



General Marina Rules & Terms of Agreement

1. **Summer season is from April 15th to October 15th.**
 - a. Space in the marina is assigned only after receipt of a completed agreement, evidence of insurance in force, copy of valid registration and a valid credit card on file. Assignments are made on a first come first served basis with preference given to our year-round customers (Summer & Winter).
 - b. Deposits for summer season customers must be received no later than October 15th or summer space may be reassigned. The remaining balance is due in two installments, December 1st and March 1st. If an unpaid balance is outstanding after March 1st summer space may be forfeited.
2. **Winter Storage Season is from October 15th to April 15th.**
 - a. Haul, Store & Work Agreements need to be returned by October 1st to schedule hauling and establishing your yard location for launching in the spring. There are a limited number of vessels that can be hauled each week and space is on a first come first serve basis.
 - b. Haul, Store & Work Agreements include the owner's request for the week of launching in the spring. An owner that does not request a launch week and/or return the agreement by October 1st may not receive the launch week of his/her choice. Each haul week is limited to no more than 25 boats per week on a first come first served basis.
 - c. Deposits for Hauling and winter storage must be received prior to the boat being hauled.
 - d. The remaining balance for winter storage is due upon completion of the haul.
 - e. Winterization and any additional winter work will be billed separately, unless you have opted for the TBM float plan, this will be included on your storage invoice.
3. **Year-round wet slip customers have preference over summer only customers** in requesting their slip of choice. Slips for summer only customers will be allocated slips only after all year-round customers slips have been decided.
4. **Seasonal space rental agreements are for one season only.** Boats not launched or removed from the Marina at the end of each season will be charged the seasonal storage rate for inactive boats.
5. **All owners agree to carry hull insurance** (minimum of fair market value of the vessel) and liability insurance (minimum limit of \$500,000). The vessel owner is responsible for and agrees to have Three Belles Marina as an additional insured on their vessel insurance policy.
 - a. Contact your insurance agent to have them send us a **Certificate of Liability** showing the above limits along with Three Belles Marina as an additional insured. They can fax/email us a copy (860)739-6544 or info@threebellesmarina.com.
 - b. Owner agrees that the Marina will not be liable for damages due to fire, storm, winds, ice, theft, Acts of God, outside labor, or the work of any independent contractor.
 - c. Each vessel and its owner will be responsible for any damage to other vessels and/or to marina property. Additionally, the owner agrees to hold harmless and indemnify Three Belles Marina for any claims of whatever nature, including negligence, which may be brought against Three Belles Marina as a result of the owner's vessel and/or its owner's presence in the yard, which relate in any manner to this agreement, including but not limited to guests brought on the premises by the owner.
6. **In the event of a NOAA named storm or hurricane** the owner is responsible for removing his/her vessel from the docks and moorings in Smith Cove at least 24 hours before the storm impacts Long Island and Eastern CT. The owner further agrees to either have Three Belles Marina haul and block and relaunch the boat from the yard at the owner's expense or to remove the vessel from Three Belles property. In the event that the owner's vessel is not removed from the dock or mooring prior to the named storm or hurricane the owner agrees to hold Three Belles Marina harmless and agrees to assume full responsibility for any damage done to Three Belles Marina property by the vessel as a result of the storm or hurricane and/or any charges resulting from having to attend to the vessel during the storm. Three Belles Marina does not guarantee that boats will be hauled prior to the impact of any storm. Any damage done to customers property as a result of hauling, relaunching or attending to boats during a named storm or hurricane is the responsibility of the customer and the customers insurance company.

