



# Rules and Regulations

## General Rules

1. **The park has one season to offer.** It opens for the Friday of Mother's Day weekend and closes on Thanksgiving weekend (2<sup>nd</sup> Monday of October).
2. **During off-season,** the park is closed with no water, sewer, electricity, road clearing, or other services and only pre-authorized, limited access to the site will be permitted. You must contact management for arrangements **before** travelling to the park.
3. At the season's opening or before the start of the rental period, any **trailer owners** entering the park must stop at the front office to sign a mandatory acknowledgement of our rules and regulations. Additionally, **seasonal site holders** must mandatory complete and sign for acknowledgement a license of occupation.
4. Campers are responsible for **pre-registering any guests or visitors** at the front office prior to their arrival. Pre-registration must include the guest's first and last name, license plate number, and the number of guests. In the case of unplanned or drop-in visits, guests are still required to sign in at the front office upon arrival.
5. **Quiet time** is from 11 PM to 8 AM on weekdays and from 12 AM to 9 AM on weekends and statutory holidays. Please have consideration for your neighbours. Excessive drinking or profane language will not be tolerated. Please keep music moderately low at all times.
6. Campfires are allowed in the pits provided or on your lot in an approved outdoor fireplace. Firewood can be purchased from the park's convenience store. Please refrain from burning pressure-treated wood and any household garbage, as the smoke is considered toxic.
7. Due to local bylaws, fireworks are not permitted anywhere at any time within the park.
8. Guns and any type of weapons are not allowed in the park. Those that duck/goose hunt must request permission **prior** to arriving at the park for those purposes.
9. Beer or any glass bottles must be in a cover when off your site.
10. Drugs or any other illegal substances are not allowed in the park – Except for cannabis.
11. The speed limit throughout the park is 10 Km/h. There are many young children playing. Please be careful and do not speed. Be aware of the dust created by your vehicle.
12. Young children must be supervised at all times.
13. Children 12 and under must wear life jackets when on the docks and must be accompanied by someone over the age of 16 who is directly responsible for them.

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14. Children riding bicycles must be cautious of their speed. Bikes are to be ridden on paths and roads only. Stay off the lake front, empty fields, empty sites and other people's site. Do not ride bikes on docks. Cycling is not permitted after dark. **Helmets are mandatory.**
15. Please respect other people's privacy. Do not cut through lots or behind other people's trailer. Use the roads and pathways.
16. Do not park on empty trailer sites unless you have obtained permission. Please note that we may ultimately rescind that permission to fill the site.
17. Please do not climb, cut or deface trees or shrubs. Ask management about removing branches, etc.
18. Except for emergencies, we do not deliver messages immediately. Should someone leave a message, we will deliver it when we see you.
19. Management reserves the right to evict anyone not abiding by the rules. One warning will be issued. If the problems persist, the person or people responsible will be asked to leave the property. **Park fees are non-refundable.**
20. Fisherman's Paradise Resort will not be held responsible for any accidents or injuries, however caused, while you and your visitors are on the premises of Fisherman's Paradise Resort. You are responsible for you and your family's safety. If you see something that needs our attention, please notify us.
21. All persons operating a motorized vehicle within Fisherman's Paradise Resort must hold **a valid driver's license**. Proof of license may be requested by management at any time. Anyone found operating a motorized vehicle without a valid license will be asked to cease operation immediately and may be subject to removal from the park.
22. All guests are expected to wear appropriate attire while in common areas of the park. Pajamas and sleepwear are permitted on your own deck only and should not be worn past **11:00 AM**. We ask that all guests be mindful of their appearance out of respect for fellow campers and the overall atmosphere of Fisherman's Paradise Resort.
23. **All requests for services or work from management must be submitted through the front office. Requests will be prioritized and addressed in the order they are received.**

## Reservations

24. **Full payment for the seasonal lot is due May 1<sup>st</sup>** . Trailer owners are responsible for the entire lot fee once the season has started. No trailer shall be removed from the property until the lot fees have been paid in full. Late fees of **5% per month** will apply to *all* outstanding accounts after May 31<sup>st</sup>.
25. A deposit of \$600 is due **prior to September 1<sup>st</sup>**, a second deposit of \$600 is due **prior to October 1<sup>st</sup>** and a third deposit of \$600 is due **prior to March 1<sup>st</sup>** on every site to hold your lot for the following season. This deposit is non-refundable. **No exceptions. Late fees of \$50 per month** will apply to *all* outstanding accounts after Thanksgiving.



