

# Ocean View Resort Campground

## *Policies & Rules*

*subject to change without notice*

**“A” Frames** “A” frames may be removed if they are stored under the front of the trailer ready for use.

**Abandoned Equipment** Trailers, tent trailers, boats, boat trailers, and all other personal property left on-site or in storage for a time period over thirty days without site and/or applicable storage fees being paid will be considered abandoned and disposed of at the expense of the site renter (or owner if different).

**Alcoholic Beverages** Alcoholic beverages are prohibited in all public areas. Please keep your beverages at your campsite.

**Aluminum Panel Dining Shelters** A permit may be requested from the campground for an octagonal shaped self-supporting aluminum framed and screened dining shelter not over 12 ft. in diameter provided no other screened enclosure is attached to a recreational vehicle on the site. Manufacturers specifications and literature must be provided.

**Appliances** Refrigerators, iceboxes, stoves and other appliances are prohibited to be used or situated outside of any camping equipment. The maximum size of an extra refrigerator or freezer to be kept only in the trailer or inside a screen enclosure is 6 cu. ft. Mechanical clothes washers and/or dryers are not permitted.

### **Awnings & Enclosures**

All awnings, platforms, and enclosures require a campground permit except as noted below. Ask for a permit application at the office. Two awnings that are exempt from permit are listed below. A platform to go under an enclosure requires a campground permit in addition to a township construction permit in certain cases. For platform requirements, refer to section "Platforms"

*Exempt from permit requirement:*

- A standard recreational vehicle roll up canvas/vinyl awning not more than 8 ft. in width and 25 ft. in length with or without a soft, fiberglass net enclosure hung from the awning of foldable material.
- A standard recreational vehicle canvas awning, commonly called “Stake Frame”, not over 8 ft. in width and 25 ft. in length supported by metal tubing with or without a fiberglass net enclosure hanging from the awning of foldable material.
- A wood or aluminum screen door with its frame may be added to the above two net enclosures.

**A permit must be obtained for any awning that does not conform to the above specifications.**

An aluminum or vinyl awning or enclosure may be erected if it meets with campground management approval in addition to meeting Local & State requirements.

### **Construction Requirements for Awnings and Enclosures of Aluminum, Vinyl, and Glass**

**A permit must be obtained before an installation is started.** A permit application must be submitted to office to be filled out. There is no fee for the campground permit. There is a fee for the township construction permit payable to Dennis Township. Awnings and enclosures may not exceed 80% of the size of the trailer square footage. Awnings and enclosures must be attached to a trailer and placed on the normal entry side of the trailer only, not on the front, rear, or tip-out side and cannot extend beyond the front or rear of the trailer body. Any awning over 8' wide requires a campground permit. We do not permit an awning or enclosure over 10ft. in width. An aluminum enclosure cannot be installed on a trailer over 15 years old.

The campground management will make the decision on whether or not the permit will be issued using the following criteria:

- (1) Safety, including structural strength as guaranteed by the manufacturer’s warranty and liability statements.
- (2) Esthetics - the finished appearance
- (3) Awning size in relation to trailer size.
- (4) Campsite size and relationship to adjoining sites.

No wood framing or wooden panel structures of any kind may be used in the erection of an awning or an enclosure. Wood cannot be used to support an awning or its screening material. All support parts must be metallic tubing not over 1 in. diameter. No corrugated fiberglass, corrugated aluminum, or corrugated steel panels can be used in the construction of an awning or an enclosure. No changes in the structure, color, size, etc. can be made from those stated on the permit without first getting a new permit. All awnings, dining flies or shelters of any kind must be of canvas or non-metallic screening.

Ocean View Trailer Sales has agreed with the Durabuilt Awning Manufacturing Co. and various other manufacturers to be a dealer for their products. Ocean View Trailer Sales has the exclusive right to sell Durabuilt Awning products and those of any other manufacturers that they represent to seasonal campers installed at your campsite. Ocean View Trailer Sales also sells and installs wood platforms.

Any florida rooms, enclosures, hard roof systems, or hard sided screen rooms are to be manufactured by Dura-Built or other manufactures represented only by Ocean View Trailer Sales and purchased through Ocean View Trailer Sales. Enclosures cannot have partitions making separate rooms. No permanent sleeping quarters can be built. Aluminum or vinyl awnings and enclosures must be capable of being disassembled and moved. Local authorities may require a demonstration of the ability to do so. Permanent electrical wiring must be done with a township and campground permit and installed by a licensed electrician.