7. **Length used in billing calculations is length overall (LOA)** and is measured from the tip of the bow or bow pulpit to the end of the stern, swim platform or outboard engine, whichever is longer. Vessels stored on trailers are measured from the tip of the trailer to the furthest point at the stern.
8. **Bills will be sent when the work is complete**, and payment is due upon receipt. When the balance of any account remains unpaid beyond 7 days, the owner agrees that all future work will be halted and will not resume until the account is paid in full.
 - a. A service fee of 1.5% per month will be added to balances 15 days past due and applied back to the date of the invoice. All bills must be paid in full before annual or seasonal contracts are accepted or space is reserved and prior to a vessel being hauled, launched, or taken away. It is the owner's responsibility to ensure that their account is kept current. All charges shall be a lien against the vessel and will continue to be deemed so until those obligations are paid in full. If a bill is not paid in full the vessel may be returned to Three Belles Marina and hauled at the vessel owner's expense.
 - b. The owner agrees that should they default on their obligations that Three Belles Marina shall be entitled to its reasonable cost of collection, including attorney's fees, plus interest at 18% per annum.
 - c. Checks returned by the bank will result in a \$30.00 processing charge.
9. **Three Belles Marina cares about protecting Smith Cove** and improving the quality of the environment where we live, work and play. We ask that you do everything you can to prevent contaminants from entering our waters or from being deposited on the grounds. Please assist us by respecting the following environmental policies:
 - a. Immediately notify our staff in the event of a fire, accident, or contaminant spills. Emergency response telephone numbers are posted in the Marina office.
 - b. Do not throw, discharge, deposit, or place refuse, sewage, or waste matter of any description into the waters of Smith Cove, nor discharge or deposit materials of any kind on the banks, docks, or walkways in any location where the same may be washed or accidentally deposited into the waters of Smith Cove.
 - c. Do not dump or discharge oil, spirits, chemicals, flammable liquids, or contaminated bilge water into the waters of the Marina or onto the Marina grounds. This also includes excessive unburned fuels and or petroleum products discharged by engine exhausts.
 - d. Oil or other liquids or other contaminants are not to be dumped into the dumpsters or trash barrels. Three Belles does not accept for disposal any waste fuels, waste oils, transmission fluids, or antifreeze of any kind from customers. All waste fluids are to be removed from Three Belles property by the customer.
 - e. **The use of jerry cans on the docks or in the yard to fill fuel tanks of any vessel is strictly prohibited.** Fuel can only be dispensed at the marina fuel dock from the marina fuel dispenser.
 - f. If you intend to sand and/or paint your own boat bottom with any antifouling paints or compounds, you MUST first get permission from the office. Use of tarpaulins, dustless sanders and all available means to contain any sanding residue, paint chips or chemicals are mandatory. All collected debris MUST be taken off marina property. **DO NOT DISPOSE OF SANDING DUST, PAINT RESIDUE, BRUSHES, ROLLERS OR CONTAINERS IN THE MARINA'S DUMPSTERS. THESE MATERIALS MUST BE REMOVED FROM THE MARINA PROPERTY.** If you have any questions, please contact our offices. The Marina strongly urges the use of ablative type water based antifouling paints.
 - g. No pressure washing is allowed at the Marina at any time. The EPA has strict rules regarding pressure washing that include the need to recapture the wastewater. Three Belles has a recapture pad near the lift well for this purpose.
 - h. Discharge of sewage, contaminated bilge water, solid refuse, or any other pollutants into the waters of the Marina or on land is strictly prohibited by law. **THE BOAT OWNER IS DIRECTLY RESPONSIBLE FOR THE COST OF CLEANUP RELATING TO ANY SUCH DISCHARGE.** All removed petroleum products, chemical residues, damaged or worn-out parts, or refuse resulting from the normal maintenance and repair of vessels must be disposed of in accordance with all existing local, state, and federal rules that govern such actions. If you have any questions, please inquire at the marina office.
 - i. All garbage and or refuse must be placed in the containers provided by the marina for that purpose.
 - j. We love pets as much as you do but we must insist that all animals are leashed, stay off the grass and that you clean up after your pet. There is a pet clean up stations located on the property for your convenience.

