

## 2b Horseback Riding and Corrals

### 1990 Covenants with Boarding Facility Use Agreement

ARTICLE V: Ownership and Use of Common Areas – Covenants (page 8)

3. Riding Horse Facilities. The Association shall provide facilities for boarding riding horses owned by site owners and their guests on lands owned or controlled by the Association so long as adequate demand can be demonstrated. These facilities will include corrals or stalls, access to water, and adequate access and parking space for horse trailers. These facilities shall be for temporary use on a first come, first served basis. There will be no charge for use of such facilities by site owners and their guests. Horseback riding shall be permitted on subdivision roads and open meadows in the common areas as authorized from time to time by the Association. In no event shall horses be maintained on any owner's site. Care of animals and liability for animals kept at such facilities are the sole responsibility of the owner. The Association will make a reasonable attempt to locate the owner of any animal not cared for or abandoned and give warning to the owner to either remove or care for the animal within twenty-four (24) hours. If such warning is not acted upon, the animal may be removed by the Association and boarded, sold or destroyed, at the Association's option. The expense of same will be billed to the owner as an assessment pursuant to Article VI hereof.

There are no Regulation References yet there is a fine in the Regulations for riding in prohibited areas or maintaining a horse on site.

~~Fine Schedule Reference: Category 2: \$150.00 Fine for First Violation:~~

~~xx. Horseback riding in prohibited areas or maintaining a horse on a site. (Covenants: Article V: 3.)~~

~~Recommendation:~~

~~1. All the other fines are for Regulations violations so if owners are going to be fined for riding a horse in a prohibited area or maintain a horse on a lot, then add it to the Regulations.~~

~~2. Make the signing of the Boarding Facility Use Agreement a part of the Regulations so requiring this can be enforceable.~~

**Comment [BS1]:** Deleted. See new replacement section below with clarifications.

(2b.) Article XX – Section ## Horseback Riding & Horse Riding Facilities

1. The Association provides facilities for boarding riding horses owned by site owners and their guests
2. The facilities will include corrals or stalls, access to water, and adequate access and parking space for horse trailers.
3. The facilities shall be for temporary use on a first come, first served basis.
4. There will be no charge for use of such facilities by site owners and their guests.
5. All Facility Rules & Regulations below must be followed.

(2xx Article XX – Section ## - Facility Rules & Regulations

1. A 'Boarding Facility Use Agreement' must be executed and approved prior to utilizing the facility. Agreements are available on the website and may also be obtained from Patrol.
2. All rules and restrictions described on the 'Boarding Use Facility Agreement must to be followed and adhered to.
3. Care of animals and liability for animals kept at such facilities are the sole responsibility of the owner. In the event any animal found not being cared for or abandoned, the Association will make a reasonable attempt to locate the owner of and give warning to the owner to either remove or care for

**Comment [WU2]:** Add link here to the agreement.

the animal within twenty-four (24)– hours. If such warning is not acted upon, the animal may be removed by the Association and boarded, sold or destroyed, at the Association's option. In addition to the fine listed below, the expense of same will be billed to the owner as an assessment pursuant to Article VI hereof.

4. Horseback riding is permitted on subdivision roads and open meadows in the common areas as authorized from time to time by the Association.
5. In no event shall horses be corralled, tethered, hobbled or left unattended on any owner site.
6. Horseback riding is not permitted on privately owned property sites.

Violations may result in a \$150.00 fine.