



Trailer Park Rules & Regulations

Trailer Park Use Regulations:

- One Utility Shed no larger than 8 X 8 will be permitted, if bigger, please inquire at office for specifications.
- Decks: 10 ft X length of trailer maximum
- Tents: 1 per trailer is allowed
- Trailers positioned according to management's discretion
- Picnic tables are not provided for seasonal sites
- Permission is needed before planting, building or setting up anything
- Anyone who damages trees, playground or any property of RB's Riverside Properties & Marina will be held responsible to pay for the damages
- Clothes lines are allowed if placed safely and removed in the fall
- Sites are rented to one family of two adults and unmarried, dependent children.
- No amplified music at anytime and no noise after 11:00pm
- Recreational vehicles, such as dirt bikes & ATV's are PROHIBITED from being driven on property
- No loitering or browsing in the large parking lot in the back of property (passed the gates). It is solely used for parking & storage.
- Tenants are responsible to cut their own grass and site must be kept cut and clean – lawnmowers are not provided.

Extra Fees:

- Extra fridge will incur an extra \$75/year fee
- Electric golf carts will incur an extra \$75/year fee for electrical charging

Campfires:

- Fire pits are not provided. Please inquire at office for fire pit placement on your site.
- Campfires must not exceed 3 feet in height and you should make sure with Management that there are no fire bans as you will be charged by MOE and RB's Riverside Properties for any fines.
- Fire wood is available at \$10.00 per wheel barrel

Parking:

- All vehicles to be parked in designated drive-way and **not on grass.**
- If you are unsure where to park your vehicle, please inquire at the office.
- No boats or utility trailers are to be parked on your trailer site and your site must not be used as storage.

Pets:

- Aggressive dogs are not allowed on the property
- Dogs are to be kept on leashes at all times and excessive barking will not be allowed
- All pets should be registered at the office
- All pet owners are responsible for their pet and POOP & SCOOP isn't optional. If we discover that this is a problem extra cleaning fees will be applied at \$20.00 per offense or management has the right to evict from trailer site.

Swimming Area & Docks:

- Parents/Guardians are responsible for the supervision of their children
- There are no designated swimming area at the moment. Please inquire at the office for more details. (We are still refurbishing docks and other areas, please be patient)
- No loitering or fishing off docks (unless you have rented it) - docks must be steered clear of foot traffic.

Garbage:

- All garbage must be contained in plastic bags and placed in the blue garbage bin behind the main garage/parking area. Please see office for your garbage bin key.
- \$5 fee will be charged for lost garbage bin key
- No garbage will be left outside overnight as bears; coyotes and raccoons will be attracted and cause problems.
- No furniture, paints or hazardous materials or big items will be allowed in the garbage bin.

Miscellaneous:

- Tenants are responsible for any lost or damaged articles. Management is not responsible for any theft, accidents or damage.
- Management reserves the right to evict any person without refund who is not cooperative with the park regulations or is disrespectful of others and management.
- Seasonal Sites must be paid in full by May 15, of that year's season.
- To hold your site for the following year and keep your trailer on premise, you must pay a deposit of \$400.00 by Thanksgiving weekend of the season. This will be deducted from your total fee in the spring.
- Persons not keeping their site for the following year must notify Management by Sept 15 and vacate site by October 15.
- Persons wishing to vacate in the spring will forfeit the deposit and must vacate site and remove all belongings from park by May 15.

Insurance:

- Management can require proof of Insurance on your trailer (PLPD, Fire) by the time your site is paid for the season.

If you have any doubts or questions about these regulations please don't ask your Neighbor.....ask at the Office! Please Drive Slowly!!!

Enjoy your Stay at RB's Riverside Properties & Marina!