10. **Owners and immediate family may work on their boats.** Outside labor is prohibited unless authorized in advance by the Marina. A \$75/day facilities fee applies for each outside contractor. Authorized contractors must:
 - a. Sign in at the office daily and provide a description of work
 - b. Show valid insurance (workers comp + \$3M liability).
 - c. Maintain MSDS for hazardous materials and comply with Clean Marina/Three Belles environmental rules.
 - d. Work only Mon–Fri, 8am–4pm (no weekends/holidays).
 - e. Sign out daily and remove all waste/debris from the property.
 - f. **ABSOLUTELY NO** outside contractors allowed to shrink wrap boats.
11. **No work may be performed by boat owners or vessels plugged in on land after 4:00 pm** during the winter months (Nov – March) without the permission of the marina. Boats will be unplugged after hours.
12. **Screw jacks or blocking supporting vessels stored in the yard are not to be moved** or altered by a customer for any reason. No Ladders or any other material including boat covers are to be tied or chained to the screw jacks.
13. **It is understood and agreed by the vessel owner** that the Marina is not responsible for any damage to the owner's property or vessel while the boat is being moved by the Marina unless it is due to the Marina's negligence.
14. **Owner agrees that the Marina is not responsible** for any hull damage due to the normal operation of the marina lifts or degrading decals, striping, or name emblems due to washing, waxing or power washing.
15. **The display of any sign on/in the vessel which is in the Marina is prohibited** unless prior written permission has been received from the marina. For safety or security nobody should be on land-stored vessels after dark without the permission of the marina. Overnighting on a land-stored Vessel is strictly prohibited.
16. **Disorderly, disrespectful, or rude conduct by a customer or their guests that might offend or injure a person, cause damage to property or harm the reputation of the marina shall be cause for immediate removal of the customer and vessel from marina property.**
17. **The Marina may inspect all vessels** in the marina to determine their adherence to local and federal safety requirements.
18. **Hauling, launching or service/repair of vessels** will not be scheduled without a minimum deposit of 50%.
19. **Hauling & Storage:**
 - a. Any outstanding customer balance must be paid in full prior to Hauling.
 - b. Only shrink-wrap or custom fitted covers are to be used during winter storage. No tarps are allowed in the yard due to the severe damage they may cause during winter storms.
 - c. Owner agrees to leave keys or combination with the Three Belles Marina office.
 - d. To facilitate hauling and relaunching the location of vessels in the yard is strictly at the discretion of the Marina.
 - e. A proper working drain plug should be standard equipment on the owner's boat. Owners are responsible for checking that drain plug(s) are removed after the boat is hauled so that water does not accumulate in your boat. The Marina does not monitor boat interiors and will not be responsible for any damage that may result while the boat is in storage. Drain plug removal, interior monitoring and or the pumping of accumulated water is the sole responsibility of the owner.
 - f. **Owner agrees to empty holding tanks prior to asking TBM to winterize.**
 - g. Masts must be ready to step or unstep at hauling or launching time or an additional charge for time will be incurred by the owner.
 - h. Due to congestion of masts at hauling time, it is mandatory that the Marina remove and tie up mast gear when unstepping.
 - i. To prevent the possibility of fire, no electrical cords may be left plugged in during winter storage; no electric heaters or open flames are allowed for any reason. Fuel tanks must be full during storage to reduce fire hazard. Any fuel tanks that are not full will be topped off by the marina at the owner's expense.
 - j. The owner is required to keep the area around the vessel clean and free from any debris. No storage is permitted around or under the vessel. The yard may clean the area around or under the vessel at the owner's expense.
 - k. Access to trailers stored for the season requires 7 days' notice. \$100 Mid-Season Fee will apply.

20. **Launching & Summer Dockage:**

- a. Any outstanding customer balance must be paid in full prior to Launching.
- b. After launching, a vessel that does not have a summer contract with Three Belles Marina will be allowed dock space until the following weekend or three days whichever is greater. Thereafter the Transient rate per foot per day will be charged.
- c. Every attempt will be made to launch a vessel during the week requested by the owner. Vessels not ready for launch will be rescheduled at the discretion of the Marina and may incur an additional charge if the vessel needs to be moved in the yard.
- d. Pleasure boats only are admitted to the marina. Professional or charter vessels cannot enter the marina without the marina's permission.
- e. Trailers left in the yard after the spring launch will incur the summer seasonal storage/ handling charge.
- f. All slip changes must be approved in advance by the marina. Any requests to swap slips between Marina customers must be made in writing by both customers.
- g. The marina reserves the customary right to use or rent any vacant slip or mooring in the absence of the regular customer and seasonal rates are set with this privilege in mind. Please inform the marina office of overnight trips or when the slip is to be vacant for more than two consecutive days.
- h. Slips are not transferable. All slip rentals are to be paid in advance. No refunds will be made after April 1st. Refunds are subject to a 10% administrative fee. No subleasing of slips or transferring of vessels between slips or moorings is allowed without the permission of the marina. Should the customer sell the vessel all rights to the slip are forfeited.
- i. All vessels must be tied in slips or on moorings in a manner acceptable to the marina; or the marina may adequately tie up the vessel and assess the customer a service fee.
- j. Owners must furnish their own docking and/or mooring lines of sufficient size and strength to assure the safety of their vessel and to avoid damage to other vessels. The marina at its discretion will replace inadequate lines at the owner's expense.
- k. Vessels shall always be maintained in a seaworthy condition and shall not constitute a hazard or they shall be hauled and/ or removed from the marina at the owner's expense.
- l. generators, or air conditioners so as not to create a nuisance. Quiet hours are to be observed after 9:00 pm throughout the Marina.
- m. Dock water is to remain off at the spigot unless in use and attended by the boat owner. Back flow preventers are required by law and are not to be removed.

21. **Docks, bulkheads, pilings, and walkways must be always kept clear.**

- a. Steps, ladders, dock boxes and other boarding aids are not permitted.
- b. No rubber mats are allowed on the wooden docks as they promote rotting.
- c. Nothing is to be attached to the docks or to the pilings without specific permission from the Marina.

