



Office Hours

The office is currently open Monday through Friday from 9-5, Beginning on March 8th the office will begin summer hours.

- Monday 9-5
- Tuesday 9-4
- Wednesday 9-4
- Thursday 9-5
- Friday 9-5
- Saturday 9-5
- Sunday 9-5

Call 304-379-4382
Call 304-379-6411

For information, pay by phone, or inquire about lot sales and tours.

Store Hours

The Big Bear Lake Country Store will open, weather permitting, beginning week-ends in April.

Phone Numbers

Office
304-379-4382
304-379-6411

Security Gate
304-379-8641

Store
304-379-3334

Follow Us On

www.bigbearwv.com

Recreational News

- Mini golf hours – Memorial Weekend**.....Saturday 10-9
Sunday 10-9
Monday 10-5
- July 3rd – Johnny Freak Band**6-8:30
- July 3rd – Fireworks**9:30 PM

— MEMORIAL WATER PARK HOURS —

11-6 — Saturday, Sunday, Monday
Open everyday beginning June 4th

Memorial Store Schedule

The Big Bear Lake Country Store will have expanded hours for the MEMORIAL DAY WEEKEND.

Thursday 8-8, Friday 8-10, Saturday 8-10, Sunday 8-10, Monday 8-5

KIDS BIKE TRAIL RIDE

SUNDAY, MAY 30 10:00 A.M.

10am for a supervised bike trail ride. (will end around 11:30)

MEET AT BABY BEAR LAKE.

Requirements: Kids must wear a helmet, brakes that work, air in their tires, and closed toe shoes

Fireworks

Fireworks will be Saturday, July 3 at approximately 9:30pm.

The Big Bear Lake Newsletter is produced three times a year. The content of the articles are a collaborative effort of the Big Bear staff unless noted. We welcome ideas and suggestions for future editions.

Policy Notifications:

- Owner's complementary seasonal pass for waterpark will be continued for 2021. (Per Capital Improvement Fee)
- Golf cart insurance will continue to be required. We are also suggesting that all owners have liability insurance on their camping lot.
- Golf cart registration fee will remain at \$10 (tax included)
- Annual guest passes will remain at \$15 (plus tax)
- Daily guest passes will remain at \$5 per person per week (tax included)
- Guest RV registration fee remains at \$20 (tax included)

Lot Owners May Not Expand On to Nature Area

If your lot is against a nature area you may not build, place animal kennels or occupy outside of your lot boundary. **Any structures or dog/pet kennels must be placed inside the boundary of your lot.** Lot owners are strictly forbidden to expand in any means onto land that is not part of their lot. This includes walkways, trails, storage areas and any other encroachments around your lot.

Big Bear Real Estate

450 Big Bear Lake Road, Bruceton Mills, WV 26525



— Services Being Offered —

- Advertisement of your lot in newspapers and our website
- Assist you in the sale price
- Professional sales people with a through knowledge of your properties location and advantages to a prospective purchaser
- Provide a complete tour of all facilities
- Contact you with all offers for your approval
- Represent you at the closing

450 Big Bear Lake Road, Bruceton Mills, WV 26525

www.bigbearwv.com

304-379-4382 or 304-379-6411

Joe E. Friend: Broker

Tara A. Helsley: Associate Broker

Katy Shreve: Real Estate Professional

Receiving Owners Cards, Stickers, and Passes

Cards and Stickers for lot owners - Property owners only, may pick up in person at the office. Owners will receive a card or sticker per name on the deed.

Passes - Two annual passes are issued per assessment fee paid. Three additional passes may be purchased at \$15.90 per pass. Passes are sold to property owners only.

Replacement passes are also available in the case of your card being lost or destroyed for a fee of \$15.90.

Annual Pass Use

- **Property Owners are allotted TWO Annual Passes, at no cost, for each assessment made.**
- **Annual Passes are issued to ONE person only.**
- **Additional passes may be purchased. (Up to three passes)**
- **When Annual Pass holders come to the gate, they are admitted along with any guests or family members in the vehicle.**
- **Property Owners may purchase an unlimited amount of Visitor Passes.**
- **ALL proceeds from admitting guests go to the Property Owners Association and help pay for the extra use of facilities.**

Reminder From Business Office About Due Dates of Assessments

To help reduce the amount of overdue assessments the following schedule will be followed to insure that assessment dollars are collected timely.

- **Billings were mailed January 1**
- **AV, WR, SVT, SVE are due on March 1**
- **All other territories are due on June 1**
- **ALL ACCOUNTS not paid in full within thirty days of the due date are considered delinquent and will be subject to collection through the Preston County Magistrate Court.**
- **Interest is added monthly to all past due accounts at 1.5%**

If you are not able to pay the assessment that is due, please call the office for possible solutions at 304-379-4382 and 304-379-6411.

Special Notice – Golf Cart Policies

Golf carts are an excellent means of transportation and are just plain fun to cruise around the camplands in. When operated as intended, and in accordance with manufactures guidelines, they are very safe. However, when they are modified, overloaded or used as an off-road vehicle, they can become very dangerous. Unfortunately, not only have the number of carts increased but also the number of reported golf cart accidents. Every year it seems that someone is getting injured from a preventable accident. To help protect our owners from preventable accidents and other legal actions we will strictly enforce all rules and regulations concerning the registration and operation of golf carts.