26. Any camper **not returning** for the following season must vacate their lot no later than **October 1st** of the current year.
27. Due to the high cost of service fees, trailer site fees cannot be paid with a credit card. We accept cash, e-Transfer or cheque.
28. People wanting to put tents up on their site must have permission from management to do so and will be limited to a predetermined time limit. A daily visitor fee will apply.
29. **Subletting of sites or trailers is not permitted.**

## Visitors and Guests

30. Your site is rented exclusively to you, your spouse, your children, and grandchildren under the age of 18. All others—including adult children, grandchildren over 18, other family members, and friends—are considered visitors. As the trailer owner, you are responsible for ensuring that all visitors are pre-registered and that any applicable guest fees are paid.
31. **Trailer owner must be present** when they have visitor in their trailer. If the owner is not present, a **\$45 visitors fee per night** will be charged and must be paid at the office immediately.
32. Trailer owners may purchase a seasonal guest pass (2 people or 4 people) which allows visitors to enter the park at no charge. Seasonal guest pass is non-transferrable. Please advise the management if you are expecting day or overnight visitors.
33. All visitors to the campground must purchase a daily pass or overnight pass and their vehicles must be parked in the additional vehicle parking areas. The daily pass is valid from 9 AM to 6 PM. A visitor will need to purchase an overnight pass if they wish to stay after 6PM.
34. **No visitors are allowed to enter the campground or park after 10 PM and before 7 AM.** Day visitors must leave the campground by 6 PM.

## Pets

35. A maximum of two (2) dogs is permitted per trailer.
36. **All pets must be on a leash at all times.** Owners are responsible and must clean up after them.
37. Please keep dogs and cats off the pool area.
38. Do not leave your dog unattended in your trailer if they continuously bark.
39. Children are the priority in our community. We ask that all pet owners be patient and respectful of our little ones, even if they wander onto your lot.
40. Any dog displaying signs of aggression towards other campers, children, or animals will be required to leave the park immediately.



## Park Facilities and Waste Management

41. We are only responsible for disposing household garbage, which must be bagged in clear garbage bags. Garbage will be picked up every Sunday between 5 and 7 PM at the front of each site. **Only one bag is allowed per site with a maximum weight of 35 lbs.** All additional bags will be charged \$3 each. You must dispose of any other type of refuse (tires, furniture, lumber, junk, etc.) at the city dump. If this is not possible, speak to management to make other arrangements.
- Only items that can be recycled are to be left in the blue bins at the recycling area (brown shed by the pool). All items must be able to fit inside the bins. Please properly sort your recycling. **All containers must be rinsed prior to disposal.**
  - All cardboard should be brought to the designated location at the back of the park.
  - All leaves should be placed in brown lawn/leaf bags. Some can be found in the recycling room.
  - When cleaning your fire pit, place the boxed contents in the designated area at the back of the park.
  - When upgrading to a newer trailer, the disposal of all contents from your old unit is your responsibility. Please see management for disposal of all these items, which will be at your cost (dishes, furniture, bedding, shed contents, etc.).
  - No garbage from outside Fisherman's Paradise Resort is permitted, including garbage from municipalities that charge for disposal.
42. **Please do not dump anything at the back of the park without prior permission from the office.** Anyone found dumping garbage will be asked to leave the park.
43. **Pump-outs are performed weekly on Mondays and Tuesdays. Any pump-out requested on a weekend or statutory holiday will be subject to an automatic charge of \$35.** If you will not be using your trailer for an extended period, please notify management so we can avoid unnecessary service calls. Any additional pump-outs outside of the regular schedule will also be subject to a \$35 fee.
44. Due to the limitations on water availability
- **Do not use or install any clothesline or washing machines** in trailers.
  - **Do not water your lawn** with water from the park's distribution system. A barrel to collect rainwater is the best solution for watering grass, flowers and plants.
  - **Do not use a pressure washer on** weekends and Statutory Holidays. If you need to clean your trailer, please use it during the week or speak to management to make other arrangements.
45. Children 15 and under must be accompanied by someone over the age of 16, who is directly responsible for them, while at the Recreation Hall.
46. Lights must be turned off, doors must be locked, bathroom must be cleaned, and garbage bins emptied by **anyone** when closing the Recreation Hall for the night.

## Pool Guidelines

47. In accordance with Ministry of Health regulations, food, smoking, running, glass, and alcohol are strictly prohibited in the pool area.
48. Only proper bathing attire is permitted.



49. Please remove shoes upon entering the pool area and have proper footwear for the pool area (poolside sandals or flip-flops).
50. Rafts or inner tubes are not allowed in the pool. However, pool noodles and water wings for children are perfectly acceptable.
51. Please respect others using the pool. Rough plays or splash type of entries are not permitted.
52. Please respect all pool equipment. Do not sit on the solar blanket or play with the pool cleaning equipment and/or life saving equipment.
53. Children 12 and under must be accompanied by someone over the age of 16 who is directly responsible for them. Swimming alone is not permitted.
54. **The pool area does not have a Lifeguard present.** While we will provide and maintain lifesaving equipment, it is the responsibility of all parents to ensure proper supervision of younger children (see note above). We strongly advise that any individuals over the legal limit of alcohol refrain from entering the pool for their own safety.
55. The pool is reserved for adult swimming every day and weekends from 7 PM to 9 PM.
56. Park washrooms are to be used as a secondary facility, not the primary.
57. Do not leave any razors or other paraphernalia in the showers because they can be dangerous for the next person.
58. The management and staff of Fisherman's Paradise Resort are not responsible for any mishap or injury resulting from the use of these facilities.
59. Please take all garbage with you when leaving the pool area. Let's work together to keep our pool area clean and enjoyable for everyone.

