



WALLENPAUPACK LAKE ESTATES  
PROPERTY OWNERS ASSOCIATION

RV RULES & REGULATIONS

Updated July 2006

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**WALLENPAUPACK LAKE ESTATES  
PROPERTY OWNERS ASSOCIATION  
RECREATIONAL VEHICLE REGULATIONS**

Any and all motor vehicles utilizing the roads or stored on any lot in Wallenpaupack Lake Estates must comply with the laws of the Commonwealth of Pennsylvania with regard to insurance, licenser, safety check, licenser of drivers as previously required under existing rules and regulations and may be operated only in conformity with speed limits, noise control, compliance with posted stop signs, no parking signs and other restrictions. Recreational vehicles may be used on the roads of Wallenpaupack Lake Estates only in conformity with listed restrictions. These rules repeal and replace the "Rules and Regulations for Operating a Recreational Vehicle" as adopted August 30, 1981. As amended October 21, 1986, the present "Citation Review Committee and Procedures" shall govern the enforcement of all regulations, including those relating to vehicles. These procedures and guidelines may be further amended.

Recreational vehicles, except for golf carts and Utility Vehicles must be State registered before WLE will issue a permit and flag. The new State of Pennsylvania ATV Regulations, which has been in effect as of October 23, 2001, states that all ATV operators must carry a State Issued Registration Certificate, display a State Issued Registration Plate, and an expiration sticker. Liability insurance is also required, and proof of insurance must be carried with you when the ATV is in use; all Recreational Vehicles still must be registered yearly at the office and display WLE identification. (12/15/01) All snowmobiles must be PA State Registered and Insured.

"Section 4. All off-road and all-terrain vehicles (ATVs) are prohibited from use and operation within the entire community of Wallenpaupack Lake Estates ("WLE"), including its roads and common areas, except as may otherwise be allowed by vote of the membership." (6/11/05)

These new Rules & Regulations are a follow up to the July 17, 2004 moratorium of no new ATVs, dirt bikes and scooters.

The use and operation of off-road or all-terrain vehicles (ATVs) are prohibited entirely from the community of Wallenpaupack Lake Estates ("WLE"), including the residential lots, roads and common areas thereof. This ban is effective as of June 11, 2005. However, those vehicles registered with the Association as of June 11, 2005 may continue to be used and operated within permissible areas of the community until June 11, 2012. This shall not preclude the Board, in the interest of the Association, from (i) restricting certain roads and other community areas from the use and operation of such vehicles, or (ii) restricting such unsafe or nuisance vehicles and their operators from use and operation within the community, and (iii) otherwise regulating such vehicles and their ownership, use and operation within the community. All such vehicles, and their owners and operators, must be at all times compliant with state law and regulation concerning all such vehicles and their ownership, equipment, use and operation, as well as the Association rules/regulations.

The Board of Directors shall otherwise retain its authority to restrict and regulate the use of the WLE roads and common areas of WLE and other vehicles from their use and operation within WLE, including the roads and common areas thereof, and to establish rules, procedures, fees, and requirements for the implementation, effectuation, compliance and enforcement of such authority and this regulation/policy.

As referred herein and by the bylaws, an 'of-road vehicle' or 'all-terrain vehicle' ('ATV') shall mean to

include all motorized off-road vehicles (however modified), having two or more tires, tracks, or wheels, with handle bar, lever, or pedal steering mechanism. Where the driver and the passenger sit one behind the other, and the motorized recreational vehicles are not permitted to be registered or having no registration in any State for use on public highways thereof, such as trail or dirt bikes and motorized cycles, or scooters. (6/11/05)

Copies of the rules and regulations for operating a recreational vehicle (12/15/01) on Wallenpaupack Lake Estates' property will be available in the P.O.A. office and should be read by owners and operators of vehicles.

\*Commonwealth of Pennsylvania Law

#### A. **DEFINITIONS**

The below listed classifications of vehicles are permitted on the roads of Wallenpaupack Lake Estates. Only the vehicles that conform to these descriptions are permitted.

##### 1. All-Terrain Vehicle (A.T.V.)

(a) Class I - A motorized off-highway vehicle, 50 inches or less in width, having a weight of 800 (12/15/01) pounds or less, traveling on four (12/15/01) or more low pressure tires and having a seat to be straddled by the operator is designated as a Class I All-Terrain Vehicle. The A.T.V. must have an engine of 80 cc or more. As of April 1, 1989, no new three-wheel recreational (12/15/01) vehicles will be permitted to operate on roads in Wallenpaupack Lake Estates except those registered prior to April 1, 1989 by the original owner only.

