

Crouch Park Rules

The following rules of occupation are for the good management of the park and the benefit of all who use them. These rules are Express terms of the agreement, by which you occupy your pitch in accordance with the current mobile Homes Act.

The rules have not been compiled to place unnecessary restrictions on residents, but rather to ensure that they may live peacefully and safely in unspoiled surroundings. As park home residents live in closer proximity with other residents than house dwellers, certain rules have been compiled for the residents interests, others for safety reasons some to preserve the Community and others necessary to preserve the visual amenities of the park. We are sure that, provided the rules are accepted in the right spirit, our park will continue to be a harmonious safe community.

1. Only Mobile Homes of proprietary manufacture which conform to definitions contained in the Caravan Sites & Control of Development act 1960, the Caravan Act 1968 and the Mobile Homes Act 1983 are accepted.
2. Mobile Homes must be kept in a sound & clean condition: decoration and external colour must be maintained. Wheels must not be removed, nor may the Mobile Home be re-positioned. No external alterations to the Mobile Home or pitch is permitted without prior approval & written consent from the Park Owner.
3. The Park Warden/Manager are employed for the well being & smooth running of the Park & should only be contacted in office hours.
4. All fixtures & fittings within the Mobile Home are the occupiers' responsibility.
5. Occupiers are responsible for ensuring that both gas & electrical installations & appliances comply at all times with the requirements of the institution of electrical engineers and/or the appropriate authorities.
6. Occupiers are responsible for all electrical cable from the electrical meter to the Mobile Home.
7. Occupiers are responsible for the insulation of all pipes inclement weather
8. The Occupier is responsible for the condition of the pitch, which must be kept clean & tidy at all times, the Occupier must also keep the area underneath of the home clear.
9. The Occupier is responsible for all water pipes from the stopcock to the Mobile Home.
10. Private gardens where permitted, must be kept neat & tidy, planting of trees, shrubs is subject to the owner's prior approval. Musical instruments, radios, other appliances and motor vehicles must not be used to cause nuisance to others, especially between the hours of 10.30pm & 8.30 am.
11. Washing lines are to be reasonably screen from public view. (rotary lines only)
12. It is forbidden to carry offensive weapons, or other objects likely to cause offence on the park & interfere with or disturb any floral or fauna on the park.
13. No new residents may move onto the park with pets. No poultry or other animals allowed to be kept on the Park. Dogs must be kept on a lead at all times whilst on the Park, and must not be allowed to foul the Park.

14. Everyone using the Park is required to comply with the regulations of the Site License and any other statutory authority.
15. Access is not permitted to vacant pitches, Building materials or other plant must be left undisturbed.
16. No commercial enterprise or business activities may take place on the Park.
17. The Occupiers are responsible that all the household refuse is deposited in approved containers which must not be over filled
18. The Occupiers are responsible for the satisfactory disposal of all garden refuse, No bonfires are permitted.
19. No children are allowed to occupy the Mobile Home as a permanent residence.
20. Children must not play on the roads, No ball games are allowed within the confines of the Park.
21. All vehicles must be driven carefully on the Park, not exceeding the 10mph speed limit. Vehicles must be kept to authorised parking spaces & the roads, which must not be obstructed. Vehicles must be taxed & insured as required by law & the driver must hold a current driving license & insurance, disused vehicles must be removed from the Park. No commercial vehicles are to be parked on the park.
22. No vehicle repairs are to be carried out upon the Park.
23. Goods & Property of the Occupier (including the Mobile Home & any motor vehicles) are allowed to remain on the owners land at the Occupiers risk & no responsibility for damage or loss or any injury suffered by the occupier, his Family or visitors will be accepted by the Park Owner.
24. No occupier shall do or suffer or permit to be done anywhere on the park any act or thing which may be or become a nuisance, annoyance or inconvenience to, or cause damage to any property belonging to, the Owner or any resident of the Park or any neighboring or a joining property and the occupier shall not use or permit the Mobile Home to be used for any illegal or immoral use.
25. The Owner, it's Agents or servants have a right to enter on any pitch or carry out essential work on the giving of reasonable notice provided that in the case of emergency no notice need be given.
26. No Touring Caravans, Boats, Trailers etc are to be parked anywhere upon the Park.
27. No porches, extensions, sheds, fences or any structure shall be erected without the written consent of the Park Owner.
28. Any works or repairs to, or re-furbishment of any Mobile Home upon the Park must be undertaken by a competent, qualified contractor, who must have in place an appropriate policy of public liability insurance. The occupier must obtain prior written approval from the Park Owner before undertaking any such works, repairs or refurbishment.
29. No person under 50 years of age is allowed to purchase or reside upon the Park.