22. **Pool Use:**

- a. There is no lifeguard on duty at the pool. Swimming in the pool is strictly at your own risk.
- b. Pool use is restricted to summer dockage customers and their immediate family.
- c. Wristbands required by all members and their guests; pick up in office.
- d. Guests should be limited, and they must be always accompanied by the boat owner.
- e. Pool hours are 9:00 am to 8:00 pm on Friday, Saturday, and Sunday and from 9:00 am to 7:00 pm Monday – Thursday.
- f. Children under the age of 14 years must be accompanied by an adult.
- g. No diving in the pool.
- h. No glass, food or pets are allowed in the pool area.
- i. No Smoking is permitted in the pool area.
- j. Clean up after yourself when leaving

23. **Boat Ramp:**

- a. The boat ramp is for the exclusive use of our Dry Land Trailer customers.
- b. All others who wish to use the ramp are responsible for paying the appropriate ramp fees and should register with the office.

24. **Fish Cleaning Stations are provided as a service to our anglers.**

Please place all racks in a plastic bag(s) and dispose of them in the trash dumpster. Do not throw the racks in the water. Please hose down and clean the station after each use.

25. **Parking:**

- a. Parking is limited to two vehicles per customer.
- b. Parking passes are issued annually in the office. They must be visible at all times.
- c. Please respect drop off areas, they are for loading and unloading only and parking is limited to no more than 15 minutes.

26. Dinghy/Kayak Racks are available for a seasonal fee and are specifically assigned to each customer.

- a. No dinghies or kayaks are allowed at customer slips or on the service floats for an extended period.
- b. All dinghies and kayaks stored at the marina must be registered with the office and have a current TBM sticker visible on the transom or the hull.
- c. All dinghies must fit in and be placed upside down in the racks provided. No dinghies greater than 9' are allowed in the racks. Oversized dinghies on customers' trailers may be accommodated in the oversized area for a seasonal fee.
- d. The Marina provides a dinghy hauler for launching and hauling. Please use respectfully and return to the rack when finished.

26. Picnic areas and gas grills are provided for our customers. Please clean up after each use and report any equipment problems or propane bottles that need to be replaced to the office.

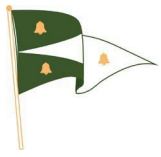
27. Lockers:

Summer and Year-Round lockers are available on a first come first serve basis and preference is given to current customers.

Please do not keep any food in the lockers.

Summer Lockers need to be cleaned, emptied and the keys returned by November 1st. If any items are left in the lockers after this date the owner will be charged \$70 for winter locker storage.

Signature: _____ **Date:** _____



2025-26 Winter Storage Contract



Owners Name _____ Boat Name _____
Alt. Contact _____ Year/Boat Name _____
Address _____ Model _____ ☐ Power ☐ Sail
City _____ Length Overall (LOA) _____
State _____ Zip _____ Beam _____ Mast _____
Cell _____ Registration# _____
Home _____ Work _____ Key Location _____
Email _____ Lock Combination _____

Deposits due October 15th. Please complete entire package and return to office

Requested Haul Week: There will be a maximum of 25 hauls per week. Get your request in early or you will be assigned a haul date

Sept 15 ☐ Sept 22 ☐ Sept 29 ☐ Oct 6 ☐ Oct 13 ☐ Oct 20 ☐ Oct 27 ☐

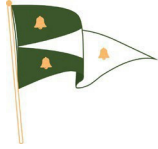
Requested Launch Week: Boats must be launched by the scheduled launch week or there will be a relocation charge.

Apr 13 ☐ Apr 20 ☐ Apr 27 ☐ May 4 ☐ May 11 ☐ May 18 ☐ May 25 ☐

Please Note: Haul/Launch Week slots are determined on a first come first serve basis. Each week is limited to no more than 25 vessels

WINTER STORAGE Includes haul, block, and spring launch. All vessels to be pressure washed by TBM at a rate \$5.50/FT

YARD STORAGE	☐ Vessels up to 23'	\$42/ft
	☐ Vessels 24' to 29'	\$54/ft
	☐ Vessels 30' and up	\$54/ft
VALET STORAGE	☐ Inside Valet	See rate sheet for pricing
	☐ Outside Valet	See rate sheet for pricing
	☐ Center Aisle	Quote
BOAT ON TRAILER	☐ Storage in Yard	\$36/ft
TRAILER STORAGE	☐ Winter	\$500/Season
	☐ Summer	\$500/Season
	☐ Year-Round	\$750/Year



2025-26 Winter Storage Contract

FLOAT PLAN

- ☐ **Add Float Plan:** A budget friendly, all inclusive, plan that provides our customers with reduced costs for winter and spring services that can be added to your monthly payment or paid in full on one simple invoice. Includes pressure washing and shrink wrapping in the fall, unwrapping, washing, and waxing the hull, applying a fresh coat of bottom paint and anti-fouling the running gear in the spring. Please see the rate sheet for pricing.

☐ TBM FLOAT PLAN	\$/ft
Up to 25'	\$72
26'-31'	\$75
32' and up	\$79

SAILBOAT MAST TBM requires all masts to be removed for land storage.

