



Dear Alexandria Township Landowner:

Thank you for considering our request to allow a trail for horseback riding on your property. We believe that there are real benefits to owning a property that forms part of an equestrian trail, and have enclosed a New York Times article discussing these. However, we are aware that your major concern in granting this permission is that of liability. As you will see from the enclosed materials, the members working to expand the Alexandria Equestrian Association trail system are committed to making sure the trail system provides protection for everyone involved.

There are five primary forms of protection:

- **The New Jersey Landowners Liability Law.** This statute was intended to encourage landowners to make their land available for recreational activity (which expressly includes horseback riding) by limiting the liability they might otherwise be subject to under common law. Specifically, the statute provides, among other things, that (i) landowners are under no duty to keep their premises safe for entry by others for such activities, or to warn those persons of hazardous conditions on the land, and (ii) simply permitting entry for recreational use does not change the entrant's status to that of an "invitee". A copy of this statute is included in this package for your convenience.
- **The 1997 Equine Liability Immunity Act.** This statute provides that equine activities involve inherent risks that are impossible or impractical to eliminate and therefore concludes that participants and spectators are deemed to assume the inherent risks created by "equines, weather conditions, conditions of trails, riding rings, training tracks", fellow equestrians and all inherent conditions of such activities and provides for a complete bar to lawsuits arising from injury resulting from such activity except in certain specific and limited circumstances. A copy of this statute is included in this package for your convenience.

Please note that the information set forth above is provided only as a summary introduction to the New Jersey equine and landowners' liability laws in the context of this Landowner's Package. These summaries do not constitute legal advice.

- **Each member is required to produce evidence of a personal liability policy in the minimum amount of \$1 million covering rider and horse as a precondition to initial AEA membership or annual AEA membership renewal.**

- **Each member of the Association is required to sign a liability release on their annual AEA membership renewal form, pursuant to which members acknowledge the assumed risks involved in horseback riding and state that they release landowners of properties through which trails pass from any and all liability.**
- **The AEA holds a \$1 million insurance policy covering the AEA for general liability when bodily injury or property damage occurs as the result of an action or operation performed by the AEA during AEA sponsored events.**

We believe that the combination of these protections, together with our Rules of Conduct (also enclosed for your convenience), produce a firm basis of protection for all landowners involved. Significant portions of the equestrian trails in Alexandria Township run through our properties also, so we can assure you that we have worked carefully on these protections. Equally important is that the AEA members who will be riding on the trails are your neighbors. Further, your permission only grants AEA members access to those parts of your property that you specifically designate. Finally, we want to stress that your participation is completely voluntary and carries no legal commitment on your part. This makes it all the more important for us to keep you pleased with the arrangement.

Very truly yours,

Alexandria Equestrian Association
PO Box 75
Pittstown, NJ 08867