**Bicycles** Must have a headlight & taillight if used after dusk. Riders under 17 must wear helmet. Please lock your bikes. Bicycles must be parked in an upright position or in a bike rack and cannot be parked on motor vehicle pavement. Bicycles cannot be parked in front of the office, pool gate, store, or snack bar except on bike rack. Improperly parked bicycles will be moved to a secure area. There is a \$10 service charge for this service. On a second offense, the loss of the privilege of riding a bike in the campground will be imposed on the rider. Any rideable child’s vehicle or toy that is very low to the ground, such as a big wheel, is not permitted on any paved surfaces, the shoulder of paved surfaces, or areas otherwise traveled by vehicles.

**Boats/PWC** Boats, personal watercraft (PWC) and boat trailers **must** be parked in designated storage area assigned by office. Boats or PWC cannot be washed or motors flushed on campground property. See also **Storage Areas**.

**Boundaries** The area of a campsite for equipment is the cleared bare ground usually light brown in color. This equipment area is approximately 24 feet in width. The depth of this area depends on the rating for the site (available from the office). The rating includes a 20 foot deep area for a vehicle. Between each site is a buffer area. This area is not to be used by anyone. These buffer areas are extremely important to the survival of our vegetation. Clearing leaves and brush from these areas will cause poor water drainage into the ground. (see "**Raking**") This will eventually hurt the trees and cause campsite flooding. There is a \$500 fine (see "**Trees**") for damaging or clearing the buffer areas. Perimeter campsites can use no more than 20' behind their trailers.

**Buses** Buses are prohibited and cannot be used to transport camping families to the campground.

**Campfires** Adult campers are responsible for the supervision and safety of their campfires and any damages and/or injuries they may cause. Campfires shall be maintained only in the fire rings provided and shall be used in such a manner that they will not create a hazard to people, vegetation, undergrowth, trees, and/or camping units. The movable-type provided fire rings should be located on level ground and situated in a safe location. NEVER leave a fire, hot ashes, or charcoal unattended. Before leaving the fire, douse all embers and sticks with water until they are cool to the touch. Gas and other fuels for camping stoves and lanterns are highly flammable and should never be used to start a fire. Children should NEVER be allowed to play around a campfire or near hot coals and it is the adult camper that is responsible for keeping children a safe distance from campfire, hot charcoals, embers, etc. Hot charcoal and fireplace ashes are dangerous and may cause severe burns. Keep a minimum of 10 feet of clearance between campfire and combustible materials. Treated or arsenic wood scraps or pieces as well as pallets can not be burned in the campground. Only use seasoned wood. During times of a fire ban issued by the state forest fire authorities, notice will be placed at the entrance gate; no campfires are permitted while a fire ban is in effect.

**Campsites** All campsites will be maintained neat and orderly. Leaves and debris will not be permitted around equipment or on campsite; however, we require the buffer areas between campsites to be left natural. No tarps can be used to cover equipment during our season. Site renter will be notified to clean site if necessary. If site is not cleaned in a timely manner Ocean View Resort Campground will clean it and charge the customer for all labor and disposal fees. No outside showers or sinks are permitted. Please take steps to prevent any standing water where mosquitos may breed. Decorative lights, laundry lines, etc. may need to be removed and/or cut by maintenance. These lines should be taken down at the end of the season.

**Cars** All vehicles must be registered with office. Unregistered vehicles found in Ocean View Resort Campground will be towed at the vehicle owner's expense. If the driveway in front of the trailer is large enough to hold two cars, two are permitted; but if there is space for just one, only one car is permitted. Cars must not obstruct roadways or other campsites. There will be a charge of \$50 to attempt to locate the owner of a car parked on a campsite other than their own, or a car obstructing traffic. At our option either we will remove the car or a commercial towing service will be called to remove the car at the car owner's expense if the owner is not located. The car owner is responsible for towing costs. If Ocean View Resort Campground removes the car our rate is \$150. All vehicles must be a minimum of 3' from any road. No riding on the back of pickup trucks or open side doors. Vehicles emitting a high noise level are prohibited from entering the campground. Vehicles cannot be washed in the campground.

**Chainsaws** Chainsaws cannot be used in the campground.

**Children & Curfew** No one under the age of 21 years may be left at the campground overnight without the site renter present. All children up to the age of 18 must be at their campsite from 12 midnight to 7 am.

**Clotheslines**: Permanent clotheslines are not permitted. Temporary clotheslines are to be taken down after each use and must be hung with appropriate consideration for safety.