(b) Class II - Would be those vehicles with more than 50 inches in width or weigh over 800 lbs. (12/15/01), traveling on four or more low profile, low-pressure tires and having a bench seat is designated as a Class II All-Terrain Vehicle. The A.T.V. must have an engine of 80 cc or more.

-The standards for ATV's (for adults only – 18 years & up) (unless a Grandfathered license has been issued)

- 1.) All engine sizes available from the manufacturer
  - 2.) Diver & passenger- if allowed by manufacturer
  - 3.) Handle bar steering only
  - 4.) Lights for nighttime driving
  - 5.) Muffler & exhaust- stock only
  - 6.) Adults 18 & up must have a valid state divers license for an automobile
  - 7.) No 3 wheeled vehicles
  - 8.) Attachment accessories ok with approval from WLE Security
  - 9.) 2 wheel ATV- all engine sizes available from the manufacturer
  - 10.) 4 wheel ATV- all engine sizes available form the manufacturer
  - 11.) A signed disclaimer is required
- (12/11/04)

2. Snowmobile - An engine driven vehicle of a type that utilizes sled-type runners, or skis, or an endless belt tread or any combination of these or other similar means of contact with the surface upon which it is operated. The term does not include any farm tractor, highway or other construction equipment, or any military or law enforcement vehicle.\*

3. Trail Bike - A two-wheeled motor driven vehicle to be straddled but not registered as a motorcycle.

The trail bike must have an engine of 77 cc or more, and a rear wheel which is no less than fourteen (14) inches in diameter.\*

\*Commonwealth of Pennsylvania Law.

4. Moped - The class of vehicles known as "mopeds" is also approved for operation on roads in Wallenpaupack Lake Estates under the rules for recreational **(12/15/01)** vehicles.

5. Scooters - The class of vehicle known as "Scooter" is also approved for operation on roads in Wallenpaupack Lake Estates under the rules for recreational **(12/15/01)** vehicles. The scooter must have wheels of no less than a 10-inch diameter. The scooter must have a seat. **(10/18/03)**

6. Golf Carts - Three or four-wheeled vehicle designed and marketed primarily for transporting two or more persons. Golf carts have 2 different standards:

-The standard golf cart (for children under 18 and adults):

- 1.) Engine- original factory, no modifications
- 2.) Original wheels and springs
- 3.) Standard tires- 18.50 x 4 x 10.00
- 4.) As built chassis- no modifications
- 5.) Mufflers & exhaust- stock only
- 6.) Maximum 4 passengers- 2 in front and 2 in the back, if the cart is so equipped when driven by 12-18 year olds
- 7.) Working governor set at 12 miles per hour
- 8.) Lights for nighttime driving
- 9.) Children under 18 must have a photo license marked "stock golf cart only"
- 10.) A suitable small cargo box instead of a rear seat is permitted
- 11.) No 3 wheeled vehicles
- 12.) A signed disclaimer is required

-Modified golf carts (for adults only- 18 & up):

- 1.) Engine- Original factory
  - 2.) After market wheels ok- Hi rise lift kits ok
  - 3.) Oversized tires ok
  - 4.) Chassis modification ok
  - 5.) Mufflers & exhaust- stock only
  - 6.) Passengers- one person for each seat in the vehicle
  - 7.) Working governor suggested
  - 8.) Lights for nighttime driving
  - 9.) Adults 18 & up must have a valid state drivers license for automobiles
  - 10.) A suitable small cargo box on the back is permitted
  - 11.) No 3 wheeled vehicles
  - 12.) A signed disclaimer is required
- (12/11/04)**

## 7. Utility Vehicles

-Standards for utility vehicles (Drivers 18 & older must have a valid state drivers license)

- 1.) Steering wheel controlled only. No lever steering, pedal steering or handle bars
- 2.) Side by side seating only

- 3.) 2 passengers only
- 4.) 4 wheels only, no tracks
- 5.) No 3 wheeled vehicles
- 6.) Attached accessories are ok, such a snow plow, with approval from WLE Security
- 7.) Lights for nighttime driving  
(12/11/04)

## **B. EQUIPMENT**

1. All recreational (12/15/01) vehicles are required to have headlamps and tail lamps in operation one-half hour before sunset, and any other time when insufficient light or adverse weather conditions makes it prudent to do so.

