

Broadbeck Holiday Park

Park Rules

These park rules are in place for the good management of Broadbeck Holiday Park and the benefit of all who use it. These rules form part of the Licence Agreement this is the contract between us for your occupation of a pitch on the park. They should be read alongside your Licence Agreement.

The park rules do not affect anything to which you are entitled under the terms of your Licence Agreement.

The expression 'you'/'your' means the Caravan owner and/or occupier. The expression 'we'/'us'/'our' refers to the park owners. Please make sure that anyone using the Caravan is aware of the park rules.

The rules set out below are the park rules referred to in your Licence Agreement. You are reminded that breach of these rules is a breach of your Licence Agreement and could result in termination of the Licence Agreement.

1. Safety

- 1a You should use the park safely and not cause damage to others.
- 1b You must obey all health and safety notices displayed on the park and act on the reasonable instructions of the park staff in all matters relating to health and safety.

2. Security

- 2a You are solely responsible for securing the caravan.
- 2b You may only use alarms of the silent, monitored type and not audible alarms.

3. Permitted number of occupiers

- 3a Your caravan may not be used for sleeping a number of persons greater than the 'maximum sleeping capacity' stipulated in your Licence Agreement. If no number is stipulated then it must not be used for sleeping a number of persons greater than the number for which it was designed.

4. Visitors to the Caravan

- 4a Only people lawfully staying with your permission have permission to enter the park.
- 4b Your visitors must leave the park by 11pm.
- 4c It is your responsibility to ensure that your visitors and all occupiers of your Caravan adhere to park rules.

5. Ejection on grounds of behaviour

- 5a In the event of persistent or serious misconduct by you, a member of your family, your occupiers, visitors or guests, we will follow any relevant notice procedures in the Licence Agreement. We do not have to follow any formal procedure to eject other visitors.

6. Condition of Caravan

- 6a You must not change the colour of the exterior of the Caravan without obtaining our prior consent in writing

7. Your Pitch

- 7a You are responsible for the cleanliness of the Caravan pitch.
- 7b You are responsible for keeping the area round the Caravan clean and tidy.

8. End of Season

- 8a It is your responsibility to drain down and prepare the Caravan for the winter season and when not in use.
- 8b You must ensure all gas, electricity and water connections are switched off during the winter months when not in use.
- 8c During the closed season we recommend that the curtains of your Caravan are drawn back and all items of value removed.

9. Utilities installations

- 9a If you experience any problem with the parks electrical, gas or water system, you should contact us. You must not attempt to work on any part of the parks, electrical, gas or water system yourself, this includes any installations on the pitch.
- 9b Switch off gas and electric when not in use.

10. Drainage system

- 10a You must not introduce any foreign items into the drainage system, including cleaning cloths, babies nappies, baby wipes, sanitary towels, condoms, cooking fat, engine oil, greases or paint.

11. Tents

- 11a You must not erect tents on the park without prior permission.

12. Enclosure of pitches

- 12a We do not permit the erection of fences or any means of enclosure of a Caravan pitch.

13. Trees and Shrubs

- 13a You must not cut any trees or hedges at the park, If you find any tree or hedge a nuisance or unsatisfactory you should take the matter up with us, do not deal with it yourself.
- 13b You must not plant any tree or shrub.

14. Digging

- 14a You must not dig any hole at the park.

15. Washing

- 15a You may only use the washing lines the window sill type and must remove them and store them out of sight immediately after use.

16. Refuse

- 16a You must not deposit refuse outside your Caravan. You should use the refuse bins provided.
- 16b Recycling point are available on the park and you should use these facilities where appropriate.
- 16c Any large items to be removed from the park and disposed of correctly.
- 16d If you need to use medical equipment which results in medical waste you must take these items off site for disposal.

17. Vehicles

- 17a You must insure all vehicles you use on the park as for use on the public road.
- 17b You must not keep disused or un-roadworthy vehicles anywhere on the park. We reserve the right to remove any vehicle which is apparently abandoned and will charge for the removal accordingly.
- 17c Motor vehicle repairs must not be carried out at the park but a recognised breakdown service may attend in the event of a breakdown.
- 17d Quad bikes, trial bikes and powered scooters are not permitted on the park.
- 17e You must not wash cars with hosepipes.
- 17f No Vans or Commercial Vehicles are permitted on the park without prior written permission.

18. Driving

- 18a We permit cars onto the park for the purposes of access to the Caravan only. Accordingly, save to the extent that you may need to do so because of a disability you must not drive cars round the park for other purposes such as visiting other locations on the park.
- 18b Driving on the park is restricted to park roads.
- 18c You must drive all vehicles on the park carefully and within the displayed speed limit of 5mph.
- 18d You must hold a full current driving licence to drive any vehicle on the park.
- 18e You are not permitted to give anyone driving lessons at the park and we do not permit learner drivers to drive on the park.

19. Parking

- 19a You must not park anywhere except in the permitted parking spaces.
- 19b You may not park more than 1 car at the Caravan.
- 19c You must not park on the grass or roadsides.

