
Grandview Lot Owners' Association, Inc. Procedure

Title: Grandview Land Regulations	
Document Author / Owner: Land Use Chair	Doc Number: Procedure LAND 001 Revision : 1

1.0 Purpose:

2.0 1.1 To ensure preservation of and approved use of the Grandview land (perimeter of Grandview roads).

2.0 Definitions:

2.1 **GLOA: Grandview Lot Owners Association** - To contact the Grandview Lake office call 812-342-1219 or email gloa@grandviewlake.org or stop by the office at 5150 S 650 W Columbus, In 47201-8813. Office hours: Monday through Friday 1:00 PM To 5:00 PM

3.0 Rules and Regulations Relating to the Grandview Land:

3.1 The Grandview Land (609) acres was purchased by the Association on July 6, 1988, in order to keep and enhance the natural beauty of the land as a recreational and scenic resource for the owners of lots fronting on Grandview Lake. Use of the Grandview Land may be restricted or regulated by the BOD in any manner not inconsistent with any restrictions or regulations on such use as adopted or approved by the owners of a majority of all the lots fronting on Grandview Lake, except as otherwise stated in the Articles of Incorporation and By-laws of the Association.

3.2 The following activities on the Grandview Land are not allowed, and the BOD may not authorize these activities:

- a. Recreational use of motorized vehicles
- b. Campfire
- c. Burning of leaves or trash, dumping of any materials in any area other than those approved by the BOD for compost and/or for erosion control
- d. Dumping of any materials in any area other than those approved by the BOD for compost and /or erosion control.
- e. Use of any area for parking vehicles, for placement or storage of any structure or property, or for the location or placement of a satellite dish or antenna.

3.3 The following activities on the Grandview Land are not allowed without the prior written approval of the BOD:

- a. Hunting and use of firearms
- b. Destruction or removal of materials such as tree cutting or rock removal
 - See Section 4 for Special Circumstances.
- c. Transplanting or removal of trees or other vegetation.

d. Pruning or cutting of trees

4.0 Special Circumstances:

4.1 For the sole purpose to keep the “ditch” area clean, thus facilitating normal water flow and run off, the only exception to the rule of not removing materials from the Grandview Land is that downed wood (defined as trees that have naturally fallen from their rooted upright position) that lie within 25 feet of the center line of the roads surrounding the lake may be removed from the Land, if any part of the wood is within the 25 foot radius. Wood may not be moved from the interior of the Land to the 25 foot perimeter for wood extraction purposes.

4.2 It is preferable for wood that meets the criteria above be removed by pulling it out of the Land, taking precaution to not impede or endanger oncoming traffic. No motorized vehicle may enter the Land for extraction purposes.

4.3 In cases where the wood is too large or heavy to pull out of the Land, the extractor, at their own risk, may use a saw to cut up the wood into manageable pieces. Neither the Grandview Lot Owners Association Board of Directors nor membership is liable for any injuries or mishaps.

4.4 The Grandview BOD Land Use Chair shall be consulted prior to extraction if there is any question whether the wood meets the exception noted in 4.1. In such cases, the Grandview BOD Land Use Chair is the final authority and shall provide the requester with a written decision explaining whether the request is approved or disapproved.

5.0 Document Revision History and Reason for Change:

Rev:	Sec Changed	Change Made:	Date Approved
0		Initial Release	11/15/2012
1	3.3.b Added	Indicates where Special Circumstances may be allowed	9/19/2013
	Added Section 4	Special Circumstances	