Golf Cart Registration & Hold Harmless Agreement

All property owners using golf carts in the camplands must have it registered and must sign a hold harmless agreement. Registration and hold harmless agreements may be obtained at the security gate or by other authorized territory personnel each year. Registrations may be obtained any time except holiday weekends and possibly other high volume event weekends at the guard house. All carts registered will be given a current year decal. The fee is \$10.00 for registration.

Golf cart traffic stops will be held randomly to check for current registration and territory & lot numbers. Owners operating a golf cart without current registration are subject to fines of \$50 to \$100, and possible removal of cart from the Camplands.

Golf carts may only be operated on established campland roads

No carts will be permitted on trails, short-cuts, woodlands, embankments or old quarries. Any cart found in these areas or anywhere other than a roadway (excluding your lot) will be subject to a \$100 to \$300 trespassing violation. The property owner will be responsible no matter who is driving the golf cart.

Reckless Endangerment

A person may be fined up to \$400 or the amount equal to the annual assessment fee that operates a golf cart in a manner which places or may place another person in danger of death or serious bodily injury. A person that operates a golf cart, off road in a reckless manner may be subject to this violation.

Golf Cart Liability Insurance

Liability insurance coverage is required on any golf cart used within the Campland. Proof of insurance is required to register and must remain with their golf cart starting as of July 1, 2012. Any cart operated without proper registration and liability insurance will be subject to fines according to the Code of Conduct.

This protection is also required for owners of snowmobiles.

Insurance Information

Golf carts can be insured for liability and damage just as an auto can be. They can also be insured for theft. The cost for this insurance, depending on amount of coverage and your driving record is very reasonable with rates starting around \$40. **Property Owners must make sure that their coverage will cover the cart while being operated on the roads within the camplands. Some owners have mistakenly thought they had coverage, but their policy only covers the cart when on the owner's lot.**

You can contact your current insurance provider for more information or contact these local insurance agents.

- Nationwide, Kingwood, WV 304-329-1440, Jeff Smith Agency
- First United Insurance, Oakland, Maryland 301-334-3343, Ed Panther
- Nationwide, Morgantown, WV 304-296-3229, Michael Burnell
- Allstate, Morgantown, WV 304-292-0396 Stephen Burbidge
- Davis Insurance Group, Westover, WV 304-296-5481 Homer Rusty Davis
- Allstate, Morgantown, WV 304-599-1990, Karen Matthew
- Groves Insurance, Kingwood, WV 304-329-3020 Brad Groves
- State Farm, Morgantown WV 304-598-8960 John Christy
- Hartley Insurance, Kingwood, WV, 304-324-2161, Chris Hartley
- Insurance Centers, Bruceton Mills, WV, 304-379-2260

General Golf Cart Regulations

1. All golf carts must be registered yearly, have proof of insurance, and have a current sticker present on the cart.
2. All golf carts must have at least 3" size letters with the owner's lot number and territory on each side or on front & back.
- 3. The person driving the golf cart must be a licensed driver.**
4. Driving over the posted speed limits or driving in a reckless manner is prohibited.
5. If the golf cart is used after dark it must have head lights and tail lights.
6. Golf carts can only be driven on developed roads within the Campland.
7. No more than two (2) persons are allowed on a golf cart, unless the cart is manufactured and approved for more than two.
8. All riders must be seated, absolutely no standing on the back of a cart.
9. Golf carts are not allowed on the main road from the guard house to the Country Store on major holiday weekends.

If you notice a golf cart not following the rules, get the lot number and contact the guard staff.

Holiday Restrictions on Golf Carts Apply

ANY golf cart **RENTED** from an authorized dealer, must also observe the restriction on Alaskan Boulevard on Memorial Day, July 4th, and Labor Day weekend holidays. No golf carts are allowed to drive on Alaskan Boulevard from the Yukon Trail intersection (from the Country Store) down to the security gate on these holiday weekends due to the heavy traffic. Thanks for your co-operation.

Golf Cart Registration

Cart Registrations will be held at the circle drive near Baby Bear Lake area on:

- Saturday, May 29 — 2:00 – 4:00 pm**
- Sunday, May 30 — 2:00 – 4:00 pm**
- Friday, July 2 — 2:00 – 4:00 pm**
- Saturday, July 3 — 2:00 – 4:00 pm**

In addition, Board of Directors members, Sylvia Carr and Lindy Straight will be conducting golf cart registrations at their lots (AV2294 and BB342) again this year to better serve our property owners.

To get the cart registered, you must have your territory and lot number on front and back OR side and side. These must be at least 3" letters and numbers. You must show current insurance and the property owner must be present to sign the Hold Harmless Agreement. The price will remain the same as last year at \$ 10.00 for each cart.

Water Tank Filling Station

Public Water District #4 has ran water service to the entrance of Big Bear. It will supply water to the office and a new bulk water filling station. Property owners will be able to fill water tanks with "city" water at no additional cost. If you have ever filled a large tank at a comfort station you know it can take a long time. The new station will have the ability to fill tanks at nearly 50 gallons per minute. Not only does this save you time, but it helps preserve the well water in dryer times. The station is located in the flea market field close to the woods line. It will be open during the camping season and closed during the cold winter months. **Please be aware this service is for property owner's personal use only. NO commercial businesses or any person can supply water to another person. No person may fill water tanks for a fee.** We are encouraging anyone filling a tank to take advantage of this free service.

