the member that the required insurance documentation must be provided prior to the next Board meeting or the member must personally appear at the Board meeting to explain the failure to do so. Should a member fail to provide the required insurance documentation or appear at the Board meeting, the Board shall direct the member to remove their boat from the moorage within ten days. Upon providing the required insurance documentation for their boat, a member may re-apply for moorage and go to the bottom of the waiting list.

5. Oregon Clean Marina Guidelines

RCYC complies with Oregon Clean Marina Program. The following additional moorage rules (many of which are legally required) can improve water quality in the moorage and the appearance of our Club.

- a. Boat Maintenance. RCYC does not have an "upland" boat maintenance facility. The following shall apply to maintenance in the water. The intent of these rules is to limit and reduce activities that produce debris that might enter the waterway.

- (1) When scraping or sanding paint on a boat, attempt to do so on less windy days and provide a means to prevent paint chips from entering the water. Dustless sanders are recommended. Spray painting is prohibited except below decks or inside boathouses. HVLP or HELP spray systems are recommended.

(2) In water hull scraping or processes that occur underwater which remove paint from the boat hull is prohibited. Note: This is not intended to prohibit the cleaning of the hull underwater to eliminate marine growth.

(3) It is RCYC policy to comply with all Federal and State laws regarding the discharge of treated or untreated human waste to the water. RCYC boats with MSD's or holding tanks are advised to utilize pumpout stations.

(4) Discharge of antifreeze (ethylene) into the water is prohibited. Members are encouraged to collect and recycle used antifreeze.

(5) Oil recycling is provided in the upland storage tank. Addition of anything besides used oil to the tank (such as antifreeze, gasoline, solvents, paints, varnishes, or pesticides) is *strictly prohibited*, as this results in the entire tank being classified as hazardous waste and adds a large expense to the Club.

(6) Open burning of petroleum-containing waste, plastics, garbage and materials that generate black smoke or noxious fumes is prohibited.

(7) Disposal of fish wastes in the moorage basin is prohibited. Fish waste should be disposed of in the trash containers on shore.

(8) The use of less toxic cleaners (e.g., Simple Green, etc.) in the Clubhouse is recommended.

b. Members are advised that an emergency response plan is posted in the Clubhouse. Notification procedures and telephone contact numbers are included in this plan.

6. Enforcement of Moorage Rules

a. The Commodore, Moorage Chair and one Director shall walk the moorage in April and September. A listing shall be made of moored boats and their surrounding slip area that appear to be poorly maintained, neglected or considered to be derelict and a safety concern. The listing shall include items of maintenance that need to be addressed by the boat owner.

b. Following this review, a letter signed by the Commodore shall be sent to each member deemed to be in violation of their moorage rules. If the issues are described as maintenance items, the member shall have 30 days from the date of the letter to correct the items and notify the Commodore upon completion of the correction. If the issues are described as safety items, immediate action must be taken.

c. Uncorrected safety violations endanger the offending boat, the moorage and other boats and members. Any boat whose condition provides an immediate safety hazard will be dealt with in whatever manner is deemed necessary to cure it, including eviction or removal from the moorage, with any costs the responsibility of the owner.

d. Any member whose boat is evicted from the moorage forfeits his/her assigned moorage. Once the boat has undergone repairs, the member may re-apply for moorage and go to the bottom of the waiting list.

B. ASSIGNMENT OF MOORAGE

1. Moorage Requests

a. Moorage shall be offered only to active Club members.

b. Applications for new or improved moorage must be in writing and submitted on the approved Club moorage request form. All information must be completed on the form.

c. All moorage space will be assigned on the basis of a dated written request, acknowledged by the Moorage Chair and based on available space, size of boat and in the best interests of the Club. Request forms shall be open to inspection by any member.

a. Priority will be given in order of the date received and as follows:

First to improvements within the moorage which open up a slip (space neutral moves).

Second to returning active members who gave up a slip in the past for extended cruises, refits or periods of time without owning a boat.

Third to new applications from those who have never held a slip.

Should two members submit moorage requests on the same date, the senior member shall have priority.

b. The Waiting List shall be posted in the Clubhouse and updated monthly.

c. Upon being offered moorage space, a member may refuse without losing his or her place on the Waiting List. A space refused will be offered to the next member on the Waiting List who qualifies for the space available.

d. Refusing space specifically requested cancels the member's application. A new application may be made.

e. Members may not exchange spaces without permission of the Moorage Chair.

