

## **REGULATIONS FOR THE USE OF OFOA COMMON GROUND Updated February 2024**

1. All paid members and their invited guests may use the common areas. These areas include the boat ramp and surrounding land, trails, playing fields, pavilion, and the playground. Owners within Occoquan Forest who are not members of the OFOA may not be considered “invited guests” of a member, accompanied by the member or not.
2. Members are responsible for the actions of their guests.
3. Non-members using the common areas who are not invited guests of an OFOA member will be considered trespassers. OFOA will report trespassers to the police.
4. No motorized vehicles are allowed on the common land areas except for parking in the designated field in the area near the sewage pump house. (Only service vehicles are allowed the use of the service roads.) With express written permission property owners whose property is contiguous and within 50 feet of the parking area may access their properties.
5. Non-motorized bicycles and horses are permitted on the utility/service roads, foot trails and the common property.
6. Activities are allowed on the common lands from 6:00 a.m. until 11:00 p.m.
7. Vandalism, theft, or other damage to the grounds or equipment by members, their families, or guests may result in legal action, monetary restitution, and/or restriction of future use.
8. At OFOA functions, children and young people, age 16 and under, must be under the supervision of an adult family member or a designated responsible adult,
9. Members may not share their gate code outside the immediate family. Immediate family includes member’s spouse, son, daughter, parents, parents-in-law, siblings, grandparents, children for whom member has legal guardianship or is designated primary caregiver, and any person who resides in the member's home.

### **BOAT AND CANOE RACKS**

1. All boats and canoes stored in the pavilion/boat ramp area must be on OFOA constructed boat or canoe racks.
2. OFOA members, regular or associate, may occupy boat or canoe racks as long as they pay the current annual assessment, reserve a slot with the OFOA grounds chairperson and pay their yearly \$50.00 user's fee.
3. Boat or canoe owners who reserve rack space must occupy that space within 30 days of assignment or it will be assigned to the next person on the wait list.
4. Boat/canoe owners are responsible for: (1) locking their property in place, and (2) providing a description of the boat(s) to the OFOA Treasurer.

### **TRAILS**

1. No private motorized vehicles are allowed on the trails.
2. Trail users must refrain from dropping or throwing trash along the paths. Dumpsters have been placed in OFOA Park area for proper disposal of trash.
3. Trail users must clean up their dogs' feces on the trails as well as on all OFOA common grounds.
4. Trail users should be aware of property lines so as not to trespass on private property.

## PAVILION

1. The OFOA Pavilion may be reserved by current OFOA members for private functions. The Pavilion area may be reserved from 6:00 AM until 11:00 PM. The Association charges \$50 regardless of the size of the event. While there no longer is an additional refundable deposit to ensure that the Pavilion area is left clean following a function, any member who does not leave the Pavilion clean will no longer have the privilege of reserving the Pavilion for private functions. The pavilion may be reserved by submitting [the OFOA Pavilion Reservation Form](#) found on the OFOA website (<https://occoquanforest.org/pavilion-reservations/>). You may also contact the [OFOA Treasurer \(ofoa\\_treasurer1@gmail.com\)](mailto:ofoa_treasurer1@gmail.com) to obtain the reservation form. The completed form, along with your check for the proper amount payable to "OFOA," should be sent to the Treasurer, and the form provides the mailing address.
2. Members who rent the pavilion for a private party must post a sign at the gate indicating that a private function is in progress. This will ensure that people not part of the reserved function are made aware that use of the pavilion facilities may be limited. Additionally, this will help any guests who do not live in Occoquan Forest find the event location.
3. If there is an event in progress, the gate will be set to stay open until the event is over. Once the event is over, the gate will be returned to normal operation. **DO NOT GIVE OUT YOUR GATE CODE TO PEOPLE ATTENDING THE EVENT, AS THIS WILL COMPROMISE THE SECURITY OF OUR GATE SYSTEM.**
4. In giving members the right to reserve the Pavilion for private functions, the Association does not intend to prevent other members from using the general area. Other members may use the boat ramp or trails near the pavilion.
5. The Association recognizes that some activities in the immediate area of the Pavilion, such as the playground or the playing field, could disturb private social functions. When a member has reserved the Pavilion, that member has reserved exclusive use of the pavilion, playing field, and playground. Therefore, others should avoid the areas in which the reserved event is being held. The member who has reserved the Pavilion has the right to ask others to leave while the private function is underway; however, because this can feel uncomfortable, members should restrict themselves to other common areas (boat dock and trails) while private functions are underway.
6. The Association assumes that members using the common areas and members reserving the pavilion will treat each other courteously and will not unreasonably

interfere with their activities. Conflict over the use of these facilities has never been a problem.

7. Members are responsible for the actions of their guests during private events. Vandalism, theft, or other damage to the grounds or equipment by members, families, or their guests may result in legal action, monetary restitution, and restriction of future use.
8. Members who rent the pavilion for a private event are required to make sure that fires in the barbecue grills and/or the fire pit are extinguished before leaving the area. Use buckets of water from the river to completely extinguish any fires. Please bring your own buckets if you intend to have a fire.

### **TRASH AND RECYCLING AT THE OFOA PARK/PAVILION**

All members are expected to leave the pavilion neat and clean after hosting an event. At the request of members, OFOA now provides two separate dumpsters near the boat ramp that are only for trash and recycling from park/pavilion usage; it is not permissible for members to bring their household trash and recycling to these dumpsters. To make it easier for pavilion users to transport trash to the dumpsters, there are two 96-gallon rolling bins stored in the OFOA sheds—one for trash and one for recycling—that may be requested when members submit the pavilion reservation request form. If you choose to use these rolling bins, please line the trash bin with a plastic bag to help keep it clean; our trash hauler prefers that you not use a plastic bag in the recycling bin. At the conclusion of your event, empty the rolling bins and any additional trash bags into the dumpsters. Because our current trash service is only responsible for emptying the dumpsters, not the rolling bins, please do not leave trash in the rolling bins. After the bins have been emptied, return them to the area beside the sheds. Never leave trash bags at the pavilion, as animals will tear them apart at night.

Please pay attention to what may and what may not be placed in each dumpster as follows:

**PLACE THESE IN THE RECYCLE DUMPSTER:** newspapers, paper, plastic containers (#1-#7), flattened cardboard, beverage & soup cartons, paper cartons & cores, glass food & beverage containers, metal food & beverage containers, and clean aluminum foil

**DO NOT PLACE THESE IN THE RECYCLE DUMPSTER:**

Dirty/used aluminum foil or trays

Used/dirty paper plates, cups, napkins (no food stuffs are to be put in recycling bin)

Styrofoam containers or Styrofoam packaging Animal feces

Ceramic or glass dishware

Clothing, linens and rags

Cooking oil

Diapers

Dirt, rocks or stone  
Flower pots or trays  
Foil-backed or plastic-backed paper, such as candy wrappers Liquids or ice  
Plastic bags, wrappers or film  
Plastic flatware  
Styrofoam  
Wood

Yard debris such as sticks or grass

**PLACE THESE IN THE TRASH DUMPSTER:**

All Styrofoam containers, food waste, used paper plates and cups, dirty aluminum foil, wet paper, wet paper towels, cloth, plastic tablecloths, plastic flatware

**DO NOT PLACE THESE IN THE TRASH DUMPSTER:**

Wood  
Yard debris such as sticks or grass  
Flammable or hazardous chemicals such as bug spray or fire starter