- ☐ Un-step mast, store, step and dockside tune \$29.00/ft **(Electric Hook up Extra)**

Shrink wrapping is to be done by TBM staff only, no outside contractors or customers are to shrink wrap on TBM property due to liability issues. No tarps are allowed for boat covers.

PAYMENT SCHEDULE FOR WINTER STORAGE CUSTOMERS

- 1) Deposit of \$500 (boats up to 25'), \$750 (boats 26 to 31'), or \$1000 (boats longer than 32') is due with signed agreement and before the boat is hauled or scheduled to be hauled.
- 2) Balance due upon completion of the haul.
- 3) 3) Additional winterization, repair, or spring commissioning services may be billed separately.

Late payments or checks returned for insufficient funds will be subject to an additional fee or finance charge.

By signing this agreement, I acknowledge that I have received, read, and agree to all the terms and conditions outlined in the "General Marina Rules & terms of Agreement". I understand that there are no refunds under this agreement. I also understand that I must always have a valid credit card on file with Three Belles Marina or no service can be provided, or work performed. Payment in full is due before the vessel will be released or upon invoicing. I agree to pay all service charges and collection fees on unpaid invoices should collection become necessary. I further authorize the use of my credit card to full pay any balance outstanding for more than 7 days. Verbal authorizations will not be accepted, and this agreement is not complete until this section is signed and returned to Three Belles Marina.

NOTE: Copy of current registration and declaration page of insurance policy required for all storage contracts.

Signature: _____

Date: _____



**Three Belles Marina
Shrink Wrap
2025**

SHRINK-WRAPPING:

Please make sure your vessel is ready to be shrink wrapped by your haul date.

Only Three Belles Marina personnel are permitted to shrink wrap on the premises for liability reasons.

Vents are included in the price; however, doors will be installed for an additional fee.

Personal items, canvas, and isinglass **MUST BE REMOVED** by the customer prior to shrink-wrapping. Outriggers can be removed by the customer or by Three Belles Marina (fee listed below). Three Belles Marina is **NOT** responsible for any damage to canvas or isinglass that has not been removed.

- | | |
|--|----------------|
| ☐ Boats up to 26' | \$29/FT |
| ☐ Boats 27'-34' | \$31/FT |
| ☐ Boats 35'-44' | \$34/FT |
| ☐ Vessels over 45'LOA | \$38/FT |
| ☐ Boats with Flybridge | \$5/FT add'l |
| ☐ Outrigger Removal | \$100 Per Hour |
| ☐ Access Door – PLACEMENT _____ | \$25 |

- ☐ **PAINTED HULL – NOT GELCOAT – Do not shrink wrap below the rail.**

ADDITIONAL SERVICE REQUESTED:

- ☐ **I DO NOT want my vessel shrink wrapped.**

Signature: _____

Date: _____



Three Belles Marina

Winterization
2025

Name: _____

OUTBOARDS: 4-Stroke Package Includes: Visual inspection of engines and systems. Run and check engine, flush with fresh water and non-toxic antifreeze, add stabilizer to fuel, fog engine (if applicable), grease all fittings, change gear lube, oil and filter replacement, fuel filter replacement, and remove, grease, and reinstall prop-shaft. Disconnect battery(ies).

***All Prices below are per engine. Parts, materials, and fluids are extra.**

☐ 2-10 HP	\$199.00
☐ 15-90 HP	\$284.00
☐ 115-300 HP	\$399.00
☐ V-8	\$475.00

OUTBOARDS: 2-Stroke Package Includes: Visual inspection of engines and systems. Run and check engine, flush with fresh water and non-toxic antifreeze, add stabilizer to fuel, fog engine (if applicable), grease all fittings, change gear lube, oil and filter replacement, fuel filter replacement, and remove, grease, and reinstall prop-shaft. Disconnect battery(ies).

***All Prices below are per engine. Parts, materials, and fluids are extra.**

☐ to 50 HP	\$167.00
☐ 55-100 HP	\$218.00
☐ 115 HP and over	\$270.00
☐ EFI, DFI	\$362.00

INBOARDS/ STERN-DRIVE ENGINE: Package Includes: oil and filter change, replace primary and secondary fuel filters, drain raw water-cooling system, add stabilizer to fuel and flush raw water-cooling system with non-toxic antifreeze, fog engine (when applicable), spray engine with corrosion inhibitor. Disconnect battery(ies).

