

LAE GUEST AND RENTER RULES

This information is provided by the Lake Ashuelot Estates Association (LAE) Board of Directors to invite you to have a safe and enjoyable time and to be a good neighbor during your stay in LAE. ***These rules shall be enforced by the homeowner as part a rental agreement and posted for information on rental platforms such as VRBO, Airbnb, etc.*** Any person occupying a property within LAE is expected to abide by the LAE Rules and Regulations. Homeowners must have these posted for all renters and guests to see. These rules are effective as of February 3, 2024.

GENERAL

1. LAE is a private association, and the amenities of LAE (marina, tennis, basketball courts, and the beach are for the use of members and their guests ONLY. **Each dwelling may be rented to no more than a single family at any one time.**
2. The combos to the locks are available in the members info section of the website, from the secretary, and in your welcome packet. Please lock up when you leave.
3. Dogs must be under the owner's control at all times and may not wander from the property unattended. When walking your dog, it must be on a leash. Dogs are **NOT** allowed within the beach area, this includes the grassed area surrounding the beach house grounds, bocce and volleyball courts.
4. Quiet hours are between 10:00 pm to 8:00 am as per town ordinance. In general, please keep the music volume down and be respectful of your neighbors with language that may be overheard by children.
5. Fires of any kind, including free-standing fire pits, need a permit. Individuals kindling the fire MUST be the ones pulling the permit. Permits can also be obtained online at <https://nh.burnsafeamerica.com> Call the number on the permit each day to ensure that burning is allowed. **ABSOLUTELY NO FIREWORKS ON LAE OWNED PROPERTY.**
6. **Do NOT** put household trash in the LAE trash cans at the beach area, marina, or tennis court. Homeowners are responsible for their own trash. This includes the trash of your renters.
7. For emergencies call 911. To contact the police department (24/7), call 603-495-3233.

ROADS

8. The maximum speed limit on LAE's roads is 20 MPH, slower is better. There are children, walkers, joggers, bike riders, ATVs, dirt bikes, and in the winter snowmobilers on the roads.
9. The Washington Police Department, NH Fish and Game, and Marine Patrol are patrolling regularly in LAE and on the water. Even though the LAE roads are private, law enforcement officials will enforce New Hampshire DWI laws.
10. The operation of an ATV, dirt bike, snowmobile, or golf cart must display the State of NH registration and the LAE permit sticker. Only members' off-road vehicles are allowed on LAE roads.

BEACH HOUSE AND GROUNDS

11. Glass bottled beverages are not allowed on the LAE Beach.
12. Pets of any kind are not allowed in the LAE beach area or sand, or in the surrounding grass areas within the parking lot fence rails. Area is under security surveillance.

SWIMMING

13. There are no lifeguards at LAE's swim beach. Swim at your own risk.
14. No diving off of the LAE raft.
15. No horseplay on the LAE raft...please watch out for smaller children.
16. No swimming in the four (4) boat / canoe / kayak parking areas in the Beach area.
17. No swimming at the Marina boat launch.
18. If you swim from lake front properties, please stay close to the shore. There are many boats on the lake and it is hard to see a swimmer in the water.

BOATING

19. NO watercraft of any kind is allowed in LAE marked swim area.
20. Members and their guests ONLY, may have access to the code for the LAE Marina Boat ramp. All others must go to the public boat launch on Marlow Rd. Please inspect your trailer, boat, and motor for any weeds. If you find any, remove them **before** launching and discard the weeds far away from the lake. Ashuelot Pond has no exotic weeds and we want to keep it that way.
21. When using a canoe or kayak stay close to the shore.
22. Parking a boat at the Marina is for daytime use, **no over nights**.

23. When using a boat, use high speed **only** in the middle area of the lake. The lake is relatively shallow and by staying in the deeper waters you will reduce the potential for weed overgrowth.

24. To operate a boat (over 25 hp) or personal water craft (3 person only), you must be at least 16 years of age and have a State of NH Safe Boater Education Certificate. **A ski craft (one or two person jet ski) by NH State Law, RSA-270.74-a, is banned from Lake Ashuelot Pond.**

25. During boat operations, when you are traveling at more than headway speed, you must be at least 150 feet from: swimmers, marked swimming areas, docks and the shoreline, other vessels, rafts, and floats. If towing skiers or tubers, the observer must be a minimum of 13 years old. No high speed in the coves. *Boating is subject to NH State Marine Rules.*