Notice To PET OWNERS- Please put ID tags with lot number on your Pet.

In the past several years we have seen an increase in property owners losing pets or strays wandering the property. Please attach a tag to your dog or cats collar which indicates your lot number and phone number. Doing this greatly increases that you will be reunited with your beloved pet quickly. If you do not tag your pet it may end up being delivered to the local pound in Kingwood if found. Additionally, Property owners who find lost pets often post pictures on the various facebook pages associated with the camplands. There are so many factors that lead to a dog or cat running away within the camplands every year. Please consider a tag which identifies them for a quick reunion. Thank you.

DOG OWNERS - Many property owners enjoy bring their pets with them to camp and present little or no problem with their neighbors. However, it only takes one noisy dog to ruin a family weekend or a serious dog bite incident to have devastating and costly consequences to all parties involved. The Declaration of Restrictions and Covenants clearly states: *All household pets which are permitted to enter or to remain within Big Bear Lake Camplands must be constantly under the effective control of their owners, and no household pets shall be permitted to roam at large or create unreasonable noise or nuisance, as for example, a barking dog.*

This regulation is very clear.

- All dogs must be under the effective control of their owners at all times.
- All dogs must be on a leash while off the property owners lot or on common properties.
- Dogs that bark excessively are creating an unreasonable noise or nuisance.

Any owner or guest that willfully disregards these regulations will be asked to remove their pet from the camplands. Additionally, property owners are responsible for their pet and their guest's pet if involved in a threatening or physical incident. This may include a Code of Conduct, Reckless Endangerment, violation fine of \$400. We would also ask that pets not be taken into the comfort stations and that you are considerate by cleaning up after your pet.

ELECTRIC INSPECTIONS TO BE HELD

Alyeska electric technicians conduct electrical safety inspections throughout the year. All property owners systems need to be in compliance with Alyeska's regulations to help prevent electrical malfunctions and potential fire hazards.

Property owners which have their own locks on the Alyeska's electric box may be cut off by the technicians during the inspection. We apologize for any inconvenience this may cause.

Electric Service

In this newsletter you will find the electric box rental fees for this camping year.

First, choose the start date for your electric service. Then payment may be made in the business office or by phone. If you call the office you will need a credit card or allow enough time for a check to be mailed before service begins.

Electric hook-ups are done each Friday of the season. Payment is required to reach the office by **Wednesday** of that week. Unscheduled or same day hook-ups may be done for an additional \$20.

If your lot does not have an electric box available on the pole, a two week request needs to be made. Additionally, for your protection the property owners electrical system must be in compliance with the electric safety codes of the camplands.

Please note there is a six month minimum fee for electric service. *Therefore, any electric requests made after May 1, must continue until October 31* Please make your check out to Alyeska with your lot number and length of service indicated.

(Property owners must be in good standing, with no overdue fees and fines to obtain electric service)

2021 Summer Electric Dates and Box Rental

Dates of Service	# of days	Amount
05/21/2021 thru 10/31/2021	164	229.60
05/28/2021 thru 10/31/2021	157	219.80
06/04/2021 thru 10/31/2021	150	210.00
06/11/2021 thru 10/31/2021	143	200.20
06/18/2021 thru 10/31/2021	136	190.40
06/25/2021 thru 10/31/2021	129	180.60
07/02/2021 thru 10/31/2021	122	170.80
07/09/2021 thru 10/31/2021	115	161.00
07/16/2021 thru 10/31/2021	108	151.20
07/23/2021 thru 10/31/2021	101	141.40
07/30/2021 thru 10/31/2021	94	131.60
08/06/2021 thru 10/31/2021	87	121.80
08/13/2021 thru 10/31/2021	80	112.00
08/20/2021 thru 10/31/2021	73	102.20
08/27/2021 thru 10/31/2021	66	92.40
09/03/2021 thru 10/31/2021	59	82.60
09/10/2021 thru 10/31/2021	52	72.80
09/17/2021 thru 10/31/2021	45	63.00
09/24/2021 thru 10/31/2021	38	53.20

Please Respect the Wildlife in the Camplands

Julie Friend Schooley

Visually enjoying the wildlife is a major component of everyone's camping experience. However, well-meaning campers do more harm than good when they decide to treat wild animals as tame pets or crowd around them like a zoo viewing.

Many deer can be seen grazing along the main road into the camplands. Often time's fawns accompany their mothers and feed there. Please follow posted speed limits so that animals are not struck by vehicles. If you see a fawn in the woods do not touch it or re-locate it. The mother is nearby waiting for a safe time to move or nurture it. Do not attempt to lure deer or any other animal to your camp or camper. Luring any wild animal to your campsite is illegal in our state. This creates an unsafe environment for all, especially the animal.