**Construction/Heavy Vehicles** Any vehicles larger than a pickup truck are not permitted to operate in the campground except for deliveries and registered recreational vehicles. Large vehicles (that are not the primary camping equipment registered to a campsite) must be parked in a storage lot and may not be left on any campsite. You may ask the guard for permission to park in rear clubhouse parking lot if space is available. See also **Storage Areas**.

**Deliveries** A permit must be issued before deliveries of lumber or any other material will be admitted into the campground. The site renter must be present on the site to accept any delivery. If the owner is not present or a permit has not been issued, any delivery will be refused. Delivery vehicles over 12' high will not be permitted past gate. Tractor trailer trucks are not permitted. Straight cargo trucks cannot be over 12' high and are permitted on a limited basis only. No weekend deliveries in July & August. You must notify the office to get permission for large truck deliveries. Office must be advised of date and time of delivery.

**Disorderly Persons** The following are not permitted: 1. Loud noise whether mechanical, musical, or vocal. 2. Foul or indecent language 3. Damage to campground equipment or that of another camper. 4. Any conduct that is not the behavior that is expected in a family campground. Note: State law provides that Ocean View Resort Campground may terminate the occupancy immediately of any camper who violates any provision of our rules or the state campground code.

**Driveway Stone** Stone may be placed in campsite driveways under the following conditions: (1) A permit must be obtained from the office, (2) the maximum size stone is 3/4 inch, (3) stone is to be crushed quarry stone or gravel, (4) stone is to be placed and graded by the campsite renter, (5) the stone is the responsibility of the campsite renter to maintain in a manner that is not hazardous or objectionable to other campers. If he fails to do so, he agrees to remove it from the campsite, (6) the stone cannot obstruct drainage. We do not permit the use of plastic, fabric, or any other material beneath the stone due to problems caused when excavation is required. Stone becomes the property of Ocean View Resort Campground if the site renter leaves the campsite. If campground maintenance requires excavation where the stone is placed, we will scrape the stone out of the

way but will not assume any responsibility for replacing the stone as it was before the excavation. If landscape ties or plastic borders are used, the top border strip must be flush with surface to prevent a tripping hazard. No border strip is to come within 3 ft. of a road. Border strips require campground permit. No spikes or stakes over 8" can be used in OVR. Your permit application must be approved prior to delivery or delivery will be refused. Deliveries for stone should be scheduled only when the site renter is present and during the hours the office is open. See also **Deliveries**.

**Electric Meter and Boxes:** There is a charge of \$50 to be deposited in advance at the campground office for requests to have maintenance check your electric meter's accuracy. The \$50 will be returned only if the meter is inaccurate. No one can place a lock on one of our electrical boxes unless it is a lock purchased from our office to which we have a master key. There will be a service charge of \$50 for the time involved in cutting an unauthorized lock off a box.

**Electric Scooters and Other Ride-On Toys** Must stand on models only. Drivers must be 16 years of age and be able to demonstrate their ability to operate the scooter safely. Use of helmet is required. All campground rules apply. 10 MPH maximum speed. Cannot be used after dusk. A liability insurance policy is required. Provide a copy of the declaration page of your travel trailer or mobile homeowner's policy (that includes a minimum of \$100,000 of liability) to the campground office. Children's electric cars/vehicles may not be used on any paved surfaces or the shoulder of the paved surfaces. Any rideable child's vehicle or toy that is low to the ground, such as a big wheel, is not permitted on any paved surfaces, the shoulder of paved surfaces, or areas otherwise traveled by vehicles.

**Equipment on site** A campsite is to be occupied by the one piece of camping equipment of make, year, model, & length listed on campground receipt or Seasonal Camping Rental Agreement. No other equipment of different make, year, or length will be permitted on the site without signed permission of the management. All trailers to be placed on seasonal or daily rental campsites must be approved by campground management for appearance and the facilities it contains. We require all travel trailers as being capable of being pulled on the highway with an automobile. We limit the amount of equipment on a campsite. A trailer may have an attached awning (see "**awnings**") or a separate kitchen shelter but not both. Kitchen shelter cannot be over 12 foot square, and if necessary for sleeping of small children, a 9 x 9 tent as long as the campsite does not become overcrowded. A tent, tent trailer, or motor home would have similar limits. If the above 9 x 9 tent is used for sleeping quarters, it must be placed within 5 feet of the recreational vehicle or tent registered at campsite. Cargo trailers, storage trailers, or landscape trailers cannot be parked on a seasonal campsite. All trailers, tents, or other camping equipment must be installed a minimum of 10 feet away from a campground perimeter fence. Flags, banners, or name signs are not to protrude into or over roadways. The roads need to be 14 feet wide for trailers and motor homes. Equipment cannot be parked over any campground utility connection. Trailers and florida rooms cannot be placed closer than 12" from any tree. See also **Site Licensing Restrictions**.

