

# Hidden Valley Property Owners Association Rules and Regulations

## EMERGENCY 911

### Wolfeboro

Police 569 - 1444  
Fire 569- 1400

### Tuftonboro

Police 539 - 2284  
Fire 539 - 2262

## GENERAL

The general and all-important governing '**Regulation**' is to always remember that our goal is to be a close knit community where each person is considerate of and supportive of all other members. Please contribute all within your power to preserve and expand the quality of life we share here together.

### **Facilities – Beach, Tennis Courts, Marina etc.**

- All facilities are Private.
- The facilities are for exclusive use of HVPOA members in good standing and their guests. Current renters may use the facilities as a guest.
- HVPOA members are responsible to **inform renters and guests** of the regulations and have reasonable assurance they will be adhered to.
- Tennis courts are for tennis, in **sneakers** only. – No bikes, skateboards, in-line skates, or any other activity.
- No member shall use any HVPOA property for their exclusive personal use; nor shall they alter HVPOA property in any manner. Any damage or accident resulting from such will be their responsibility and liability.
- Please leave HVPOA facilities as clean as you found them.

### **Upkeep/Appearance**

- It is expected that all properties will be kept clean, neat and orderly, to include no outside storing of debris, of any kind, for extended periods of time.
- Parking of **unregistered vehicles** on HVPOA roads is not allowed. Such vehicles will be towed at the owner's expense.
- Driveway culverts on HVPOA property are the sole responsibility of the homeowner. Please keep them clean and in good repair.

### **Safety Issues**

- Outdoor burning is permitted only in accordance with town ordinances, which include: only under direct supervision and after receiving a town issued fire permit.
- A maximum speed limit of 15 MPH is in effect on our roads at all times.
- When driving be extremely alert for children, especially around the beach entrances.
- **No Fishing** in swimming areas. Fishing is permitted at the Marina.

## Consideration of Neighbors

- Please be mindful of the fact that such things as excessive noise and smoke from burning of any kind can affect our neighbors.
- Quiet time after 11:00pm.

## Construction

- **Absolutely No Construction Noise in the Valley before 8:00 AM.**
- Heavy construction or excavation can potentially affect roads and culverts. Because of the owners' liability for any damage caused as a result, owners should contact the Roads Chairman as an initial step in construction planning.  
He may be reached by E-mail: [hiddevalleyassociation@gmail.com](mailto:hiddevalleyassociation@gmail.com).

## Rubbish

- If you have your rubbish picked up, please make sure you have an adequate number of barrels, which should be closable or lockable.

## Pets

- No pets on beaches when people are present, **No Exceptions**. Clean up any evidence they leave behind on the beaches, marina or roadways.
- Dogs must be kept on leash per State Law.
- Please be aware of the irritant level of the constant barking of dogs when they are left outside and unattended. We believe that often the owner does not realize the disturbance they leave behind when they go off for the day or evening and leave their dog out on the deck or tethered in the yard. And again the disturbance can be far and wide as it carries across the pond. We ask that dogs be taken along or left inside.

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## Summer

- No vehicles are allowed on the beach except for launching boats during authorized hours, before 10:00 am and after 5:00 pm.
- All boats must be docked at the marina. Canoes and Kayaks must be stored in racks located on beach 1 and 2.
- All boats at marina, docks and canoe racks are private property and therefore not to be used by others.
- HVPOA stickers must be on all watercraft on the beaches, they can be obtained from the Recreation Chairman. E-mail: [hiddevalleyassociation@gmail.com](mailto:hiddevalleyassociation@gmail.com).

## Water Safety/Considerations

- Children should be under the supervision of a responsible adult.
- Boaters and windsurfers should be alert for swimmers and maintain a safe distance from the swimming area.
- Watercraft with motors are expected to operate at reasonable speeds at no wake level within 150 feet of kayaks, canoes, shore, swimming areas & docks. With the exception of pontoon boats, none should have motors in excess of 10 HP.

- Watercraft such as, Jet skis, sea-doods, ski crafts, are prohibited on the pond by state law.
- Windsurfing is not permitted within 50 feet of swimming areas.
- To avoid harmful weed infestation, remove all weeds and other debris from boat, motor and propeller prior to launching a boat.
- No fires on the beaches.
- No discharge of fireworks at any time.

## Beach/ Pond Consideration

- Take all steps to keep our water and beaches clean.
- There are no sanitary facilities at the beaches.
- No litter left on the beaches, if possible please take it with you. If absolutely necessary, barrels are available for trash, but certainly not to be used for household trash.

## Fall/Autumn

- Kayaks and Canoes **MUST** be removed from all racks by Columbus Day.
- If you are unable to move your canoe from second beach, you may leave **ONLY** Canoes on the ground on second beach. The preference is to remove them from the beach but if unable, please leave them on the ground not on the racks.
- Due to storage of the docks on first beach no watercraft may be left on first beach. Again, if you are unable to move your canoe, canoes may be left on the ground on First Beach.

## Winter

- Vehicle drivers should be alert for snowplows & snowmobiles on the road.
- Vehicle parking is prohibited on all roads during and after snowstorms while snow removal is in progress.
- Snowmobiles are not to be driven over private property.
- Snowmobiles should not be driven at excessive speed or after 11PM.

## Recycling

- **Tuftonboro Transfer Station** Located on Route 171.
- Recycling is Not Mandatory (Permit from town is required)
- Dump hours: 9am to 4pm Tues. Weds. Sat. and Sun.
- **Wolfeboro Transfer Station** Located on Beech Pond Road.
- Recycling is mandatory. (Permit from town is required)
- Dump hours: 7:30 am to 3:30 pm daily except closes 3 pm on Sat. and 12:30 on Sun. Closed Thurs. and town holidays