

# **BOAT HOUSE/LIFT & PARTY DECK PERMIT**

## **Boat House/Lift & Party Deck permit fee – per approved schedule\***

A survey with the placing of the dock on the lot is required prior to any construction being started. A survey done within one year prior to permit application may be used, with dock being placed between the two corner pins closest to the shoreline.

The shoreline may not be altered in any way without a Shoreline Permit and ECC approval on any dock structure.

Excerpt from the CWL ECC Building Code Handbook:

Approval by the ECC :

The ECC or designated authority shall approve or disapprove all proposed improvements within thirty (30) days after receipt by the Candlewood Office of all necessary documents and fees.

Plans and construction documents submitted for review and found to be incomplete and/or to contain violations of the building code will not be approved. As a result, a request will be issued for the construction documents to be revised and resubmitted. (If information is requested for inadequate plan submission the plans will be reviewed within (30) days after the revised plans or information requested has been received.)

BCH-3.4.8 Drawings shall be submitted on minimum 11"x17" size paper, smaller sizes will be rejected by the plan reviewer. Text smaller than 1/8" high will be rejected as too small by the reviewer. Site plan minimum 1" = 20. Wall section and details shall be minimum 1/4" = 1', other drawings, plans; elevation, etc. shall be minimum 1/8" =1.

514 Boathouses - Boathouses are allowed on all lake front property providing the following criteria are met:

- Engineer stamped/approved truss layout and design BCH-304.10.7
- Survey (within one year of this permit)
- Color Samples – BCH 209 ECC requires that color/material samples be submitted for Siding, roof, trim, gutters, soffit, fascia, shutters, and all exterior surfaces before a building permit will be granted.
- 218 Roofs – All roofs/re-roofs must be an approved Candlewood Lake color and must be approved by the ECC Committee. A sample of the color and material must be submitted before the permit will be approved. Metal roofs must have a ASTM 1549 Solar Reflectance index of 40 or less. (Board 09.113.14) After construction begins, roof will be inspected for color by an ECC member. Color only will be inspected. We do not inspect for quality of the roofing job. If color is different than what was approved on the permit, a violation will be issued. If the color is not an ECC approved color, the roof will have to be removed or a violation will be issued.

514.1 Plans for the boathouse must be submitted and approved by the ECC before any work may be done.

All construction documents shall be prepared by a registered design professional pursuant to OAC 4101:1-1-01 and include property owners name, Unit # & Lot #.

514.2 Boathouses shall be an open type of structure and shall not exceed fifteen (15) feet in height from the normal shoreline of the lake (elevation 1,205 feet).

514.3 Boathouses placed on Candlewood Lake shall not extend more than twenty (20) feet into the lake from the normal shoreline.

- 514.4 Boathouses shall not be larger than required to house a maximum of two boats.
- 514.5 Only 1 boathouse permitted per contiguous lot.
- 514.6 Shoreline alteration of any kind requires a Shoreline Permit, approval by ECC and adherence to standards approved by the Board 09/20/99. (Board Policy 09.121.99). A Shoreline Permit (if required) shall be submitted with the Boat House/Lift & Party Deck Permit
- 514.7 Top of Dock/Deck shall be at or above elevation 1,207 feet (24" above water, Minimum).
- 514.8 Only steel tubing either 2" or greater (dock), round galvanized 2" or greater (dock); or 4-inch square, 1/4 inch walled mechanical tubing for anchoring of boathouse to be driven as far as possible in the lakebed. Wood posts are not permitted to anchor boathouse/docks into the lakebed. (Board approved 10.126.14)
- 514.9 Setbacks as covered elsewhere do not apply to boat houses
- 514.10 Lake front storage lockers (shed type structure) shall not exceed 100 square feet (for storage of water/boat accessories).

Boathouse/Lift & Party Deck permit fee will be per approved schedule. All inspections will be made by an Inspector designated by the ECC and approved by the Board of Trustees: Plan Review, Pier Inspection (Before concrete placement), Framing (prior to deck placement), Electrical will require a Certificate of completion prior to Final Inspection/Occupancy.

A Shoreline Permit (i.e. digging back) must be approved by the ECC at plan review and verified at the first inspection.

**(See for additional details.)**

By signing below, you realize that you and your contractor must adhere to the rules listed above and all rules set forth in the Candlewood, ECC Building Codes and Permit Handbook. I understand that CWL review is limited to compliance with CWL Governing Documents. Non-Compliance with CWL Governing Documents will be the responsibility of the Homeowner/member to correct. The Homeowner/member, and NOT CWL, is responsible for ensuring that all work, including work completed by its contractors/subcontractors, is completed in accordance with all CWL Governing Documents, Federal, State, and Local Building Codes, Rules and Regulations. The ECC Inspector will endeavor to notify the member/homeowner and contractor of items that may be non-complaint for review purposes only. The ECC Inspector will have final approval authority to issue a final completion permit.

\_\_\_\_\_  
Property Owners Name (print)

\_\_\_\_\_  
Property Owner Signature

\_\_\_\_\_  
Unit and Lot

\_\_\_\_\_  
Date Submitted

\_\_\_\_\_  
Phone Number

\_\_\_\_\_  
Email

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For Office Use		
Permit Fee Paid By: _____		
Amount \$ _____	Date Received _____	Payment Type _____
Received By: _____		(CWL Office Staff)
Refund Given: Date _____	Amount _____	6220-100

Items required by ECC:

- Drawing of Boat House/Lift & Party Deck (2 copies – 11 x 17 Min.)
- Color Samples – roof, sidings, trim, gutters, soffit, and all exterior surfaces.
- Survey (within 1 year of permit showing dock placement with dimensions)
- Electrical Schematic (including GFI's if applicable)

Inspections Required:

	Date Inspected	Inspected by:	Pass or Fail
Plan Review			
Footer/Pier (prior to deck)			
Framing			
Final Inspection			

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Approved By:

ECC Members Signature \_\_\_\_\_ Date: \_\_\_\_\_

\_\_\_\_\_ Date: \_\_\_\_\_

Inspector's Signature \_\_\_\_\_ Date: \_\_\_\_\_

Copy given to member: \_\_\_\_\_ Date \_\_\_\_\_ Member initials  
 \_\_\_\_\_ Office Associate initials