**Fences and Barriers** Only the campground maintenance department can erect a fence or barrier. Chains, logs, boards, ropes, molded plastic, wire, line, decorative fence, or any site outline markers or obstructions cannot be placed on site perimeters or around the campsite. We do not permit the use of 'invisible fence' systems in Ocean View Resort Campground. Walls of any kind or height are not permitted.

**Firewood** No outside firewood deliveries allowed. No more than a quarter cord of firewood can be stored on your campsite.

**Firearms/Fireworks** A person shall not possess or discharge any firearm, fireworks, pellet gun, bow and arrow, slingshot, or other weapon capable of injuring people or wildlife.

**Flags and Banners** Must be placed at least 3' from road way.

**Gate Passes** A valid gate pass is required to enter Ocean View Resort Campground. A photo ID will be required to obtain a gate pass. Gate passes are not transferable to other vehicles or persons. Violators will have gate pass confiscated. Gate passes are the property of Ocean View Resort Campground and are subject to repossession at any time. There is a charge of \$20 to replace a lost or damaged gate pass. The maximum number of gate passes we will issue without a \$20 charge is four per family. If your gate pass contains any outdated information (change of license plate, site #, or last name) please stop in the office. We will issue you a new gate pass. If you turn in your old gate pass the gate pass replacement fee is waived. If your gate pass is not current, our security personnel will not allow your vehicle to enter Ocean View Resort Campground. Please make sure to provide accurate vehicle registration information. Any unregistered vehicle will incur service charges to the seasonal account.

**Generators** Generators (including R.V.s) cannot be used in the campground for any reason.

**Golf Carts** Golf carts are not permitted. Only golf carts owned and operated by Ocean View Resort Campground & Shore Gate Golf Club are permitted in campground.

**Graffiti** There is a \$200 fine plus cost of repair or replacement, and/or expulsion from the campground for graffiti or any other damages to campground property or that of another camper's property.

**Identification** We are required by state law to have registration records available for inspection by police and other authorities. We will require proof of identity. NJ State Law holds the site renter responsible for the actions of all persons invited to a campsite whether family or guests.

**Insurance** Site renter is responsible for having a comprehensive insurance policy to cover the actual cash value for a loss on any camping equipment on his site. Liability insurance is required if you have an electric scooter.

**Lake** Pets are not permitted on beach or in lake. Swimming only when lifeguard on duty. No rafts over 8 feet are permitted in the lake at any time. No one is permitted on the beach after dusk. Campers are permitted at the pavilion and playground area until 10 PM. See also **Pool and Lake**.

**Landscaping** A permit is required prior to planting any tree. Anything other than plantings in pots must be positioned so that the trailer may be removed without disturbing the plantings. Shrubbery and trees once planted become the property of Ocean View Resort Campground. No digging over 12" deep without consulting OVR. No spikes or stakes over 8" can be used in OVR. See also **Boundaries; Driveway Stone; Fences and Boundaries; Outdoor Campsite Lighting; Pavers & Stepping Stones; Raking; Trees**

**Laundromats** The front laundromat near campground entrance is open 24 hours a day from late June through Labor Day. Tennis Court and Greenbriar Laundromats are open from 9 am until 10 pm and will close for the season on Labor Day.

**Laws** Any violations of any local, state, or federal law is a violation of Ocean View Resort Campground rules. Positively no trespassing off campground property on surrounding property.

**Leaf Blowers** Leaf blowers can only be used prior to the first day of the season (May 1st). After this date, clean sites with a rake or broom.

**Marine Toilets** All trailers placed on sites in Ocean View Resort Campground must have marine type travel trailer toilets.

**Motorbikes** Mini-bikes, mopeds, gas scooters, and motorcycles cannot be operated within the campground limits or stored on campsites. Storage field is available for these vehicles if they are on a trailer.

**Noise & Quiet hours** No noise is permitted at any time of day that would disrupt the quiet enjoyment of the campground for other guests. Quiet must be observed from 11 pm to 7 am.

**Outdoor Campsite Lighting** Bright outdoor lighting must be turned off by 11:00 PM. Decorative lighting cannot illuminate camping equipment on adjacent sites. No flood lights permitted.