(a) The headlamp shall display white light of sufficient illuminating power to reveal any person, vehicle or substantial object at a distance of 100 feet ahead.\*

(b) If the vehicle has a multiple beam headlamp, the upper beam must meet the requirement set forth above, and the lowermost beam shall be so aimed and of sufficient intensity to reveal persons and vehicles at a distance of at least 50 feet ahead.\*

(c) If the vehicle has a single beam headlamp, the lamp shall be so aimed that when the vehicle is loaded, none of the high intensity portion of the light, at a distance of 75 feet ahead, projects higher than the level of the center of the lamp from which it comes.\*

(d) The tail lamp shall display a red light plainly visible during darkness from a distance of 500 feet.\*

2. Brakes on snowmobiles must be capable of bringing the vehicle to a full stop within 40 feet when traveling 20 miles per hour with a 150 pound driver on hard packed snow.\*

3. No A.T.V. may be operated without a hand or foot braking system capable of deceleration of 14 feet per second on level ground at a speed of 20 miles per hour. The design must permit simple adjustment for wear.\*

4. Mufflers and noise control are required. A fully operational muffler, not capable of easy removal or disengagement is required on all recreational (12/15/01) vehicles.

The sound emitted may not exceed 82 decibels for a snowmobile and 99 decibels for an A.T.V. or trail bike when measured on the sound meter as utilized by the WALLENPAUPACK LAKE ESTATES security patrol.

5. It is unlawful to modify a muffler or to operate a recreational (12/15/01) vehicle with a modified muffler so as to increase the sound level above the level allowed by this section.\* Modification of a muffler will immediately cancel the registration for that vehicle.

6. The tampering or removal of governors on Golf Carts to allow a vehicle to exceed the maximum allowable speed as set by the manufacturer is not allowed. (9/21/02)

7. New style Golf Carts with large tires must have their governors at no more than 16 MPH. (9/21/02)

8. Rear-view or side view mirrors are mandatory on Golf Carts and on ATVs. (9/21/02)

9. No A.T.V., snowmobile, trail bike, or scooter may be operated unless the rider is wearing a securely fastened helmet on the head. This applies to the passengers in a two or more positioned snowmobile as well as to operators of all the before listed vehicles, excluding golf carts.\*

### C. REGISTRATION

1. All recreational (*12/15/01*) vehicles used on the roads of Wallenpaupack Lake Estates must be registered at the Administration Office of Wallenpaupack Lake Estates, on a form approved by the Board of Directors. Registration may not be accomplished before the compliance with all requirements of the application form, street inspection of the vehicle by a patrol officer (*12/15/01*), and the completion of a liability waiver by the lot owner. Registrations shall be designated on a yearly basis.

To assure your registration, the W.L.E.P.O.A. requires the following items and rule compliance:

1. Payment PER RV to be checked
2. Your properly completed RV Safety Check Form(s)
3. A copy of your updated insurance
4. Payment of all P.O.A. assessments to date
5. Payment of all outstanding citations, and penalties
6. Registration of all RVs previously registered in WLE are to be completed by June 1

If you fail to complete any one of the above mentioned requirements, you will not be permitted to register your RV. Please note: If you cannot inspect your RVs during our designated time, there will be an additional charge to have them inspected "off hours". (*12/11/04*)

Snowmobiles must be registered under snow conditions.

A Certificate of registration will be issued, upon full compliance to the property owner who must be a member in good standing of the Property Owners Association. No registration by non-members will be accepted. The property owner member must be the owner of the vehicle.

2. An appropriate identification insignia will be designed for display on the vehicle and a safety flag at full height will also be issued. Both the insignia and the flag, at full height above the roadway, must be affixed. The flag must be 6' above the roadway. Replacement of flag will require a new registration and fee.

