

Park Rules

Condition of the pitch.

1. For reasons of ventilation and safety you must keep the underneath of your home and not use it as storage space.
2. You must not erect fences or other means of enclosure unless they are no more than 1 mt high. The reason for this it is a site licence condition, and you have obtained our approval writing (which will not be unreasonably withheld or delayed.) You must position fences and other enclosure so as to comply with the parks site licence conditions and fire safety requirements.
3. You must not have external fires, including incinerators.
4. You must not keep explosive substances on the park.

Storage

5. You must not have more than 2 storage shed on the pitch. Where you the shed yourself the design, standard and size of the shed must be approved by us in writing (approval will not be withheld or delayed unreasonably.) You must position the shed so as to comply with the park's site licence and fire requirements. The foot print of the shed shall not exceed 8ft x 6ft.
6. You must not have any storage receptacle on the pitch other than the shed mentioned in rule 6 and any receptacle for the storage of domestic waste pending collection by the local authority.
7. You must ensure that any shed or other structure erected in the separation space between park homes is of non-combustible construction and positioned so as to comply with the park's site licence conditions and fire safety requirements. The separation space your park home is the space between your park home and any neighbouring home.

Refuse

8. You are responsible for the disposal of all household, recyclable and garden waste in approved containers through the local authority service. You must not overfill containers and must place them in approved position for the local authority collections.
9. You must not deposit any waste or rubbish other than in local authority approved containers on any part of the park (including any individual pitch.)

Business Activities

10. You must not use the park home, the pitch or the park (or any part of the park) for any business purpose.

Age of Occupants

11. No person under the age of 50 years may reside in a park home.

Noise and Nuisance

12. You must not use musical instruments, all forms of recorded music players, radios and similar appliances and as to cause nuisance to other occupiers, especially between the hours of 10.30pm and 8.00am.

Pets

13. You must not keep any pets or animals except the following:

Not more than 1 dog. (other than any of the breeds subject to the dangerous dogs act 1991 which are not permitted at all). You must keep any dog under control and must not permit it to frighten other users of the park. You must keep any dog on a leash not exceeding 1m in length and must not allow it to despoil the park.

Not more than 1 domestic cat. You must keep any cat under proper control and must not permit it to frighten other users of the park, or despoil the park.

Not more than 1 small bird which you must keep within the park home.

Note

The express terms of the home owner agreement contain an undertaking on the part of the homeowner not to allow anything which is or becomes a nuisance, inconvenience or disturbance to other occupiers at the park and this undertaking extends to the behaviour of pets and animals.

Note

These rules do not have retrospective effect. If the keeping of the pet complied with the previous rules, an occupier will not be treated as being in breach when these rules take effect. However, when the pet dies or leaves it can only be replaced if this would comply with these rules/

Water

14. Where water is not separately metered at the park home or not separately charged you must not use a hose pipe, except in case of fire.

15. You must protect all external water pipes from potential frost damage.

Vehicles and parking

You must drive all vehicles on the park carefully and within the displayed speed limit.

16. You must not park more than two vehicles on the park

17. You must not park on the roads or grass verges.

18. You must not park anywhere except in permitted parking spaces.

19. Other than delivering goods and services, you must not park or allow parking of commercial vehicles of any sort on the park, including: Light commercial or light goods vehicle as described in the vehicle taxation legislation and vehicle intended for domestic use but derived from adapted from such commercial vehicle.

20. You must hold a current driving license and be insured to drive any vehicle you drive on the park. You must also ensure that any vehicle you drive on the park is taxed in accordance with the requirements of law and is roadworthy condition.

21. Disused or unroadworthy vehicles must not be kept anywhere on the park. We reserve the right to remove any vehicle which is apparently abandoned.

22. You must not carry out the following works or repairs on the park.

(a) major vehicle repairs involving dismantling of parts of the engine

(b) works which involve the removal of oil or other fuels.

Weapons

23. You must not use or display guns, firearms and offensive weapons (including cross bows) on the park and you may only keep them in the home if you hold the appropriate licence and they are securely stored in accordance with that licence.

External Decoration

24. Home owners must maintain the outside of their park home in a clean and tidy condition. Where the exterior is repainted or recovered home owners must use reasonable endeavours not to depart from the original colour-scheme.