**Pavers & Stepping Stones** Pavers are not permitted. We do allow stepping stones. If in the process of doing maintenance or upgrading services we require excavation of your campsite we will make every effort to move stepping stones from the path of our equipment; however, we will not return them to their original state nor will we accept responsibility for damages to stepping stones for any reason. Stepping stones need to be flush with surface grade, whether stone or earth, to prevent creating a tripping hazard.

**Pets** There are no additional fees for pets. Pets are not permitted with rental trailers or cabins. Pets are not permitted in our swimming areas (lake & pool) or our buildings. Only pets of a safe and quiet temperament are permitted. Pets may not be left unattended and must be under control of their owner at all times. Pets must be on a leash less than 6 feet in length whenever they are outside of the interior of the camper's camping equipment. Pets on a leash must be walked by a person strong enough to control their pet should the pet become excited. Please clean up after your pets or they will no longer be welcome at the campground. No loud barking or behavior that disturbs the peace of others will be permitted. Please check with the Campground Office before bringing any exotic pets onto the campground property. Pets in tents are permitted, but not recommended. Any pets brought into Ocean View Resort must be licensed in your home state and proof of all required vaccinations is required to be available if a pet is to enter Ocean View Resort.

**Photo Notice** Throughout the year, Ocean View Resort staff shoot both still photos and videos of our events, activities, and the camping experience for use on our website, newsletters, press releases, brochures, and other print and online publications. Campers and visitors attend events where photos are being taken, and may find their photos in such publications.

**Picnic Tables** There is one picnic table at each campsite. Tables cannot be moved from or to other campsites.

**Platforms** {Please notice the following campground rules are enabled and required by state and local code}  
All platforms, whether for awnings or tents, require a permit from the campground (no fee). This permit application must be submitted and approved prior to construction. Guards will stop materials or completed sections at the gate and check for a permit. Please ask for a permit application at the office.

Platforms must be built conforming to campground specifications (see below), Township construction criteria and uniform construction code. With a campground permit, campers may install their own platforms if they are 8" or under from the ground to the top of the deck. All construction of platforms or decks over 8" from the ground must be contracted and installed by Ocean View Trailer Sales. As of the Fall of 2007 sealed drawings by an engineer or architect licensed in New Jersey are required for any construction of platforms over 8" from the ground. They must certify to specific wind loads, snow loads, and all other code requirements to include steps and railings. Ocean View Trailer sales has various prototype drawings on file with the Dennis Township Construction Office to cover these installations.

#### **Construction Requirements for Platforms**

All platforms must be built in sections. No platform section may be larger than 4 ft. by 12 ft. with an overall thickness of not more than 6 1/2" so that they can be easily moved and stacked. Platform materials must be of wood and must conform to the national building code for strength of materials and the span of the framing pieces. A platform cannot be constructed of pallets. Platform supports must be of concrete block or bricks. Platforms may not exceed 80% of the size of the trailer square footage.

Platforms must be placed on the normal entry side of the trailer, not on the front, rear, or tip outside of the trailer and cannot extend beyond the front or rear of the trailer body. If there is an exit door on the rear of the trailer, a permit may be obtained for a stair landing not greater than 4ft. by 4 ft. (outside measurements) can be placed outside the door. A permit will not be issued if an awning enclosure or platform will cover any part of a septic tank or disposal field or campsite utilities.

A drawing (on the rear of your permit application) showing the following must be submitted to the campground:

(1) Overall platform width and length, (2) Platform section sizes, (3) Framing material sizes and placement, (4) Decking material type plywood or other wood, (5) Installation contractor's name and address (Ocean View Trailer Sales or site renter).

NOTE: A certificate of Liability Insurance may be required, (6) any site renter installed platform must be 8" or less from the top of the platform to the ground.

Platforms may be left in storage only after deposit is made reserving the site for the following season. If stored platforms and equipment are stacked for storage they are not to extend more than 24 inches above ground level. Any items not neatly stored will be removed and discarded.

**Ponds** Decorative ponds are not permitted.

**Pool & Lake** Pool and Lake are open weekends only from Memorial Day weekend until the last week of June, thereafter open every day weather permitting. The pool and lake will close for the season on Labor Day. The pool and lake rules are available in our Resort Overview booklet provided at check-in and available to download on our webpage. Lifeguards may implement additional rules based on the number of swimmers for the swimmers' safety.

**Power washers / Pressure washers:** Pressure washers can only be used prior to the first day of the season (May 1st). Conserve water.