The identification insignia will be placed on the vehicle as follows:

- (a) Class I, A.T.V. - the high point of the left rear fender.\*
- (b) Class II, A.T.V. & Golf Carts (*8/18/01*) - the left side of the A.T.V. at the midpoint; a minimum of 18" from the ground.
- (c) Snowmobile - on both sides of the cowling.\*

3. Proof of insurance must be filed with the application. You must have a Pennsylvania Financial Responsibility Identification Card (Form R1413b) for the vehicle being registered. A new card must be presented upon expiration of the current card, or the Wallenpaupack Lake Estates registration will be revoked.

4. Files of all registrations are to be maintained in the Administration Office.
5. The certificate of registration issued to the owner of a recreational vehicle shall expire and the insignia shall become invalid when ownership of the recreational vehicle is transferred.

#### D. **REGULATIONS**

##### 1. **Operator Restrictions**

(a) No person under the age of 12, or any person without either a valid state driver's license or, in the case of unlicensed operators over the age of twelve, without a valid, current safety certificate picture ID card, *(12/15/01)* may operate a recreational vehicle on Wallenpaupack Lake Estates' property. Proof of age must be established at the time of registration by presenting a copy of Birth Certificate.

(b) No owner of a recreational *(12/15/01)* vehicle shall authorize or permit the operation thereof by any person under twelve years of age, or without either a valid, current state license or a valid, safety certificate picture ID card. *(12/15/01)*

(c) All operators of recreational vehicles must be in possession of either a valid state license, or a valid, safety certificate picture ID card at all times while operating said vehicles. *(12/15/01)*

(d) Pedestrians and bicyclists have the right of way over all motor driven vehicles.

(e) No towing permitted. Recreational vehicles shall not tow persons in any manner. (Sleds, inner tubes, skaters, etc.) *(12/15/01)*

(f) No game or wildlife may be pursued with a recreational *(12/15/01)* vehicle.\*

(g) **Vehicle Curfew:** *Golf Cart operation is allowed between the hours of 7:00 AM to 11:00 PM. Existing 15-minute grace period after WLE functions. (9/21/02)*

(h) Between Memorial Day and Labor Day, ATV operation is allowed between the hours of 8:00 AM to sunset. From Labor Day to Memorial Day, ATV operation is allowed from 8:00 AM to 11:00PM. *(9/21/02)*

There will be a fifteen (15) minute grace period after any Wallenpaupack Lake Estates function. The operator must then follow a direct route from the Wallenpaupack Lake Estates function home.

(i) Recreational *(12/15/01)* vehicles without a satisfactory lighting system as defined under state law must be off WALLENPAUPACK LAKE ESTATES roads by one-half hour before sunset and any other time when conditions require lights.

(j) The operator of any recreational *(12/15/01)* vehicle shall yield the right of way to emergency vehicles and security department vehicles.

##### 2. **Designation of Roads**

No recreational *(12/15/01)* vehicle will be permitted in the following areas:

(a) The area between the Adult Lodge and Rockledge swimming pool.  
(Parking for recreational *(12/15/01)* vehicles is provided at posted areas only.)

(b) The Campgrounds and areas designated as parks, green areas, special easements, and the baseball field or similar locations. (Exception: Property Owners staying at the Campgrounds may operate to and from the Campgrounds.)*(12/15/01)*

(c) Any private property and/or WALLENPAUPACK LAKE ESTATES lots without the knowledge and permission of the owner.

(d) Use of recreational unlicensed vehicles on state roads, or any road or street under the jurisdiction of local authorities, is prohibited by the laws of the Commonwealth of Pennsylvania and must be observed.\* You may cross a street or highway upon compliance with the following requirements:

- Make the crossing at an angle of approximately 90 degrees to the direction of the highway.\*
- Bring your vehicle to a complete stop before crossing.\*
- Yield the right-of-way to all oncoming traffic.\*
- If you are under 16 years of age, you must have a valid and current safety certificate.

### 3. Safe Operation

(a) Observe the WALLENPAUPACK LAKE ESTATES speed limit at all times. The speed limit is 20 miles per hour, with the area at the Main Clubhouse and beach area at Deer Lake being restricted to 10 miles per hour, or any other area which may be posted.

(b) No more than one person may ride a 4 wheel ATV at any time except when driver is 18 years of age or over and the ATV is designed to carry 2 passengers. No more than 1 person may ride a three wheel ATV at any time.

(c) No more than one person may ride a trail bike, scooter or moped *(12/15/01)* at any time.

(d) Stop signs and other traffic signs and other regulatory signs must be observed.

