

ACC Fire Pit and Campfire Guidelines (Approved by Board of Directors 4/12/2012)

The following guidelines shall apply to all fire pits and campfires:

1. All fire pits must be approved by the ACC. For these guidelines, chimney and outdoor fireplaces are considered the same as fire pits.
2. The fire pit must be enclosed on all sides and constructed of masonry, concrete, heavy gauge metal, or other noncombustible materials.
3. The fire pit must be located on a flat, level, noncombustible base and vertically clear of any overhead combustible materials such as eaves, tree branches, utility wires, etc.
4. A noncombustible spark arrestor, grill or mesh with openings no larger than ½ inch by ½ inch shall be used to cover the entire area of the fire pit.
5. A noncombustible spark arrestor, grill or mesh with openings no larger than ½ inch by ½ inch shall be used to cover the entire surface area of the chimney opening of an outdoor fireplace or chimney
6. The fire pit must be located no closer than 10 feet from any combustible building, shed, fence, tree, shrub, etc.
7. All fire pits must be installed and used per the manufacturer's instructions if available.
8. When in use, fire pits must be continuously supervised by an adult.
9. Fires are not allowed when the wind conditions exceed 20 miles per hour, when the forest service has a level of "very high" or "extreme" posted (posting is on F-41, just outside the front entrance), or there is a State burning ban issued. Fires are not allowed before 8:00 a.m. or after midnight.
10. Fire pits and campfires are not allowed in any General Commons area.
11. Only clean, dry wood, charcoal, or artificial logs (i.e. Duraflame ®) may be burned. Fire pits may not be utilized for the burning of substances including but not limited to; garbage, rubbish, debris, painted, stained, creosoted or treated wood, non-wooden material, packaging, containers, bottles, cans, rags, clothing, petroleum products, manure, human or animal excrement, pathological waste, tires, rubber or plastic, sewage, the whole or part of an animal carcass, straw, shrubbery, leaves, weeds, grass, roots, tree stumps, turf, vegetation, or any material that may result in the release of dense smoke or obnoxious odors.
12. A means of extinguishment such as a portable fire extinguisher, pail of water, sand, or garden hose hooked to a water supply shall be readily available at the campfire site. It is also advisable to have ready access to a shovel and/or rake.
13. All fires must be limited in size so that they are readily controllable. Any owner(s) having a campfire will be liable for any and all damage caused by the fire. If it is necessary to use the Forest Service, they can re-bill the owner any fire suppression costs.
14. All fires must be completely extinguished before leaving the site unsupervised. Completely extinguished means the fire should be cold to the touch.
15. Smoke from the campfire must not negatively impact neighboring properties with respect to their quiet enjoyment of their property.
16. The inclusion of these guidelines shall not change requirements of any other existing guidelines in the Master Deed, Condominium Bylaws, or Owners' Association Bylaws.