**Propane tanks** All propane tanks must be maintained in good order and stored on a solid flat surface and secured from the possibility of falling over. All propane bottles must be at least 5 feet from an ignition source including an open flame. Examples of ignitions sources include, but are not limited to, hot water heaters, trailer heaters, and campfires. Gas bottles are to remain clamped to the "A" frame as designed by the trailer manufacturer if the A frame is not removed. Propane tanks maximum size permitted on a campsite is 40 lbs per tank; maximum number of two tanks per trailer, plus one 20lb tank for grill/outdoor cooking. Campground maintenance must be able to read the dates stamped on your propane cylinder collar in order to refill. As of April 1, 2002, all cylinders (4 to 40 lbs) are required to have an OPD valve, even if it hasn't reached a 12 or 5 year qualification date. Propane tanks must be white, silver, or a very light color to prevent overheating caused by the sun. We recommend our campers place identification on their propane tanks. We recommend removing them for storage, but recommend not to store them in your trailer/RV. Propane tanks should never be used or stored indoors. Tanks must be secured upright at all times to prevent tipping.

**Quiet Hours** Quiet must be maintained from 11:00 PM to 8:00 AM.

**Raking** We can only permit raking of the campsite in the immediate area of the camping equipment and the fireplace. The entire campsite cannot be raked. Leaves and pine needles must be left in place on the ground in the buffer areas between campsites. They are a necessity to keep our trees alive. You are damaging the campsite when you remove them. Any buffer areas raked clean will be restored by Ocean View Resort Campground and the site renter will be charged for time and materials necessary to restore site. See "Boundaries".

**Recycling/Trash** Refuse, garbage, paper, litter, broken glass, bottles, cans etc. shall be disposed of. Littering is a \$500 fine. By law, all campers must recycle glass, aluminum, tin & steel cans, plastic, paper, cardboard, and scrap metal. Fines will be imposed for improper recycling. Instructions are posted at all recycling stations on large signs.

**Aluminum cans, unbroken glass containers, plastic bottles, tin & steel cans, and scrap metal:**

1. Take caps and lids off all containers.
2. Please rinse containers and place them in a container.
3. Every few days, empty the bottles and cans into the BLUE DUMPSTER at one of our recycling centers. **By law you must empty bags or boxes that contain your recyclables and place the bags/boxes in the green garbage dumpster.** Local authorities will not accept recyclables contaminated by being left in plastic bags or other containers.

**Newspapers & Cardboard:**

1. Bundle your newspapers and magazines and place them in a paper bag. Tear apart and flatten cardboard boxes.
2. When you have an accumulation of newspapers or cardboard, put the newspapers, magazines, and cardboard in the BLUE DUMPSTER at one of our recycling centers.

Garbage must be placed in plastic bags (no paper bags or cans or boxes) and taken to one of our GREEN DUMPSTERS. **Note:** There is no campsite pickup of garbage or recyclables. Leaves cannot be put in the garbage dumpsters. Place them around your site or take them to the leaf area located in the back of the boat storage area. **Do not leave them in bags.** Plastic bags are considered a contaminant and must be placed in trash dumpsters. Check signs at drop-off area. State health laws prohibit the cleaning of seafood or discarding of same in garbage. You are required to take your large items to the MUA yourself. If you would like us to represent you there is a fee for removing bulk items over 2 ft. in width, 1 ft. in depth, and 4 ft in length, or over 20 lbs in weight, tar paper, roll roofing, and platforms. (Ask for price at office) They will be picked up at your site after arrangements are made at the office.

**Restrooms** Check with office for restroom availability. In April, May, June, September, and October only a limited number of restrooms will be open. During our prime season (Memorial Day weekend, late June through Labor Day) all restrooms are open.

**Returned Checks** There is a \$50 service fee for each occurrence of a returned check.

**Satellite Dishes** The use of a Satellite dish requires an approved permit from Ocean View Resort Campground. The permitting process will determine the dish location and mounting.

**Selling/Soliciting/Service** Soliciting or otherwise conducting business within or from within the campground is prohibited.

**Service** Campground personnel may enter upon a campsite at any time without notice to inspect or repair underground or above ground utilities or equipment on the site as necessary.

Ocean View Trailer Sales is the exclusive service contractor for recreational vehicle repair and deliveries in the campground. No other service organization or person is permitted to enter the campground to deliver or service any equipment on site. In the event that a repair or service is necessary, that is not in the scope or range of services that Ocean View Trailer Sales provides, arrangements can be made to clear these vendors to service within the campground. All vendors must be properly insured professionals in their fields of expertise.