The Black Bear is the state animal of West Virginia and is thriving in the woods of our state. This includes the camplands and more so in the wooded areas surrounding the camplands. Most of the populated recreational areas around us have very strict policy's concerning garbage disposal as not to attract bears. Please, please do not leave any garbage readily available for animals to get into. Do not put food items in the garbage cans in common areas, such as the store, after dark. Bears are naturally and unfortunately attracted to our garbage facility. Do not ever intentionally leave food there for wildlife, especially bears. Keep in mind that if you are intentionally attracting and gathering to view bears, you are essentially giving that bear a death sentence. When bears wander repeatedly into populated areas the Department of Natural Resources traps and may need to kill them. Essentially, when crowds gather to view a bear at the garbage facility, it will be trapped and may be put to death.

A Department of Natural Resources agent said that feeding any wild animal, even birds, will attract all animals, even bears. The bears are quickly labeled dangerous when they come near campers and may meet a fatal end.

Protecting wildlife begins with following the speed limit from the interstate to the Camplands and observing posted limits when inside.

The camplands and surrounding woods is the natural habitat of these animals. Please, respect the wildlife and the woods.

Procedure for Garbage Collection Areas

Important Notice:

Televisions, computer monitors, and cell phones are NOT accepted in our refuse area. The land fill has banned the disposal of these items. These items must be recycled at an approved facility. Persons illegally dumping these items will be subject to a \$100 service charge.

Household garbage: Most any refuse generated on your campsite may be put in to the household trailer. Items that may **not** be put into this trailer include; appliances with Freon (refrigerators and air conditioners), tires, motor oil, free liquids (paint and stains), hazardous materials, batteries, LP tanks, gasoline tanks, and flammable liquids.

Construction and Demolition Debris: Most any material used in the construction of a building or in the demolition of a structure may be put into the C&D trailer. This includes dimensional lumber, shingles, concrete blocks, windows and doors. Items that may not be put into this trailer include; household refuse, appliances with Freon (refrigerators and air conditioners), tires, motor oil, free liquids (paint and stains), hazardous materials, batteries, LP tanks, gasoline tanks, and flammable liquids.

Refrigerators: Any refrigerator that is generated within the Camplands will be accepted in the junk metal bin. **However, they must be red tagged and certified as Freon free.** You may contact your preferred heating and cooling company to have this done or contact Alyeska's office to have this service preformed. A charge of \$40 is required for the removal

of Freon from each refrigerator or appliances with. Freon. Persons illegally dumping a non red tagged appliance will be assessed a \$100 service charge for the proper disposal of the appliance

Tires: Golf cart tires are the only tires that will be accepted, providing they are generated within the Camplands. NO automobile or truck tires should be generated within the Camplands and will **not** be accepted. Persons illegally dumping a tire will be assessed a \$20 service charge for the proper disposal of the tire.

Batteries: Golf cart batteries generated within the Camplands will be accepted. A separate storage area will be constructed to hold batteries and they will be recycled. Persons illegally disposing a battery into the trailers will be assessed a \$100 service charge for the removal and proper disposal of the battery.

Paint: Paint, stains, and roof coatings may be disposed of if they are **completely dried out.** You can store old paint cans with the lid off until they dry out or add kitty litter, sand, or dirt to adsorb the liquid until solid. Any person found to have illegally disposed of free liquids may be subject to criminal prosecution as subject to WV Department of Environmental Protection's rules and regulations.

LP Tanks: Old LP tanks generated within the Camplands will be accepted in the junk metal recycling bin. Any person illegally disposing a tank into the trailers will be assessed a \$50 service charge for the

removal and proper disposal of the tank.

Outside garbage: This area is for the use of Big Bear Lake property owners and their guests for the proper disposal of refuse generated within the Camplands.

Absolutely no outside garbage will be accepted! Persons illegally disposing of non Campland generated garbage will be subject to service charges of at least \$100 and may be charged with "Theft of an unpaid service".

Scavenging: Absolutely NO scavenging will be permitted. Any person found to remove recyclable metals is **stealing from the POA** and will be charged accordingly.

Please note: Surveillance cameras and recording devices will be in place to enforce these rules.

Trailer Missing and Holiday Weekends: Occasionally, one may find the trailer in route to the landfill. If possible, please return later in the day to dispose of your trash. (It is estimated a round trip to the landfill takes around 4 hours). Properly bagged garbage may be left next to the fence in the event you can not return later for proper disposal. During high volume holiday weekends, we will have attendants to assist in collecting garbage and will use both trailers for household refuse to support disposal on these heavy usage weekends.

Please help us to keep Big Bear Lake clean and green with the proper use of the refuse area.

Your cooperation is greatly appreciated

Bearfoot Springs Special Offers!!

Opening Day Is May 22nd !!!!

— PRE-SEASON SALE OF ANNUAL PASSES —

January 1st to May 21st - Buy one pass at regular price and receive 25% off the second pass.
(discount given on passes of equal value or discount applies to less expensive pass)

Daily After 4PM Special - \$5.25 Adult • \$3.25 Child (tax included)

Grandparent Days - Every Friday and Monday!
(Grandparent is admitted to water park FREE with a paying child.)

Eight Pack of Passes for less than \$10 A Day!
(Buy a bundle of eight passes for \$79.99 an Adult \$49.99 for child.)