2. Moorage Limits and Spaces

a. Subject to exceptions in the interests of the Club, the boat lengths on the walks shall be as follows:

Walk 1	34 feet or longer
Walk 2A	27 feet maximum length
Walk 2B	30 to 36 feet maximum length
Walk 3	31 feet maximum length
Walk 4	31 feet maximum length
Walk 5	34 feet or longer

C. MOORAGE BILLING

1. Philosophy

a. Unlike commercial marinas, the Club considers all members to be equal in their right to moorage regardless of boat length. For the purposes of billing, a minimum width (beam) of thirteen (13) feet has been established. Length is a factor only in the assignment of boats to particular walks.

b. Boats, private slips and boathouses wider than thirteen (13) feet are charged proportionally more because they use more front footage on the Walk.

2. Moorage Charges

a. Moorage fees for each Walk are established by vote of the Membership and posted in the Clubhouse. Boats, private slips or boathouses exceeding thirteen (13) feet in beam or width will be charged proportionally more than the posted Standard Rate for the Walk.

b. Delinquency of a member in paying moorage fees or other Club obligations for a period of three (3) months will forfeit moorage space.

c. The Moorage Chair shall be responsible for all individual moorage charges. Questions about individual bills should be addressed to him/her.

D. PROLONGED ABSENCE FROM THE MOORAGE

- (1) A member may continue to hold a vacant moorage space for no more than a period of one (1) year.
- (2) Extensions may be granted by the Board.
- (3) The member is responsible for paying moorage fees while holding the space.
- (4) The practice of subleasing by members is not allowed.
- (5) However, if it is requested and if it is in the best interests of the Club, the Moorage Chair may undertake to sublease a member's vacant space to another member under the following conditions:
 - a. The absent member understands there is no guarantee that his or her vacated space will be occupied by another member.
 - b. The absent member remains responsible for paying the moorage fee. A credit will appear on the bill for the time the slip is occupied by another member.
 - c. The member occupying such a vacant space must move out upon the return of the absent member. If there should be no appropriate space in the moorage, this means leaving the moorage or moving to the breakwater if available.

E. OTHER MOORAGE RULES

1. Members and guests shall conduct themselves in a which will bring credit to RCYC.
2. Gate keys may not be given to non-members without permission of the Board.
3. Children 12 years of age and younger must wear life jackets in and around the moorage and be supervised by an adult.
4. A maximum speed of two (2) miles per hour shall be observed in the moorage.
5. The approved whistle signal of one long blast (4 seconds) shall be given upon leaving the moorage. Boats over ten (10) feet in length, except those designed for manual propulsion, must be under power when maneuvering within the moorage.
6. Members and guest must wear a USCG approved PFD when aboard a Club owned vessel that is underway.
7. Owners of pets are responsible for the actions of their pets, including cleaning up after them. Pets shall be kept on a leash. Owners are required to provide appropriate food and drink containers for their pets. No pets shall be permitted in the Clubhouse or patio areas. Owners in non-compliance shall not be permitted to bring their pets onto Club property.
8. Slips and boathouses shall be securely fastened. Chains alone shall not be used. Such attachment shall be approved by the Board and completed at the owner's expense.
9. Smoking Policy – Smoking (including e-cigarettes, vaping appliances, etc.) is prohibited in the moorage with the exception that it is allowed on private property (i.e. boats, boat houses, and floating homes).

F. SAFETY AND SECURITY

1. The entrance gate to the parking lot is to be locked at all times unless it is attended. The gate at the top of the ramp descending into the moorage and Clubhouse is to be locked from dusk to dawn. Any member leaving the Club grounds during this period should secure the gate behind him/her unless there is a sponsored event at the Clubhouse.

2. Children ages 12 and under shall wear a life jacket while on the docks or on the patio.
3. As a precaution against any stray electrical current, there shall be no recreational swimming in the moorage.
4. Persons working on the bottom of their boat or having a diver provide these services should exercise caution.
5. Violation of security and/or safety rules should be reported to a Flag Officer for action by the Board in accordance with Article XIX of the By-Laws.

G. GUESTS

1. Guests are defined as any invited non-members who are at the Club whether it be for racing, exercising a reciprocal, attending an event or joining a member. Guests are to be welcomed at RCYC and treated with courtesy and respect.
2. Guests are permitted in the parking lot, Clubhouse and patio. Guests are permitted to walk the dock when moving from one permitted area to the member's boat and back by the shortest route. They are not allowed to roam the docks unless accompanied by a member.
4. No withstanding rule G.3, should a member be running late to meet their guests, the member may authorize the guests to enter RCYC property up to thirty (30) minutes before the member's expected arrival. This should be the exception rather than a general occurrence. The inviting member should reschedule the time to meet his guests should he member anticipate a delay greater than thirty (30) minutes.
5. Member shall assure that their guests abide by the rules and By-Laws of RCYC.
6. Should any guest fail to comply with the rules or By-Laws of RCYC, the member should ask his guest to leave. Failure to leave the premises will be considered as trespass.
7. Improper conduct by members or their guests should be brought to the attention of the Board and dealt with on an individual basis.
8. The Board may grant exception to these rules on a case by case basis.