



WINDMILL RV RANCH PARK

RULES AND RESTRICTIONS

The following rules and restrictions shall apply to all RV Sites within Windmill RV Ranch Park (the "RV Park"). Any violation of the rules and regulations shall constitute a violation of RV Park User's RV Site Service Agreement and may subject the violator to removal from the RV Park.

Rent and payment for electricity are due and payable as per the terms of your Site Service Agreement. You will be charged a \$25.00 late fee plus \$10.00 per day past the due date if the total amount is not received in the office by the due date (NO PARTIAL PAYMENTS).

1. Returned checks—in addition to a \$25.00 handling fee, the late fee described above will be charged until full payment is received in cash, cashier's check, or money order. Future rent payments after an N.S.F. payment shall be in the form of CASHIER'S CHECK, MONEY ORDER OR CASH ONLY.
2. RV Park Users must be reasonably quiet between the hours of 10 PM and 8 AM. Please be quiet and considerate of your neighbors. OPERATION OF GENERATORS IS PROHIBITED.
3. Check-out time is before 11 AM and check-in time is no earlier than 1 PM. A \$10.00 per hour charge will be assessed for every hour after the 11 AM checkout time. Extensions are due by 10 AM and all fees are due in advance.
4. The number of persons occupying the recreational vehicle shall not exceed two (2) adults. A penalty of \$100.00 per person will be enforced and computed from the effective date of your Site Service Agreement if this rule is violated. All guests must register with the RV Park Manager.
5. RV Park Users must keep their RV Site neat and clean and leave it in the same condition in which it was delivered upon termination of the Site Service Agreement. No alterations to any RV Site may be made without the prior written consent of the RV Park Manager.
6. Loud, obnoxious, disorderly, boisterous, or unlawful conduct or conduct that disturbs or threatens the rights, comfort, or convenience of others in or near the RV Park is prohibited.
7. Violence or the threat of violence is prohibited.
8. Display, discharge or possession of a gun, knife or other weapon in any way that may alarm others is prohibited.
9. The possession, sale or manufacture of illegal drugs or drug paraphernalia in the RV Park is prohibited.
10. The operation of a business in the RV Park which entails visits to an RV by customers or delivery persons, or which otherwise increases traffic in the RV Park is prohibited.
11. The storage of hazardous materials in the RV Park is prohibited.
12. The speed limit in the RV Park is 10 mph.
13. Parking on the grass or in unassigned parking spaces in the RV Park is prohibited.
14. Vehicle repairs are prohibited within the RV Park; provided that, minor maintenance of an RV Park User's own vehicle, such as changing light bulbs or oil will be permitted.
15. Trimming of trees and plants in the RV Park is prohibited. Tying anything to trees in the RV Park is likewise prohibited.
16. RV Sites must be kept free of litter, including cigarette butts.
17. Fires in the RV Park are restricted to Manager Approved cooking grills, self-contained fire pits on legs with cover, or propane fire pits only.
18. RV's and vehicles may not be washed in the RV Park unless a written Wash Permit is first obtained from the RV Park Manager. Professional RV washing services are permitted.
19. The flying or use of drones or any unmanned aircraft is prohibited within the RV Park.
20. Restroom and shower facilities must be kept in a neat and clean condition at all times. All breaches of this rule shall be reported to the RV Park Manager immediately.
21. Wasteful discharge of water in the RV Park is prohibited.
22. Clotheslines are prohibited within the RV Park.
23. All RV's must have a sewer hose "donut" or "L" connector.
24. Anyone granted a car pass must display same in a readily visible manner at all times. Gate entry cards or codes shall not be granted to anyone who is not registered as a user of the RV Park. Trash shall not be left out overnight as animals may get into it. An on site dumpster shall be available for RV Park Users to dispose of trash.
25. Rugs are prohibited in any grassy area.
26. Jack pads are required under all jacks.
27. All RV's must be 10 years old, or newer, unless approved in writing by the RV Park Manager.
28. Fireworks are prohibited within the RV Park.
29. Windmill RV Ranch Park is not responsible for accident, injury, or loss of property.
30. 48-hour cancellation policy, no exceptions.
31. Discharge of gray water or sewage outside of dedicated sewer facilities is prohibited.
32. Display of political flags and/or yard signs is prohibited.
33. Quiet time is from 10pm to 8am.