

PATCHOGUE PROPERTIES, INC.
East Patchogue, L.I., N.Y. 11772
LEST WE FORGET
September, 2022

Some years ago, the residents of Patchogue Shores adopted a set of Rules and Regulations based on common sense, courtesy and respect for the rights of others. It behooves us all to read them over again carefully and to abide by them.

*Respect the rights of others; a cooperative spirit makes for a better community.

*Patchogue Shores is zoned for residential purposes only. Business may not be conducted within the boundaries. The exceptions are the entrance lots and marina.

*Be careful walking, bicycling or driving. Set an example and watch out for children at play. Bicyclists must ride WITH traffic on the RIGHT SIDE of the road. Do not split when a car approaches, but ride behind each other and stay to the RIGHT. This is a New York State Law. Please make sure your children are familiar with this law and that they obey it.

*For your protection and safety of children, abide by the posted speed limits. The Stop signs in the Community are monitored by local Law Enforcement.

*Pedestrians must walk on the LEFT SIDE of the road FACING traffic. This is a New York State Law.

*When driving do not run over lawn edges. The lawn road edges are to be used for parking when visiting your neighbor. Due to the marked increase in traffic in the Shores, no parking on the main roads. (Park on grassy areas).

*Rocks are a hazard along the roads. If used, they should be at least 25 feet from the center of the road. Patchogue Properties, Inc. will remove and dispose of any obstruction which encroaches on these 25 feet, and further, will not be responsible for damages incurred if property owners do not comply with this regulation.

*Do not turn too short at corners, as it tends to destroy the road edges.

*Obey all signs –i.e. “No Swimming”, “No Trespassing”, “Tow-Away”, etc. All cars parked illegally will be towed away at the car owner’s expense.

*Garbage and refuse are collected on the days specified by Brookhaven Town. Currently, this is Tuesday and Friday. Please place garbage in can(s) with a tight-fitting cover or plastic bag(s) at the edge of the road.

*Newspapers and other recyclable materials are picked up on Wednesdays as specified on the Brookhaven Town website: <https://www.brookhavenny.gov/360/Curbside-Recycling>

*Please remove garbage cans from the curb, as soon as possible, after they have been emptied to allow for keeping the Shores looking neat and clean.

*An ordinance of the town of Brookhaven is quoted in part – Section 1; “No person shall leave outside of any building or dwelling for storage or otherwise any unlicensed motor vehicles, etc.”

*Section 19: “OWNER TO MAINTAIN PREMISES FREE OF LITTER”
The owner or person in control of any private property shall at all times maintain the premises free of litter. Provided, however, that this Section shall not prohibit the storage of litter in authorized private receptacles. Please pick up and dispose of “throw-aways” left on your lawn or driveway.

*Commercial Storage or Shipping Containers are not permitted in the community. Per the Town of Brookhaven, the minimum lot area for a commercial business storage container is 3 acres.

*Burning leaves or trash for disposal is illegal all year round in NY State.

*All guests must be accompanied by their host/hostess when going to the beach, beach area and around the Shores.

*For our furry friends, there is a dog run available adjacent to the Community Center parking lot. Once out of the dog run, pets must be leashed as this is a Brookhaven Town Ordinance. Additionally, dogs must be restricted to owner's property and not allowed to run loose throughout the community. Please do not allow your dog to bark incessantly and disrupt your neighbors.

*Parents or a responsible adult must accompany a child to the beach and stay with that child. Do not litter the beach. No alcoholic beverages on the beach at any time.

*The playground is for children 12 and under. An adult must accompany children and they must be supervised at all times. Please observe all the playground rules.

*We urge that if you rent your property that your tenants are familiar with these rules. Tenants are entitled to the privileges of the community only if they conform to the rules and regulations of the Shores. Any damage done to Patchogue Shores property by your tenant or guest is the homeowner's responsibility.

No short-term rentals of homes are allowed in Patchogue Shores. Short-term is deemed 30 days or under.

**This is Your Property
Take Pride in it and Help Maintain it Properly
Courtesy and Kindness go a Long Way**