***All Prices below are per engine. Parts, materials, and fluids are extra.**

☐ 4 Cylinder	\$299.00
☐ 6-8 Cylinder	\$372.00

DRIVE SERVICES:

☐ **Regular Drive Service:** Drain gear lube, pressure test and refill with gear lube. Remove prop, grease shaft and re-install prop. \$198.00 per drive

☐ **Comprehensive Drive Service:** Remove drive, service U-joints, inspect gimbal bearing, bellows, and alignment. Drain gear lube, pressure test, and refill. Remove prop, grease shaft, and re-install. Replace drive anodes as necessary. \$430.00 per drive



Three Belles Marina

Winterization
2025

DIESEL ENGINES: Includes flush with fresh water, **drain** and flush with non-toxic antifreeze. Change engine oil and filter and stabilize fuel. Disconnect battery(ies).

***All Prices below are per engine. Parts, materials, and fluids are extra.**

☐ 1 – 4 Cylinder	\$321
☐ 6 – 8 Cylinder	\$393

GENERATOR SERVICE: Includes Drain and flush with non-toxic antifreeze, change oil and filter.

☐ Winterize	\$274 + materials
☐ Change generator coolant	T&M
☐ Change raw water pump impeller	\$152 + materials

BATTERY SERVICES:

☐ Remove Battery(ies) – load test, and clean terminals (storage extra)	\$50 per battery
Battery installation is in Spring Commission Form and must be checked off.	# BATTERIES_____
☐ Battery Storage	\$50 per battery
NOTE: Includes periodic charging Does not guarantee battery condition	

WINTERIZE SYSTEMS: Please check each system you would like serviced.

☐ Winterize freshwater system	\$152 flat rate
☐ Winterize saltwater system	\$152 flat rate
☐ Winterize head (Salt Water)	\$152 flat rate
☐ Winterize holding tank: (ALL tanks must be empty prior to haul	\$152 flat rate
Winterize AC	\$152 flat rate

PROPS, RUNNING GEAR AND STRAINERS:

☐ Clean and apply anti-fouling paint to running gear	Single \$189/Twin \$367
☐ Balance Prop(s)	Quote
☐ Remove and Replace cutlass bearing(s)	T &M
☐ Repack stuffing box (es)	T &M
☐ Service seacocks and strainers	T &M
☐ Lubricate ball valves	T &M



Three Belles Marina

Winterization
2025

RECOMMENDED WINTER MAINTENANCE SERVICES: *Call our service dept to schedule OEM services at recommended time intervals.*

Outboard Price T&M	Inboard Price: T&M
☐ Replace water pump	☐ Replace water pump
☐ Thermostat and poppet valve	☐ Thermostat
☐ Fuel filters	☐ Fuel filters
☐ Inspect steering	☐ Change engine coolant
☐ Change spark plugs	☐ Replace belts
☐ Inspect throttle and shift linkages	☐ Change transmission oil

COMMENTS AND ADDITIONAL WORK TO BE PERFORMED:

☐ I REQUEST NO WINTERIZATION SERVICES AT THIS TIME

Customer signature _____

Date _____

By signing this agreement, I authorize Three Belles Marina to perform work on my vessel as indicated above and agree to pay for all authorized invoices prior to my vessel being launched I acknowledge that I have received, read, and agree to all the terms and conditions outlined in the "General Marina Rules & Terms of Agreement". I understand that there are no refunds under this agreement. I also understand that I must always have a valid credit card on file with Three Belles Marina or no service can be provided, or work performed. Payment in full is due before the vessel will be released or upon invoicing. I agree to pay all service charges and collection fees on unpaid invoices should collection become necessary. I further authorize the use of my credit card to full pay any balance outstanding for more than 7 days. Verbal authorizations will not be accepted, and this agreement is not complete until this section is signed and returned to Three Belles Marina.

Customer signature _____

Date _____



Three Belles Marina
Spring Commissioning
2026

Name: _____

Name of Vessel: _____

Launch Date: _____

Engine(s): _____

COMMISSIONING

Package includes A visual inspection of boat/motor, check running lights, and start and run engine to temperature. Check for overheating and good water flow, shifting, trim, and steering. Check all gauges for operation, check all bilge pumps, check fluid levels, and top off as necessary.

OUTBOARDS:

☐ Single Outboard \$199

☐ Twin Outboard \$263

INBOARD/STERNDRIVE:

☐

Single \$293 ☐ Twin \$339

INBOARD: (Includes inspection of stuffing boxes and transmission)

☐

Single \$300 ☐ Twin \$370

COMMISSION SYSTEMS & TECH SERVICES:

