

# Glen Isle Improvement Association, Inc.

## Boat Lift Requirements

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**The following requirements apply to GIIA Real Property Owners applying to install a new boat lift, to the buyer and seller when transferring an existing boat lift, and to the owner of a boat lift who is required to remove the lift when the owner is no longer a Real Property Owner or member of GIIA.**

Boat lifts will only be authorized on slips located on Pier A that are able to support a boat lift. No boat lifts will be installed on Pier B.

Only GIIA Real Property Owners in good standing and a current boat slip holder may submit applications for installation or transfer of boat lifts. The GIIA Board of Directors must approve the proposed lift and installation prior to installation commencing, including any need to file for permits. The GIIA Board of Directors must review and approve transfers of existing lifts to ensure the boat lift is brought up to current standards and that the lift is being transferred to a GIIA Real Property Owner in good standing with the community. It is understood by all parties that ownership of a boat lift does not convey with the sale of a home or property.

Transfer of boat lift ownership and named slip holder MUST be pre-approved by the GIIA Board of Directors. All governing boat slip rules published in the most recent version of the GIIA by-laws must be followed, specifically including, but not limited to, waitlist considerations for Real Property Owners who have requested, in writing, Pier A slip assignments. These will be satisfied on a first-come, first-serve basis and in accordance with the priorities for slip rentals which is adjudicated by the Pier Chairperson, with oversight and final approval by the GIIA Board of Directors.

Lifts are the property of the slip holder installing the lift or subsequent transferee, and not the property of GIIA, Inc. The slip holder has the obligation to pay for and safely maintain the lift in good operating condition. The GIIA Board of Directors will not provide any funding for the installation of boat lifts.

Lift mechanisms (*motors, cables, etc.*) shall not block the finger pier nor protrude past the centerline of the piling to the next slip. Boats must be accessible without climbing over lift mechanisms. The capacity of proposed lifts will be up to the maximum allowed for the slip size. All lifts will be contiguous (*side by side*) to ensure maximum use of space.

Installations and transfers can occur only with express approval of the GIIA Board of Directors in a written agreement signed by both parties before any work begins.

Contractors must submit Certificates of Insurance: Workman's Compensation and General Liability, naming the Real Property Owner and GIIA, Inc. as additionally insured.

The slip holder and applicant is responsible for all applicable permits and inspections (Building, Electrical, and Environmental).

Installation shall meet all code requirements for a new installation, and installers must carry suitable insurance (*see below*). Slip holders must submit boat lift applications to the GIIA Pier Chairman with the following minimum requirements:

1. This **Boat Lift Application** form, completely filled out.
2. All contractor information required to install the new boat lift.
3. Drawing, not to scale, of piling placement (*if applicable*), boat lift motor placements, finger pier placement, and all other applicable details requested by the GIIA Board of Directors and the Pier Chairperson.
4. Signed **GIIA Liability Release Waiver & Boat Lift Agreement** form.

If any pilings sink due to the additional weight, it is the responsibility of the lift owner to replace the pilings and repair any damage that occurred/occurs to the dock or other parts of the slip.

Finger pier installations or modifications shall use decking matching the existing pier decking.

The slip holder will be responsible at the slip holder's sole risk and expense for removing the lift and restoring the slip to its original configuration and condition, at the request of the GIIA Board of Directors. In the event the slip holder does not remove the lift and restore the slip to its original configuration and condition, the GIIA Board of Directors will take any legal recourse necessary against the leaseholder to recuperate all required costs to restore the slip to its original configuration and condition.

The slip holder agrees to hold harmless GIIA, Inc., its Board of Directors and Committees, the Glen Isle Community, and all Glen Isle Improvement Association members from any damages that may occur to any real property or personal property located in the community pier areas, and for any injuries that may occur by any person or persons that may result from the boat lift itself, its operation or usage. It is the responsibility of the slip holder for any loss occurring with regard to the boat lift, including but not limited to repair of any storm or vandalism damages that may occur.

A \$2,000 deposit will be required upon contract approval for all new boat lift installations, which will be held in a non-interest bearing escrow account by GIIA, Inc. to be used in the event that the Real Property Owner does not restore the slip to its original condition and configuration. The deposit will be returned to the Real Property Owner once the boat lift has been removed satisfactorily, or once ownership has been transferred to a new Real Property Owner.

Refer to existing by-laws for boat slip availability and waitlist considerations.

These Boat Lift Requirements have been approved by

\_\_\_\_\_, on \_\_\_\_\_.  
Signature, GIIA Representative