20. Behaviour

- 20a You should respect the privacy of other Caravan owners and keep noise to a minimum between the hours of 11pm and 8am with absolute quiet.
- 20b You must keep away from vacant pitches.
- 20c Barbeques are permitted but must be raised off the ground so as to avoid damaging the grass and must be finished by 11pm.
- 20d You may only consume alcoholic drinks within the boundaries of your pitch.
- 20e You must not use a drone, powered model aircraft or any other powered flying object in the park.
- 20f You must not use any Chinese lanterns, fireworks or similar.
- 20g You may not ride bicycles, scooters or similar so as to cause a nuisance or undue noise.
- 20h The Country Code must be followed at all times.
- 20i You must not carry out any trade or businesses from the park.
- 20j You must not keep or carry any firearms or any other weapons at the Caravan or on the park.
- 20k You must not keep or use any unlawful drugs at the Caravan or on the park.
- 20l You must not permit anyone who is to your knowledge on the violent and sex offender register or subject to a risk of sexual harm order or a child abduction warning notice (or any registered order or notice succeeding these) to use or visit the park.

21. Pets

- 21a You must tell us before you visit the park if you plan to bring any pet or animal and answer any reasonable questions about them and their suitability for our park environment. If we are not satisfied that the pet or animal is suitable for our park environment, we may tell you that you cannot bring them. This is because we cannot allow the safety of others to be put at risk.
- 21b Any pet or animal you bring must be supervised by and under the control of you, or of a responsible adult in your party, at all times. This means you may not leave any pet or animal under the supervision of any person under the age of 18. These rules apply even if the pet or animal knows the park well and you believe them to be well-behaved
- 21c If you do not supervise and control any pet or animal, we are likely to ask you to remove it from the park straightaway. This is because we cannot allow the safety of others to be put at risk.
- 21d If you see another pet or animal anywhere on the park which does not appear to be supervised by and under the control of a responsible adult, or whose behaviour gives a cause for concern please tell us straightaway.
- 21e You must keep any dog on a short lead at all times on the park and it must be walked by someone 18 years and older.
- 21f You must clean up if your dog defecates on the park.
- 21g Your Licence Agreement contains undertakings not to cause any nuisance, undue noise or disturbance. These extend to the behaviour of pets and animals.
- 21h Nothing in these park rules prevents you from bringing an assistance dog to the park 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.

22. Recreations

- 22a You may not fly kites on the park.
- 22b You may not use drones, powered model aircraft or any other powered flying objects on the park.
- 22c You may not use skateboards, roller-skates, rollerblades or micro scooters on the park.

23. Mail

- 23a You may not use the park address for deliveries.

24. Fire Precautions

- 24a You may not use any hoses for any improper purpose such as washing cars or caravans.
- 24b You must ensure that all occupants of your Caravan are familiar with the location of the Fire Points and the contents of the Fire Notices displayed at each point.
- 24c You must not store fuels or combustible materials other than LPG containers in the park.

GUIDANCE

The guidance below does not contain any new licence conditions or Park Rules. We use it to highlight some practical points about spending time on our park and to remind you of some of the important conditions and rules in a less formal way.

- The Licence Agreement requires you to insure the Caravan and its contents. Please remember that you must keep this insurance in place during the closed season as well.
- The Licence Agreement requires you to comply with the Site Licence. A copy of the current Site Licence is always available from the office. Please note that the Site Licence may be updated from time to time.
- The Licence Agreement says that you need our permission for any building works. Please note the following:-
 - If you wish to add any external structure to the Caravan such as veranda or balcony, we ask that you send us plans of what is proposed. If we give our permission, it will remain your responsibility to ensure that the work would not breach any term of the Site Licence and that your unit will still be a Caravan in the eyes of the law and in particular be physically capable of being moved by road from one place to another (whether by being towed or by being transported on a motor vehicle or trailer). We will not withhold consent unreasonably.
 - Slabs and paving count as building works and so require our prior written permission.
 - Satellite dishes count as TV aerials and are a potential nuisance to your neighbours. They also require our prior written permission. If we grant permission, we will expect installation on your Caravan rather than on the ground.
 - The Licence Agreement requires you to give us written notice of any work to be carried out by external contractors.
 - The Licence Agreement sets out our behaviour standards and they are important. You are responsible for your behaviour and that of your family, visitors and contractors whilst on the park. We recommend that you supervise your children at all times.

THE MANAGEMENT RESERVE THE RIGHT TO EVICT ANY PERSONS (TOGETHER WITH ALL MEMBERS OF THEIR PARTY) FROM THE PARK IN BREACH OF THESE SITE RULES, OR WHO BEHAVE IN SUCH A MANNER TO CAUSE OFFENCE TO EITHER OTHER VISITORS OR STAFF MEMBERS WITH NO REFUND OF FEES PAID.

THE PARK RESERVES THE RIGHT TO CHANGE OR MODIFY THESE RULES AT ANY TIME WITHOUT GIVING PRIOR NOTICE.

Site Rules for Broadbeck Holiday Park, Knayton YO7 4AL

I confirm that I have read and understand and agree to the Site Rules

Signed.....

Print.....

Date.....