••••• **GREAT FOR EVERYONE AND THEY NEVER EXPIRE!!!** •••••

**Specials are for a limited time and are subject to change.*

Flea Market Dates and Vendor Sign-Up

The site fee for a vendor spot at the flea market will be \$100. This fee covers all three holiday weekend flea market activities per vendor. Sites are 10 x 40. All of the proceeds from the site fee go to the Property Owner's Association and help with the expense associated with the flea market.

Rules will be effective for the season and will be strictly enforced. They include:

- Only a property owner in good standing may reserve a site.
- No sites may be resold, leased, rented or occupied by anyone other than the property owner reserving the site.
- Property owners agree not to sell any counterfeit goods protected by copyrights, trademarks, patents or are otherwise prohibited by law. **This includes the name of the camplands and all other copyrighted and registered images owned by the camplands.**
- No property owner, guest or vendor may set up outside of the designated flea market area.

FLEA MARKET DATES:

Memorial Day – May 29th, 30th
July Holiday – July 3rd and 4th
Labor Day – September 4th, 5th



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HOURS

MONDAY: 9AM - 7PM
TUESDAY - FRIDAY: 9AM - 6PM
SATURDAY: 9AM - 1PM
SUNDAY: CLOSED

PHONE

304.379.6919

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GOLF CART RENTALS

4 Passenger (\$80/DAY) • 6 Passenger (\$110/DAY) • 8 Passenger (\$120/DAY)



Call 304-816-0109 to reserve your cart!

Annual Meeting Dates Set

The Territory Meeting will be on June 19th at 10:00 am at the Community Building.

This meeting is held annually in order that property owners may meet the POA Board of Directors and ask questions in an informal "town hall" type atmosphere get together. **No sign up is necessary and everyone is welcome to attend.**

ANNUAL PROPERTY OWNERS MEMBERSHIP MEETING

The Annual Meeting will be held in the Community Building on July 10th, at 10:00 am.

This is a formal meeting with the general membership and the Board of Directors. Presentations are made about the budget, maintenance work, elections to the Board, and other items on the agenda. This is a formal meeting where members must inform the Directors if they wish to speak. Letters will be mailed to all property owners with more information about this meeting later in the summer along with their proxy for elections.

Preston County Clean Indoor Air Regulation

The Preston County Health Department has adopted a 100% Smoke-Free regulation prohibiting smoking and the use of electronic smoking devices in all enclosed public places. This regulation includes comfort stations, offices, community building, Country Store, and territory buildings. Smoking is also prohibited where the general public assemble to engage in physical exercise, this would include the water park, mini-golf and all children's playgrounds. This regulation does not apply a private residence (your lot and camper). Please be considerate of our children and non-smoking campers.

Aleutian Territory 2021

SundayMay 30Poker Run6:00 - 8:00 pm
 SaturdayJune 5Bingo7:00 pm
 SaturdayJune 12Meeting4:00 pm
 SaturdayJune 12Poker Run4:00 - 6:00 pm
 SaturdayJune 19Kid's Bike Run2:00 pm
 SaturdayJune 19Bingo7:00 pm
 SaturdayJune 26Breakfast9:00 am
 SaturdayJune 26Ladies Craft6:00 pm
 FridayJuly 2Karaoke6:00 pm
 SaturdayJuly 10Kids Movie9:00 pm
 SaturdayJuly 17Meeting4:00 pm
 SaturdayJuly 17Poker Run6:00 - 8:00 pm
 SaturdayJuly 24Kid's Day1:00 pm
 SaturdayJuly 24Bingo7:00 pm
 SaturdayJuly 311/2 Chicken Roast 5:00 pm till Sold Out
 SaturdayAugust 14Kid's Candy Bar Bingo2:00 pm
 SaturdayAugust 14Family Movie9:00 pm
 SaturdayAugust 21Meeting4:00 pm
 SaturdayAugust 21Bingo7:00 pm
 SaturdaySeptember 4Poker Run6:00 - 8:00 pm
 SundaySeptember 5Karaoke6:00 pm
 SaturdaySeptember 18Meeting4:00 pm
 SaturdaySeptember 18Bingo7:00 pm
 SaturdaySeptember 25Trunk or Treat4:00 PM

KE & KL Territory 2021

**ALL ACTIVITIES HAVE BEEN CANCELLED
FOR THE MONTH OF MAY AND JUNE**

SaturdayJuly 3Bingo12:30 pm
 SaturdayJuly 3Poker Run4:00 - 6:00 pm
 SundayJuly 4Kids Bingo7:00 pm
 SaturdayJuly 10Kids Day (12 and under)Noon - 2:00 pm
 SaturdayJuly 10Late Night Bingo9:30 pm
 SaturdayJuly 17Meeting10:00 am
 SaturdayJuly 17Bingo12:30 pm
 SaturdayJuly 24Bingo12:30 pm
 SaturdayJuly 31Bingo12:30 pm
 SaturdayJuly 31Late Night Bingo9:30 pm
 SaturdayAug. 7Meeting10:00 am
 SaturdayAug. 7Late Night Bingo9:30 pm
 SaturdayAug. 14Bingo12:30 pm
 SaturdayAug. 14Poker Run4:00 - 6:00 pm
 SaturdayAug. 21Benefit Poker Run - Alzheimer Assc.
 Noon- 3:00 pm
 SaturdayAug. 21Late Night Bingo9:30 pm
 SaturdayAug. 28Bingo12:30 pm
 SaturdaySept. 4Bingo12:30 pm
 SaturdaySept. 4Late Night Bingo9:30 pm
 SundaySept. 5Gospel Sing / Covered Dish Dinner ..2:00 pm
 SaturdaySept. 11Meeting10:00 am
 SaturdaySept. 11Pumpkin Races12:30 pm
 SaturdaySept. 18Halloween Party-Trick or Treat/DJ4:00 pm
 Karaoke/Costume Contest
 Golf Cart Decoration Contest