**Sewer Connections:** We require at least 36" of flexible sewer line between campground inlet and feed from trailer for purposes of inspection and possible cleanout. Do not place flexible hose into inlet more than 6". Sewer hose must maintain a down grade slope from trailer to inlet without a "trap".

**Signs** "For Sale" signs cannot be placed on, in or near trailers or equipment without approval of campground. Campsite occupants name signs total area cannot be greater than 360 square inches. Maximum size of sign letters is 6 inches in height or width. A campground permit is required before installing any sign post. The maximum size wood or metal post is 4 inches square and 8 ft. in length. Name signs must be a minimum of 3 ft. from the road.

**Site Licensing Restrictions:** The campground management will make the decision on the size trailer or other equipment that can be placed on a particular campsite. A trailer on a season site cannot be replaced by another trailer (vehicle) of different size, model, or manufacture without approval of campground management. Different equipment, new or used, will require a new application for season site rental.

A group may not occupy or license a campsite. A group is defined by law as two or more unrelated persons living together or staying on a campsite. A season site license or a daily site license cannot be transferred or assigned and may only be issued by OVR. For seasonal site rentals, the Site Renter must be the owner of record of the camping equipment. A Site Renter that has continuously renewed and occupied his or her site may continue to apply for renewal after the trailer is 20 years old, provided they continue to be the Site Renter listed on the Seasonal Camping Application, titled owner of the camping equipment, and comply with all rules. In some cases, transfer of ownership on a trailer is allowed between parent and child without going through Ocean View Trailer Sales, provided the receiving child has been regularly listed on the seasonal register before the trailer is 20 years old. A camper paying the daily or weekly fee can purchase or bring in a trailer over 20 years of age. This is not considered a seasonal license and the unit cannot be stored on site at the end of the season.

**Skirting** Skirting may be placed around a platform and a trailer under the following conditions:

(1) A permit must be obtained from the office, (2) sections are not to be over 8 ft. in length, (3) it must not take over 4 minutes to remove a section, (4) sewer connection, water connection, and electric box must remain outside the skirting.

**Speed Limit** The speed limit is 10 m.p.h. anywhere on Ocean View Campground Resort property; this includes the main entrance/exit road. Drivers violating the speed limit are subject to having their gate pass and driving privileges within the resort revoked.

**Storage Boxes** We will allow one Rubbermaid 4' high x 4.5' wide x 2.5' deep storage box per campsite without a permit. You may apply for permit for a different Rubbermaid storage box. The storage box must be manufactured by Rubbermaid and it must be an approved storage box. The office maintains a list of current approved Rubbermaid products. Storage box permits are only approved if the storage box is placed against the back of your trailer and will fit on your site. No tent, tent platform, or any other storage enclosure or box is permitted on a site that has a Rubbermaid 4.5' high x 4.5' wide x 6' deep storage box. We will permit no more than 2 storage boxes. Wooden storage boxes or aluminum sheds are not permitted in Ocean View Resort Campground.

**Storage Areas** OVR has storage fields available for boat/PWC trailers, cargo trailers, and utility trailers. All trailers, boats or camping equipment must be registered at the office before being placed in the storage area. A numbered tag to be placed on the trailer near the hitch is supplied by the office. Unregistered trailers will be removed and the site renter will be charged a \$50 penalty for not registering boat trailer. We suggest that seasonal campers take their boat trailer home after they put their boat in the water. OVR is not responsible for any damages or loss that may occur as a result of campers' use of the storage areas. All property must be removed from the storage fields prior to Closing Day.

**Trailers for sale on site** Management must approve the sale of a trailer on site. If the sale of a trailer on site is permitted by management, (with the expectation that the trailer will remain on the same site after the sale) the sale must be consigned through Ocean View Trailer Sales. The unit cannot be more than 20 years old. Factory built 12 wide park model trailers, with "clapboard type" vinyl siding, pitched shingle roofs may be sold up to 25 years old with management approval. All associated site rental fees, electric, storage and winterizing must be paid and current. All rates and rules apply whether the site is occupied or not. The purchasers must fill out the season site rental applications and be approved by management prior to settlement. Other sales restrictions may apply. Inquire at Ocean View Trailer Sales. It should not be assumed that the purchaser will be allowed to continue to license the site the equipment is on, or any site within Ocean View Resort.