(e) Do not operate your recreational *(12/15/01)* vehicle in a careless way so as to endanger the person or property of another.\*

(f) Operation of any vehicle in such a manner as to constitute harassment or a nuisance is prohibited, and shall be viewed as disorderly conduct.

(g) Stay as far as possible to the right side of the roads.

(h) Recreational *(12/15/01)* vehicles may not ride two abreast.\*

(ij) No person may operate any recreational *(12/15/01)* vehicle while under the influence of alcohol or any controlled substance.\*

\*Commonwealth of Pennsylvania Law

(j) Turning to the right or left at an intersection, or stopping, or decreasing speed, must be accompanied with hand signals. The driver shall extend his hand and arm from the left side of the vehicle in the following manner:

- For left turn, left hand and arm extended horizontally.
- For right turn, left hand and arm extended outward and pointed upward from the elbow.\*
- For stopping or decreasing speed, left hand and arm extended downward.

(k) When you approach, from any direction, a school bus which has flashing red signal light that is loading or unloading children, you must bring your vehicle to a complete stop. Remain stopped until all children are clear of the roadway and the red signal lights are not flashing.\*

(l) No owner or other person having charge or control of a recreational (*12/15/01*) vehicle shall knowingly authorized or permit the operation of the vehicle by any person who is incapable of doing so by reason of age, or physical or mental disability, or who is under the influence of alcohol or any controlled substance.\*

#### **E. ACCIDENT REPORTS**

The operator of an A.T.V. involved in an accident must stop and give his name and address, the name and address of the owner of the A.T.V. and its registration number, to the other person(s) involved in the accident or to Public Safety Personnel. (*12/15/01*)\*

The operator of any A.T.V. involved in an accident which results in the injury or death of any person, or property damages to the extent of \$100 or more, must report the matter in writing within seven (7) days to the Department of Environmental Resources.\* Accidents involving all other recreational (*12/15/01*) vehicles shall be reported in the same manner.

Operators of recreational (*12/15/01*) vehicles involved in an accident which results in the injury or death of any person or property damage, shall immediately have their operating privileges suspended, and the operator shall not drive any recreational (*12/15/01*) vehicle on WALLENPAUPACK LAKE ESTATES roads until an investigation of the accident has been completed. The suspension may or may not be continued beyond this point, and other penalties may or may not be assessed, depending upon the outcome of the investigation.

#### **F. LIABILITY**

1. Negligence in the use or operation of a snowmobile or A.T.V. is attributable to the owner. Every owner of a snowmobile or an A.T.V. used or operated in this Commonwealth shall be liable and responsible for death or injury to person or damage to property resulting from negligence in the use or operation of such snowmobile or A.T.V. by any person using or operating the snowmobile or A.T.V. with the permission, expressed or implied, of such owner.\* The Association requires application of this section to all recreational (*12/15/01*) vehicles.

\*Commonwealth of Pennsylvania Law

2. The negligence of the operator shall not be attributed to the owner as to any claim or cause of action accruing to the operator or his legal representative for such injuries or death.\*

**G. ENFORCEMENT**

1. Enforcement shall be made by WALLENPAUPACK LAKE ESTATES Public Safety *(12/15/01)* personnel.

2. When guilty of multiple or repeated violations, and/or willful disregard of a patrol officer's *(12/15/01)* orders, the vehicle shall be banned from WALLENPAUPACK LAKE ESTATES roads and registration thereof suspended for a period of up to six (6) months, and the operator shall not drive any recreational *(12/15/01)* vehicle on WALLENPAUPACK LAKE ESTATES roads for a like period.

3. Where a W.L.E.P.O.A. Rule or Regulation or Covenant may be more restrictive than the language of the Pennsylvania law, the Association Rule or Regulation or Covenant shall be observed instead of, or in addition to, the Pennsylvania law.

4. MANDATE IMMEDIATE SUSPENSION OF RV USE IF SOMEONE TRIES TO OUTRUN SECURITY. *(9/21/02)*

5. If a "serious" violation is issued to an underage driver, their WLE driver license is to be suspended until driver attends driver school again. "Serious" does NOT include routine traffic violations but things such as "serious" malicious mischief, disorderly conduct etc. *(8/13/05)*

6. If fireworks are thrown from any RV, driving privileges for the driver of the RV will be suspended for one year. *(7/16/06)*