AREA 31 GOLF CARTS



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724-423-5905
www.area31golfcarts.com

Bearfoot Springs Ticket Schedule

— DAILY RATE —

Adult Admission (48 inches and over) \$12.99

Child Admission (under 48 inches) \$7.99

— SEASON PASS —

Adult Admission (48 inches and over) \$79.99

Child Admission (under 48 inches) \$49.99

— SEVEN DAY WEEKLY PASS —

Adult Admission (48 inches and over) \$29.99

Child Admission (under 48 inches) \$19.99

** West Virginia sales tax not included*

DISH TV Must Be On Your Lot

Individual lot owners, who want satellite TV dishes installed for their personal use, must be sure the satellite dish is located within the boundary of their property. Any tree trimming for the dish must be limited to the owner's property/lot.

Sewage Tank Requirements

- Tank must be on concrete or off of ground for visual inspection.
- Tank and piping need to be properly valved and plumbed to prevent spills.
- Tank must be placed under camper.
- Valves need to be easily accessible.
- No sewage or grey water can be dumped on the ground.
- Valves must have a handle, be easily accessible, and be in good working condition.
- If using a tote tank, specific requirements must be met. Please ask for additional information and specifications.
- Volumes over 50 gallons or a 2nd connection will result in a higher pumping cost.

Property Owners continue to receive complimentary waterpark pass or the option to buy discounted passes.

The POA Board of Directors adopted a complimentary waterpark pass policy.

- **ONE** Bearfoot Springs season pass will be issued to property owners for each **capital improvement fee paid**.

- Property owners that pay more than one capital improvement fee will get a pass for each fee paid
- Passes are only good for a deeded owner of the lot (your name must be on the deed)
- Passes are not transferable (once issued you can not give to someone else)
- Owners must be current with all fees and have paid the current year's assessment.
- Complimentary passes have no cash value and can not be used for rain checks
- Complimentary passes will only be issued at the office (you **can not** get it at the waterpark as the staff does not have access to your account there)
- Owners must have photo ID to obtain the pass
- Complimentary passes are subject to the same rules as any other season pass
- **If you do not want to use your free pass, you have the option to buy four day passes for \$10 instead. This is a \$51.96 value for \$10! These passes expire at the end of the current summer season.**

Honey-dipper Service

Alyeska conveniently offers sewage pumping service for Big Bear property owners.

Pumping will begin on Tuesday and be completed by Friday. Payment must be received by close of business on Monday.

The first sewage pump of the season will be April 13. **The normal schedule will be every Tuesday through November 2nd. Weather permitting.** Please remember to add about 5 gallons of water and a deodorant to the tank before using. When checking to make sure your camper was pumped, please do not rely on the fill gauge in your camper. These are often very unreliable

The following options are available:

1. \$21.98 per pump for single pump
2. \$17.99 per pump, minimum 10 pumps per season paid in advance
3. \$16.99 per pump, minimum 20 pumps per season paid in advance
4. \$56.89 for pump and flush
5. Tanks which are greater than 50 gallons or have a second hook-up: additional \$12.50
6. \$56.89 Large Tank (250 gallons or more)

(Tax included)

Big Bear Subject to Contractor's Licensing Act

The West Virginia Contractor's Licensing Act clearly provides policy of the state of West Virginia stating, "It is hereby declared to be the policy of the state of West Virginia that all persons desiring to perform contracting in this state be duly licensed to ensure capable and skilled craftsmanship utilized in construction projects in the state, both public and private."

The Act defined "contractor" as, a person who in any capacity for compensation submits a bid to construct, alter, repair, or add to, subtract from, or improve any building, where the cost of the materials and labor are \$2,500.00 or more.

Based upon the plain reading of the Act, it is apparent that contractors hired by property owners to perform work at the Camplands are required to have a West Virginia Contractor's License so long as the amount of work is over \$2,500.00.

The question has been asked if the Big Bear Lake POA verifies that a person working on a property owner's lot is a licensed contractor. The Act only requires "incorporated municipality or other political subdivision" to obtain the information required by the West Virginia Code before issuing building permits. A private association created by deed covenants is not required. Moreover, it is the understanding that BBLPOA does not issue the building permits to the contractor who is performing the work: rather, the BBLPOA issues building permits to the owner of the individual lots. **It is the responsibility of the lot owner to make sure the person performing the work is a licensed contractor.**