- | | |
|--|------------------|
| ☐ Install Battery(ies) (Check battery condition and clean terminals) | \$50 per battery |
| ☐ Engine Tune-Up | T&M per engine |
| ☐ Sea Trial | \$152 Flat Rate |
| ☐ Commission Generator | \$152 |
| ☐ Commission Fresh Water System: (Includes reconnect bypassed water heater) | T&M |
| ☐ Commission AC | \$152 |
| ☐ Commission Saltwater System | \$152 |
| ☐ Replace Engine and Drive Anodes | \$152 |
| ☐ Replace Outboard Gear Case Anodes | \$152 |
| ☐ Replace Hull and Running Gear Anodes | \$152 |
| ☐ Anti- Foul Stern Drive: (Required on all stern drives stored in water at TBM) | \$230 |
| ☐ Replace Drive Bellows (Recommended every 2-4 years) | T&M |
| ☐ Replace Water Pump Impeller and Thermostat Recommend every 2 years | \$330 |
| ☐ Adjust Belt Tension and Replace as Necessary | \$152 |
|
 | |
| ☐ Inspect and Replace Hoses and Clamps as Necessary | \$152 |
| ☐ Remove and Clean Strainers | \$152 |
| ☐ Check and Lube Seacocks | \$152 |
| ☐ Clean Coolers (heat exchanger, after cooler) | \$152 |
| Install Outboard (up to 25HP) | T&M |
| | \$152 |



Three Belles Marina
Spring Commissioning
2026

Name: _____

Name of Vessel: _____

RUNNING GEAR

- | | |
|--|-----|
| ☐ Adjust Stuffing Boxes | T&M |
| ☐ Repack Stuffing Box | T&M |
| ☐ Check/Replace Cutlass Bearing | T&M |

YARD SERVICES

BOTTOM WORK:

- | | |
|---|---------|
| ☐ Bottom Paint (add'l fees apply for new bottom paint) | \$37/ft |
| ☐ Raise Waterline | T&M |
| ☐ Prep and Paint Shafts and Props w/Anti-Fouling | T&M |
| ☐ Power Wash | \$5/ft |
| ☐ Acid Wash | \$8/ft |
| ☐ Sandblast Bottom | Quote |
| ☐ Prep and Paint Bare Gel-coat Bottom | Quote |
| ☐ Remove, Clean and Paint Intakes and Strainers w/Anti-Fouling | T&M |
| ☐ Remove and Replace External Zincs/Anodes | T&M |

WASHING AND WAXING:

- | | |
|--|----------|
| ☐ Wash and Wax Hull up to 26' | \$16/ft. |
| ☐ Wash and Wax Hull 27'-32 | \$17/ft. |
| ☐ Wash and Wax Hull 32 and up | \$19/ft. |
| ☐ Wash and Wax Topsides | Quote |
| ☐ Compound and Wax | Quote |
| ☐ Wash Topsides | \$11/ft. |



Three Belles Marina
Spring Commissioning
2026

Name: _____

Name of Vessel: _____

ADDITIONAL SERVICE REQUESTED:

☐ *I request no commissioning services and understand that I am responsible for the vessel being ready by the agreed upon launch date.*

Please Note: *Vessels not ready by the launch date requiring relocation will be charged accordingly.*

By signing this agreement, I acknowledge that I have received, read, and agree to all the terms and conditions outlined in the "General Marina Rules & terms of Agreement". I understand that there are no refunds under this agreement. I also understand that I must have a valid credit card on file with Three Belles Marina, or no service will be provided, or work performed. Payment in full is due before the vessel will be released or upon invoicing. I agree to pay all service charges and collection fees on unpaid invoices should collection become necessary. I further authorize the use of my credit card to full pay any balance outstanding for more than 7 days. Verbal authorizations will not be accepted, and this agreement is not complete until this section is signed and returned to Three Belles Marina.

Signature: _____ Date: _____

Three Belles, LLC
113 Oswegatchie Hills Rd.
Niantic, CT 06357



Phone (860) 739-6264
Fax (860) 739-6544
info@ThreeBellesMarina.com

CREDIT CARD AUTHORIZATION

A VALID CREDIT CARD IS REQUIRED TO SECURE ANY SERVICES OR TO REQUEST WORK FROM THREE BELLES MARINA. NO VESSEL WILL BE ALLOWED ON SITE OR WORK BEGUN WITHOUT A VALID CREDIT CARD ON FILE AT ALL TIMES

I UNDERSTAND THAT ALL INVOICES ARE DUE UPON RECEIPT AND THAT I AM SIGNING THIS FORM TO AUTHORIZE THREE BELLES MARINA TO AUTOMATICALLY CHARGE MY CREDIT CARD AS NECESSARY FOR ANY AND ALL BALANCES OUTSTANDING FOR MORE THAN 7 DAYS TO MY CREDIT CARD. I ALSO AGREE TO PAY ALL SERVICE CHARGES AND COLLECTION FEES ON UNPAID INVOICES SHOULD COLLECTION BECOME NECESSARY AND THAT OUTSTANDING BALANCES MAY ALSO BE SUBJECT TO FINANCE CHARGES.

