

## WILD RIVER OWNERS ASSOCIATION

### Rules For Common Area Use

These rules apply to trails, dirt roads, and all common areas except for paved roads in Wild River.

*The intent of common ground is not to expand the size/use of your personal property by using said common ground to enter/exit, for storage, etc.*

#### **ALLOWED USES:**

- ATV's, motorcycles and motor-driven dirt bikes (only Forest Service approved and 5 mph maximum) may be driven on common areas, and then only to enter or exit the complex
- Pedal biking
- Boat launching (non-motor only) at boat ramp areas only
- Dog walking
- Picnics, weddings, family gatherings, etc.
- Fishing
- Snowmobiling, entering and exiting the complex only (5 mph maximum)
- Walking, hiking, skiing, snow-shoeing
- Autos and trucks, with Board approval in writing, for delivery of supplies, rocks, soil, logs, etc. to enter or exit an owner's property (eg people doing business on behalf of Wild River)
- Plantings in common ground allowed with written approval from the Board

#### **NOT ALLOWED USES:** (Fines issued per occurrence, except where noted)

- Vehicle driving or parking, except as noted above and per the below Amendment to Common Area Driving Rules
- Burning of Debris – Class B fine
- Disposal of trash or refuse – Class E fine
- Hunting or trapping of animals – Class B fine
- Tree cutting (Dead – Class C fine; Alive – See tree cutting fine schedule)
- Branch, brush, or plant cutting/removal, except with written ARC or Board approval– Class E fine
- Wood or rock harvesting (First offense – Warning, including request to return as found; Second offense – Class E fine)
- Permanent structures (eg fences, outbuildings, benches, propane tanks, etc.), except with written Board approval – Class D fine, plus structure(s) must be removed
- Storage of property owner's belongings (eg RV's, boats, campers, etc.) – Class E fine, plus item(s) must be removed
- Signs, except with written Board approval (First offense – Warning, including request to remove; Second offense – Class E fine, plus sign must be removed) **(Effective April 2009)**

#### **AMENDMENT TO COMMON AREA DRIVING RULES**

Owners of buildings constructed on private property before 2005 and who are blocked by common area from accessing those buildings with vehicles may, without further permission, drive across the immediate common area solely for the purpose of accessing their building. After use, such owners are expected to return the used common area to its pre-travel condition and to maintain it in as natural a condition as possible.

**(Effective July 2017)**