Alaskan Village - 2021

Sunday	.....May 30	.....Night Glow Poker Run (No kitchen)	
			8:00 - 10:00 pm
Saturday	.....June 5	.....Flea Market / Kitchen Open	11:00 am - 2:00 pm
Saturday	.....June 12	.....Bake Sale / Kitchen Open	11:00 am - 2:00 pm
Saturday	.....June 19	.....Meeting	1:00 pm
Saturday	.....June 26	.....Kid's Candy Bar Bingo	7:00 - 8:00 pm
Saturday	.....July 3	.....Breakfast	8:00 - 11:00 am
Saturday	.....July 3	.....Poker Run	6:00 - 8:00 pm
Saturday	.....July 10	.....Flea Market / Kitchen Open	11:00 am-2:00 pm
Saturday	.....July 17	.....Christmas in July/Kitchen Open	9:00 am-2:00 pm
Saturday	.....July 17	.....Meeting	4:00 pm
Saturday	.....July 24	.....Hot Roast Beef Dinner	4:00 pm till sold out
Saturday	.....August 7	.....Flea Market / Kitchen Open	11:00 am - 2:00 pm
Saturday	.....August 7	.....Mardi Gras Poker Run/Kitchen Open	4:00-6:00 pm
Saturday	.....August 14	.....Kid's Carnival	1:00 - 4:00 pm
Saturday	.....August 21	.....Meeting - Nominations	1:00 pm
Saturday	.....Sept. 4	.....Poker Run / Kitchen Open	4:00 - 6:00 pm
Saturday	.....Sept. 11	.....Trunk or Treat	4:00 - 6:00 pm
Saturday	.....Sept. 18	.....Meeting - Elections	1:00 pm
Saturday	.....Sept. 25	.....Close up Work Party	11:00 am

Yukon/Prospect Territory

Saturday	.....May 29	.....Poker Run	8:00 - 10:00 pm
Saturday	.....June 5	.....Free Veterans Dinner	Noon - 2:00 pm
Saturday	.....June 5	.....Poker Run	8:00 - 10:00 pm
Saturday	.....June 12	.....Flea Market	10:00 am - 3:00 pm
Saturday	.....June 12	.....Poker Run	8:00 - 10:00 pm
Saturday	.....June 26	.....Funnel Cakes	2:00 - 4:00 pm
Saturday	.....June 26	.....Poker Run	8:00 - 10:00 pm
Saturday	.....July 3	.....Childrens Carnival	11:00 am - 4:00 pm
Saturday	.....July 3	.....Poker Run	8:00 - 10:00 pm
Saturday	.....July 10	.....Purse Auction	2:00 - 4:00 pm
Saturday	.....July 17	.....Chinese Auction	2:00 - 4:00 pm
Saturday	.....July 17	.....Free Poker Run	8:00 - 10:00 pm
Saturday	.....July 24	.....Social Hour	4:00 - 6:00 pm
Saturday	.....July 24	.....Poker Run	8:00 - 10:00 pm
Saturday	.....August 14	.....Flea Market	10:00 am - 3:00 pm
Saturday	.....August 14	.....Poker Run	8:00 - 10:00 pm
Saturday	.....August 21	.....Cold Cut Subs	Noon - 2:00 pm
Saturday	.....August 21	.....Poker Run	8:00 - 10:00 pm
Saturday	.....August 28	.....Deer Hunt	3:00 - 5:00 pm
Saturday	.....August 28	.....Poker Run	8:00 - 10:00 pm
Saturday	.....September 4	.....Poker Run	8:00 - 10:00 pm
Saturday	.....September 11	.....Poker Run	8:00 - 10:00 pm

Big Bear Territory 2021

Saturday	.....May 29	.....Breakfast	8:00 am
Saturday	.....June 5	.....Oldies	8:00 pm
Saturday	.....June 12	.....Poker Run/Funnel Cakes	6:00 - 8:00 pm
Saturday	.....June 19	.....Karaoke	8:00 pm
Saturday	.....June 26	.....Flea Market / Food	9:00 am - 1:00 pm
Saturday	.....July 3	.....Golf Cart Parade	1:00 pm
Saturday	.....July 10	.....Poker Run / Food	7:00 pm - 9:00 pm
Saturday	.....July 17	.....Meeting	6:00 pm
Saturday	.....July 17	.....Karaoke	8:00 pm
Saturday	.....July 24	.....Ice Cream Social	7:00 pm
Saturday	.....August 7	.....Poker Run / Food	6:00 - 8:00 pm
Saturday	.....August 14	.....Oldies	8:00 pm
Saturday	.....August 21	.....Flea Market / Bake Sale	9:00 am - 1:00 pm
Saturday	.....August 28	.....Karaoke	8:00 pm
Saturday	.....September 4	.....Breakfast	8:00 am
Sunday	.....September 5	.....Bonnie's Bus Benefit - Sign up at Noon	
		Poker Run / Food	2:00 pm - 4:00 pm
Saturday	.....September 11	.....Karaoke	8:00 pm
Saturday	.....September 18	.....Meeting / Brunch	11:00 am
Saturday	.....September 18	.....Poker Run / No Food	6:00 pm - 8:00 pm