Credit Card Information

Print Name (as it appears on your CC)

Credit Card Billing Address:

Street _____

City/Town _____ State _____ Zip _____

Card Number _____ Exp Date _____ CVA Code _____

Card Type



Date

Signature _____

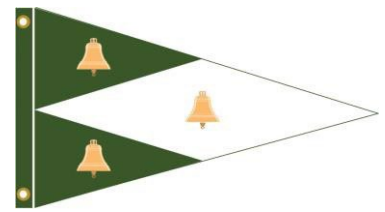
This form must be returned along with your signed service agreement. Service only customers are required to have a valid and complete form on file prior to the commencement of any work or before bringing your boat or equipment onto the marina property. Thank you.



113 Oswegatchie Hills Rd
Niantic, CT 06357
Phone 860 739-6264
Fax 860 739-6544

Slip and Storage Rates

2026-27



Location	Summer Only	Winter Only	Year Round	Year-Round Customer Payment Options		
				12 mo. payments by credit card	Pd in full cash/check by January 31st	
Floating Slips: all slip prices are based on per LOA (length overall)						
20' up to 23'	\$4,217	\$42/FT	FLAT RATE CALL FOR YEAR-ROUND PAYMENT PLANS			
24' up to 26'	\$5,346	\$54/FT				
Bulkhead	\$7,128	\$54/FT				
27' up to 29'	\$5,702	\$54/FT				
30' and up	\$190/FT	\$54/FT	\$244/FT	\$20.33/FT/Mo	\$237/FT	
Fixed Slips:						
26' up to 29'	\$164/FT	\$54/FT	\$218/FT	\$18.09/FT/Mo	\$211/FT	
30' and up	\$176/FT	\$54/FT	\$230/FT	\$19.17/FT/Mo	\$221/FT	
Inside Valet:						
Small Rack	\$3,267	\$1,485	\$4,252	\$354/Mo	\$4,052	
Medium Rack	\$3,564	\$1,782	\$4,846	\$404/Mo	\$4,596	
Large Rack	\$4,158	\$2,079	\$5,987	\$499/Mo	\$5,687	
Outside Valet:						
Medium Rack	\$2,970	\$1,037	\$3,832	\$318/Mo	\$3,632	
Large Rack	\$3,564	\$1,188	\$4,552	\$378/Mo	\$4,252	
Dryland Trailered						
20' up to 25'	\$1,900	\$36/FT	CUSTOMER TO LOAD AND UNLOAD TRAILER			
Smith Cove Mooring						
20' up to 23'	\$1,200 w/dinghy	\$42/FT	CALL FOR YEAR-ROUND RATES			
23' up to 29'		\$54/FT				
30' and up		\$54/FT				
Niantic River Mooring						
20' up to 23'	\$1,600 w/dinghy	\$42/FT	CALL FOR YEAR-ROUND RATES			
23' up to 29'		\$54/FT				
30' and up		\$54/FT				
TBM Float Plan						
Add to any contract	\$/ft.	Float Plan: Is an all-inclusive program that can be added to any year-round or winter storage contract and provides our customers with all the essential services at a single low price. Includes power washing the hull, shrink-wrapping the boat and unwrapping it in the spring, washing & waxing the hull and applying a new coat of bottom paint and antifouling the running gear. (This is up to a 10% discount off the ala cart of each service.)				
up to 25'	\$72					
26' up to 31'	\$75					
32' and up	\$79					
Miscellaneous Rates						
Jet Ski Float	\$1,620					
Trailer Storage/Season	\$500		Trailer Storage-Year-Round			\$750
Locker/Summer	\$150		Locker/Year-Round			\$200
Transient-Daily Rate/FT	\$4.50		Transient-Weekly/FT			\$16
Haul <u>OR</u> Launch/FT	\$7.50		Transient Mooring/FT/night			\$1.50
Laytime - vessel in the yard	\$27		Power Wash/FT			\$5.50
Sailboat Mast: Unstep, Storage, Step & Tune in Spring (\$29 Per FT of mast length) *Electronic Hook up Extra						
Labor Rates						
	Mechanical		Yard	Travel Lift/Forklift fees may be assessed for mid-season hauls and/or short hauls – relaunch. Add'l blocking fees may apply at Yard rates.		
Seasonal Customer	\$152/hr.		\$110/hr.			
Year-Round Customer	\$147/hr.		\$105/hr.			

Rates include Water, Electricity, Wi-Fi, Use of Pool, Gas Grills, Picnic Tables, Bathrooms and Showers

Environmental Fee (Added to all dockage/storage) \$60 summer/\$120 yr Season (Flat rate includes taxes and fees)

www.info@threebellesmarina.com

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