## Campsites and Trailers

60. Lots must be kept neat, clean and free of debris at all times. A **\$50 fee** will be charged as well as any associated costs (mileage, dump fees, etc.) if a site requires debris removal. Please remove any unsightly clutter (building materials, skids, furniture, etc.) that is around or under your trailer or shed. Woodpiles shall be small and neatly kept. Please inform us if you intend to be absent for an extended period and make arrangements for your site upkeep.
61. **No building is allowed except for decks** - Management **must** pre-approve plans. New add-a-rooms are not permitted.
62. **Storage sheds must be vinyl only (no aluminum or sheet metal). Only one shed per site is allowed and must be kept in good condition.** Maximum shed size is 8X10' and will be deducted from the total square footing of your deck.

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63. All trailers and decks **must** be skirted. Privacy lattice or vinyl skirting may be used. It makes it so much nicer for your neighbours to look at and improves the overall look of the park.
64. All boats that do not have a rented space and any empty trailers must be moved and parked to a designated location at all times. Boats and empty trailers are not permitted to be parked on the lots.
65. All boats and trailers that do not have a designated dock rental will be charged a fee of **\$300** per season for storage.
66. All utility trailers must be registered with the office and are subject to a seasonal storage fee of **\$300**. A daily storage rate of **\$15** is also available for temporary needs.
67. All campsites must have one designated parking spot on their lot. Contact the office for additional parking.
68. TV towers are not permitted. A small (19-20 inch) omnidirectional antenna may be attached via a stock retail mounting kit to the exterior of your trailer. Satellite service is another option.
69. The park has an exclusive service agreement with RuralLynx for internet services. No other internet providers are permitted within the park.
70. As safety is a number one priority, all trailers must be equipped with working **smoke alarms and fire extinguishers**. No unlicensed/uninsured person is allowed to work on propane systems. Each trailer owner **must** ensure their unit for fire and liability and show proof of the policy at the start of each season.
71. **Septic System:** Proper use of the septic system is mandatory. Do not dispose of diapers, sanitary products, cigarette butts, or cooking grease in toilets or drains. Only single-ply toilet paper may be used. If your trailer has a holding tank, appropriate chemicals must be used to break down solids—deodorizing-only chemicals are not permitted. Ensure all visitors are aware of these requirements.

As with any septic system, backups can occur. We strongly suggest that the black and grey water valves should be closed before leaving the park to help prevent backflow.

Fisherman's Paradise Resort is not responsible for any damages caused by sewage backup, as we cannot control individual usage. Management maintains the system to the best of its ability, but it is your responsibility to use it properly. Please report any issues to the office immediately. If you need assistance or advice on septic use or valve installation, visit the office.

72. All trailers coming into the park must have a holding tank.
73. **Only 20 lbs and 30 lbs propane tanks are allowed** on trailers – 100 lbs propane tanks are not permitted.
74. Any trailer coming into the park can be **no more than 10 years old**, must be in good condition and have a holding tank. Everyone must keep their trailer and lot in good repair. It doesn't take much effort to wash the trailer and keep things neat. At our discretion, we may suggest to some owners that they seriously consider upgrading their trailer.
75. There are some old trailers in the park and should the current owners decide to leave or upgrade, we will require that the trailer be removed, rather than sold or given away.



## Boat Launch and Docks

76. Boat docking is done at your own risk and only at the public boat launch area. Boat launch from the park area is not permitted.
77. Docks are privately leased and not to be used without permission. Do not attach anything to the docks before speaking with management. There is to be no lending of docks to visitors. Guests with a watercraft must be assigned to a dock by the office. Docking fees will apply.
78. **Docks are closed from 10 PM to 5 AM.**

## Trailer Sales

79. All trailer sales must go through management. A **6% commission** will be charged. Management **must** approve all purchasers of trailers before the unit is sold.
  - The management will need to know the date and selling price.
  - As per TSSA laws, any trailers sold in the park must have a complete propane inspection done on the trailer prior to selling. This inspection is to be paid for by the seller of the trailer.

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## **Acknowledgement of Fisherman's Paradise Resort Rules and Regulations**

I understand that this document contains information regarding Fisherman's Paradise Resort's rules, regulations and benefits which affect me as a customer. I acknowledge that I have read and understood Fisherman's Paradise Resort's policies. I further understand that Fisherman's Paradise Resort may revise, supplement or rescind any policies, procedures or benefits described in this document, with or without notice

\_\_\_\_\_  
**Name of Camper 1 (print)**

\_\_\_\_\_  
**Signature of Camper 1**

\_\_\_\_\_  
**Date**

\_\_\_\_\_  
**Name of Camper 2 (print)**

\_\_\_\_\_  
**Signature of Camper 2**

\_\_\_\_\_  
**Date**