Anchorage Territory 2021

Saturday	.....June 19	.....Poker Run	6:00 - 8:00 pm
Sunday	.....June 20	.....Territory Meeting	1:00 pm
Saturday	.....July 17	.....Benefit Poker Run "Toys For Tots"	4:00-6:00 pm
Saturday	.....July 24	.....Family Night	7:00 - 10:00 pm
Sunday	.....July 25	.....Territory Meeting	1:00 pm
Saturday	.....July 31	.....Tie Dye event	3:00 pm
Saturday	.....August 14	.....Poker Run	6:00 - 8:00 pm
Saturday	.....August 21	.....Chicken Roast	4:00 pm
Sunday	.....August 22	.....Territory Meeting	1:00 pm
Saturday	.....Sept. 18	.....Glow Night Poker Run	8:00 - 10:00 pm
Sunday	.....Sept. 19	.....Territory Meeting	1:00 pm

Tristate Tree Service

**TRIMMING • FELLING
DISPOSAL • REMOVALS
LANDSCAPING (TREE RELATED)
STUMP GRINDING
\$80 LOADS OF SPLIT HARDWOOD**

— 24 HOUR EMERGENCY SERVICE —

Certified (PA162542) and Insured.

**We hire experienced climbers and groundsmen,
making a job an affordable and fast turnaround.**

LOCALLY OWNED AND OPERATED

Call/Text 304-376-6700

**All payments accepted (Cash, Check, Major Cards)
Also optional payment plans**

Minor Curfew to take effect on June 1

Over the last several years the POA Board of Directors have debated the need for a minor curfew. This included input from owners, staff and security. At last year's open territory meeting the question was asked if a curfew was needed and should be implemented. Nearly every single person in attendance raised their hand in support of a curfew.

At the May 15, 2021 BOD meeting a resolution was passed, adopting a minor curfew as follows:

MINOR CURFEW

No minor (a person younger than 18 years of age) shall remain idle, wander, stroll, or play in any common area, including but not limited to roads and streets, either on foot or by vehicle, without a set destination in/about/or upon any public place in the Camplands between the hours of 11:00 PM and 7:00 AM unless accompanied by the parent, guardian, custodian or some other adult person having the legal care and custody of said minor.

• Exceptions may be made if a minor's employment, or other legitimate activities, make it necessary for them to be upon such common area, street, or in public places during the above specified hours.

PROCEDURES

Any patrol staff upon finding a minor in violation of curfew hereof shall ascertain the name and lot number of where said minor is staying, and warn the minor that he or she is in violation of curfew and shall direct the minor to proceed at once to his or her lot. The patrol staff shall report such action to the Chief of Security, who in turn, shall notify the parents, guardian or person having custody or control of such minor.

PENALTY

Any minor violating the provisions of this section shall be dealt with in accordance with the Code of Conduct under Trespassing. Any parent, guardian or other adult having the legal care and custody of a minor violating this section shall, after having been previously notified under subsection hereof, be fined in accordance with the Code of Conduct.

CODE OF CONDUCT ADOPTED APRIL 4, 2009

Trespass:

Any person who defies an order to leave an area, personally communicated to them by the owner, tenant, or agent of such owner or tenant, or if the offender opens any door, fence or gate, or causes any damage to property by such trespassing on said property, other than a structure or conveyance, shall be deemed a willful trespasser and shall be fined as follows:

1. **1st offense** – immediate restitution, together with a mandatory fine of \$150.00.
2. **2nd offense** – immediate restitution, together with a mandatory \$300.00 fine and a mandatory hearing before the Board of Directors of the Big Bear Lake Property Owner's Association wherein the Board may impose such additional sanctions which may include, but certainly not limited to, suspension of membership privileges and the use of the Big Bear Lake Camplands for such time as deemed appropriate by the Board, and any other sanctions as deemed appropriate by the Board.
3. **3rd offense** – immediate restitution, \$300.00 fine plus an immediate hearing before the board to consider expulsion from Camplands or prosecution by West Virginia state law.

This section shall not apply to the agent(s) or security personnel of the Camplands who shall at all times hereto be permitted to enter the lands of another within the Camplands to conduct business within the scope of the performance of the operations of the Camplands.

COVID Update:

STATEWIDE INDOOR FACE COVERING REQUIREMENT TO END ON WEST VIRGINIA DAY. West Virginia Governor Jim Justice announced that, after consulting with State medical experts regarding vaccination rates, the Statewide Indoor Face Covering Requirement will be lifted on the State's 158th birthday –also known as West Virginia Day – Sunday, June 20, 2021.

In addition, Governor Justice announced on Friday May 15, 2021 any person that is fully vaccinated is no longer required to wear a mask or required to social distance in the State of West Virginia.

Big Bear Lake Camplands has followed the Governor's Executive Orders though out the pandemic and will continue until all restrictions have been lifted. If you are fully vaccinated you are not required to wear a mask or social distance. You may gather in groups of fully vaccinated persons. If you are not vaccinated, we ask that you follow the Governor's Order and continue to wear a mask in public buildings and to social distance from any person not residing in your house-hold.

Any person that tests positive for COVID 19, weather vaccinated or not, should not come to Big Bear Lake Camplands.

WEB: Check us out on the Web and Facebook!

www.bigbearwv.com

FACEBOOK: Although many Face Book groups use the name of Big Bear Lake in their title, there are only three group pages monitored and administrated by the management and staff of this campland. Camper groups and territory groups are privately monitored by individuals not associated with management. Check with your territory rep to see if your area has a group.



The three official managed sites are:
Big Bear Lake Camplands
Big Bear Real Estate
Big Bear Lake Trail Center