**Transfer of Ownership** All sales of units on site in Ocean View Resort Campground must be consigned through Ocean View Trailer Sales or the unit must leave Ocean View Resort Campground. The sale of a trailer on any site in Ocean View Resort Campground will be subject to the appropriate fees which are due regardless of when the sale takes place. A \$200 transfer fee applies to the buyer whether they are presently a camper or seasonal at Ocean View Resort Campground or not. A termination fee of \$200 is applied to the seller. All sales or transfers of park models, travel trailers and trailers with attached rooms or rooms only on sites must be consigned through Ocean View Trailer Sales unless the trailer is to leave the park.

**Trees** Trees and brush are not to be cut or trimmed anywhere. If a tree or brush is cut down by anyone other than campground personnel a fine of \$500 will be collected from the campsite renter in whose family or party the guilty person is a member.

**Unpaid Bills** Accounts carrying a balance past-due for more than 7 days will not be permitted to enter the campground. Bills more than 30 days past due may be referred to collection. Site renter is responsible for payment of costs of collection and/or attorney fees.

**Visitors** All visitors must stop at the office and register before entering the campground. A photo ID will be required to obtain a visitor pass. Unregistered visitors are trespassing and may be referred to the State Police. A \$50 penalty for any unregistered visitor shall be assessed to the site renter, plus any applicable unpaid visitor fees. At the discretion of the management, an unregistered visitor found in the campground may not be permitted to register and will be required to leave immediately. Car passes used to bring in an unregistered visitor will be confiscated and canceled. Allowing or causing an unregistered person to enter the campground is a violation of the rules and the camping agreement and may result in non-renewal or termination of the campsite rental.

One family consisting of parents and dependent children are permitted on one campsite. The site renter must be present for visitors to be on the site. The site renter is the only person authorized to invite visitors to the campsite. The site renter assumes responsibility for the actions, supervision, and well-being of anyone he or she invites into the campground. A visitor cannot be in the campground without the site renter being there also.

Maximum number of persons permitted on a site, including visitors, is ten during the day and eight overnight. To arrive at the number of visitors permitted deduct the number of persons registered for the season from the above figures.

The person signing the Seasonal Camping Application is held responsible for the actions, conduct, and registration of other members of the family and visitors using the campsite. Any visitor under the age of 21 who is not accompanied by an adult must return with one of the site renters to the office or security booth to register. The management reserves the right to limit or refuse admittance of visitors.

**Water Usage** Due to the importance of water conservation in our area washing boats or cars is prohibited. The use of sprinklers is not permitted. Water your favorite plants with a can or a pail.

**Weapons** No weapons of any kind are permitted in Ocean View Resort Campground.

**Wifi** A wireless signal is provided throughout OVR. This is a free of charge public network that offers internet connectivity for the use of our guests. Use network at your own risk. OVR is not liable for any damages or loss incurred as a result of using our network. This includes but is not limited to loss of data from equipment failure, power outage, or malicious software or users. Users are required to obey all local, state, and federal laws. Excessive use of data may result in device pausing. Nest type cameras are not permitted. OVR does not guarantee network availability.

**Window and Exit Door Awnings** Awnings on the front, rear, or tip-out side of a trailer generally are prohibited. (Under certain conditions the campground will make exceptions.) Upon applying for a permit, the campground will consider on an individual site basis, the need for an awning on a prohibited side of a trailer. The decision will be made by the campground on the basis of need, proximity to a road, interference with another campsite, a tree or other obstruction, and esthetics. A maximum limit of 36 inches extension from the trailer and a maximum width of 12 inches greater than the window frame or door frame the awning is to be erected over. The minimum height from the ground of the lowest part of the awning or its framework, must be six foot six inches.

**Wood Walkway Sections** The maximum thickness of a finished walkway is 2 1/2 inches. (suggest using 5/4" flat stringers and 5/4" or 7/8" cross pieces.) The maximum width of the walkway section is 3 ft. and the maximum length of one section is 12 ft. The maximum height above ground to top of surface walkway is 2 1/2 inches.

### **Notice**

Our pool and lake rules, Greenbriar Pond rules, "2020 Seasonal Rates, Fees, and Information" document, "Welcome to Ocean View Resort Campground" booklet, brochure, online materials, posted signs, and rules for any and all other attractions and recreational facilities are made part of the general campground rules by reference. This property is privately owned and management reserves the right to refuse service. Refusal of a camper to abide by these rules is considered sufficient grounds for termination of the site rental. All rules and policies apply to all campsite rentals and are subject to change without notice – the most current edition of this document is posted and available at the campground office.

Revised 8/29/19. Ocean View Resort Campground is a trade name for Turner Enterprises, Inc.