



ROYALE PARKS LTD

ESTABLISHED 1984

## CROFT PARK

- 1 For reasons of ventilation and safety you must keep the underneath of your home clear and not use it as a storage space.
- 2 You must not erect fences or other means of enclosure unless you have obtained our written approval (which will not be unreasonably withheld). You must position fences and any other means of enclosure so as to comply with the park's site licence conditions and fire safety requirements.
- 3 You must not have external fires (burning of waste products), including incinerators.
- 4 You must not keep inflammable substances on the park or in garages (where applicable) except in quantities reasonable for domestic use.
- 5 You must not keep explosive substances on the park.
- 6 You must not have more than one storage shed on the pitch. Where you source the shed yourself the design, standard and size of the shed must be approved by us in writing (approval will not be withheld unreasonably). You must position the shed so as to comply with the park's site licence and fire safety requirements. The footprint of the shed shall not exceed (3.2m<sup>2</sup>).
- 7 You must not have any storage receptacle on the pitch other than the shed mentioned in rule 6. *STORAGE BOXES 2M X 1.5M X 1.5M acceptable*
- 8 You must ensure that any 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
- 9 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 the approved position for the local authority collections.
- 10 You must not deposit any waste or unroadworthy vehicles on any part of the park (including any individual pitch).
- 11 You must not use the park home, the pitch or the park (or any part of the park) for any business purpose, and you must not use the park home or the pitch for the storage of stock, plant, machinery or equipment used or last used for any business purpose. However you are at liberty to work individually from home by carrying out any office work of a type which does not create a nuisance to other occupiers and does not involve staff, other workers, customers or members of the public calling at the park home or the park.
- 12 No person under the age of 45 years may reside in a park home (with the exception of the park warden).
- 13 You must not use musical instruments, all forms of recorded music players, radios and other similar appliances and motor vehicles so as to cause a nuisance to other occupiers, especially between the hours of 10.30pm and 8.00am.



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- 14 You must not keep any pets or animals except the following: Not more than 2 dogs (other than any of the breeds subject to the Dangerous Dogs Act 1991). You must keep any dog under proper control and you must not permit it to frighten other users of the park. You must keep any dog on a leash not exceeding 1 metre in length and must not allow it to despoil the park. Not more than 2 domestic cats. You must keep any cat under proper control and must not permit it to frighten other users of the park, or to despoil the park. Not more than 1 budgerigar which you must keep within the park home.
- 15 Nothing in rule 14 of these Park Rules prevents you from keeping an assistance dog if this is required to support your disability and Assistance Dogs UK or any successor body has issued you with an Identification Book or other appropriate evidence.
- 16 You must not use fire hoses, fire extinguishers or fire points in any way other than for the purpose of fighting a fire.
- 17 You must only use fire hoses in case of fire, fire points must not be interfered with at any time.
- 18 You must protect all external water pipes from potential frost damage.
- 19 You must not have access to vacant pitches and must not disturb building materials and plant.
- 20 You must drive all vehicles on the park carefully and within the displayed speed limit.
- 21 You must not park more than 2 vehicles on the park.
- 22 You must not park on footpaths, grass verges or obstruct entry to residents driveways.
- 23 You must not park anywhere except in permitted parking spaces within the Park.
- 24 Your allocated parking space(s) must not be used to park commercial vehicles of any sort, including light commercial or light goods vehicles with the exception of commercial vehicles operated by the Park Owner and Park Warden.
- 25 Storage of motorhomes, boats and trailers is not permitted on the park.
- 26 You must hold a current driving licence and be insured to drive any vehicle 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 in a roadworthy condition.
- 27 Disused or unroadworthy vehicles must not be kept anywhere on the park. We reserve the right to remove any vehicle which is apparently abandoned.
- 28 You must not carry out the following works or repairs on the park: (a) major vehicle repairs involving dismantling of part(s) of the engine (b) works which involve the removal of oil or other fuels.
- 29 You must not use guns, firearms and offensive weapons (including crossbows) on the park and you must only keep them if you hold an appropriate licence.
- 30 Homeowners must maintain the outside of their park home in a clean and tidy condition. Where the exterior is repainted or recovered homeowners must use reasonable endeavours not to depart from the original exterior colour-scheme. No bright colours, pastel shades only please.



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- 31 Any alterations to your plot must be approved by the Park owner prior to commencement of works. To obtain approval from the Park owner a "Works to Plot" application form must be completed in full and submitted to the Park office.
- 32 Occupiers will be held responsible for the conduct of their visitors to the Park, children/grandchildren shall not be permitted to play on or around any public building, car parks, roads, neighbouring property or entrance to the park.
- 33 Greenhouses must not exceed 3.3m<sup>2</sup> and written permission must be sought from the Park Owner via a "Works to Plot" form prior to erection.
- 34 The occupier must not permit any matter to enter WC's, gullies or drains which is likely to cause blockage or damage to the Park drainage infrastructure.
- 35 The management will on police advice uphold a strict "Zero Tolerance" policy with regard to violence or abuse of any kind. Person's participating in such behaviour may render themselves liable to vacate the park!