

Coastfields Leisure Park Rules

These Park Rules are in place for the good management of Coastfields Leisure Parks and the benefit of all who use them. If you are ever in doubt about any issue on the park, please do not hesitate to speak to the park reception.

Holiday Caravan Owners

These rules form part of the Licence Agreement, which 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.

Definitions:

- “You”/” Your” refers to the caravan owners and/or occupier, including anyone using or hiring the caravan.
- “We”/” Us”/” Our” refers to Coastfields Leisure, including the Park Manager.

Responsibility:

- You must ensure that anyone using or visiting your caravan is made aware of these Park Rules.

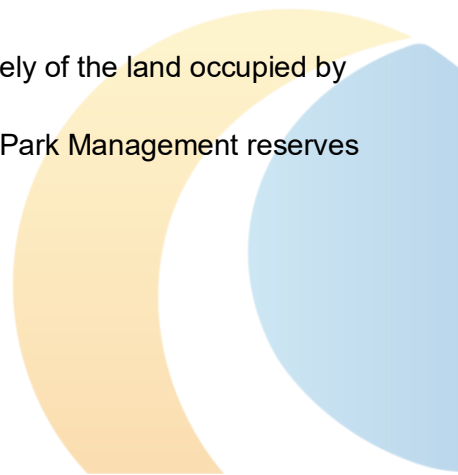
The rules set out below are the Park Rules referred to in your Licence Agreement. You are reminded that breach of these rules is a breach of your Licence Agreement and could result in termination of the Licence Agreement.

1. Caravan Occupancy and Site Regulations:

- 1.1.** Caravans may only be occupied in line with the local authority site licence and planning permission. Your Licence Agreement outlines the exact dates.
- 1.2.** Exact season dates are shown in your Licence Agreement. Caravans must not be occupied outside of this period but may be visited occasionally during the day time and for a short period of time to check on the condition of the caravan. Please inform the site office of your intention to visit the caravan outside of the open season.

2. Use of Park Grounds and Pitch Boundaries:

- 2.1.** All park grounds are communal. Your designated pitch consists solely of the land occupied by your caravan.
- 2.2.** The area available for your use is the door-side space of your caravan. Park Management reserves the right to clarify any discrepancies.



3. Signage and Advertising:

- 3.1.** No "For Sales, "Rent" or similar signs, advertisements, or posters are allowed to be displayed externally in the windows of caravans.

Holidaymakers and Seasonal Tourers

These rules form part of the contract between us for your holiday. They should be read alongside your booking Terms and Conditions. The Park Rules do not affect anything to which you are entitled under the booking Terms and Conditions.

The expression 'you/your' refers to all members of your party. The expression 'we/us/our' refers to the park owner and/or manager.

You must make sure that anyone using the park is aware of the Park Rules.

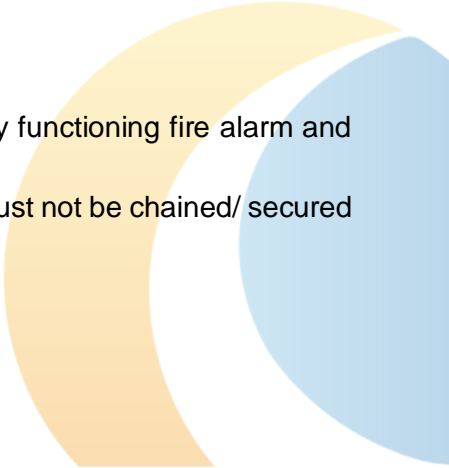
You are reminded that we may cancel your holiday if you are in serious breach of your obligations, including these, Park Rules.

No notices, "for sale" / "for rent" signs, advertisements or posters are to be displayed externally or in caravan windows.

4. Sub-letting

- 4.1.** Part 1 of your licence agreement indicates whether or not you are allowed to sublet your caravan. Owners must complete Hirer Registration forms for every occasion their caravan is sublet. Where fees are payable for use of club and leisure facilities, a fee is payable for registration which includes named passes for up to eight people valid for the duration of their stay. Registration fees may be amended by Coastfields Leisure LTD, giving reasonable notice for owners. If additional passes are required for club entry, they may be purchased from the park reception.

5. Safety

- 5.1.** You must use the park safely and should not cause danger to others.
 - 5.2.** You must obey all health and safety notices displayed on the park and act on the reasonable instructions of park staff in matters of health and safety.
 - 5.3.** On parks where there are lakes, ponds, water features and ditches, please take extra care to ensure that children are properly supervised at all times. Please carefully observe all safety, warning and hazard signs.
 - 5.4.** Children must be supervised at all times when using play areas.
 - 5.5.** Please observe all safety signage.
 - 5.6.** All caravans must be fitted with a dry powder fire extinguisher, fully functioning fire alarm and carbon monoxide detector.
 - 5.7.** A maximum of 2 gas bottles are permitted at each caravan. They must not be chained/ secured
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to the caravan for fire safety reasons.

- 5.8.** Purpose made BBQ's on stands are allowed on park but must not be left unattended or used in close proximity to any caravan, building, shrub/garden area or allowed to scorch grass areas. Disposable BBQ's are not permitted. Please do not dispose of hot ashes in waste bins.
- 5.9.** You must follow the procedure for the use of any swimming pool and all the separate rules applicable to the pool. The rules and procedures are displayed at the swimming pool.
- 5.10.** Maintenance work on caravans is only to be carried out by either the park's own staff or contractors approved by the park. A list of approved contractors is available at the park reception. Contractors must report to Reception on arrival.
- 5.11.** You must ensure your caravan gas safety test is carried out annually by Gas Safe registered engineer and an electrical safety test is carried out not less than every 3 years. Copies must be forwarded to your park office.
- 5.12.** Mobility scooters are not permitted in some areas of buildings. Alternative manual wheelchairs are provided to give full access in these areas.
- 5.13.** Do not walk across vacant plots as these may have upstanding fixing points and services and slab edging that could present a trip or fall hazard.

6. Security

- 6.1.** You are solely responsible for securing the Caravan, tent or other accommodation.
- 6.2.** You may only use alarms of the silent, monitored type and not audible alarms.
- 6.3.** If you use CCTV, you must warn visitors to your Caravan, tent or other accommodation by a prominent external notice attached to it, the format and wording of which you must agree with us (our agreement not to be withheld unreasonably.)
- 6.4.** The CCTV may only capture images of the area immediately around your Caravan, tent or other accommodation and not of any other part of the park, such as any path or road, or any other caravan or its pitch and the area immediately around it.
- 6.5.** Where access control systems on parks require the issue of fobs/cards/keys or similar, these must be returned to the park office at the termination of your licence agreement. A deposit may be charged for any fob/card issued and any deposit paid will only be refunded if a fob/card is returned in working order and present by the person to whom it was issued. A fee may be chargeable for any lost or replacement fob/card.

7. Permitted number of occupiers

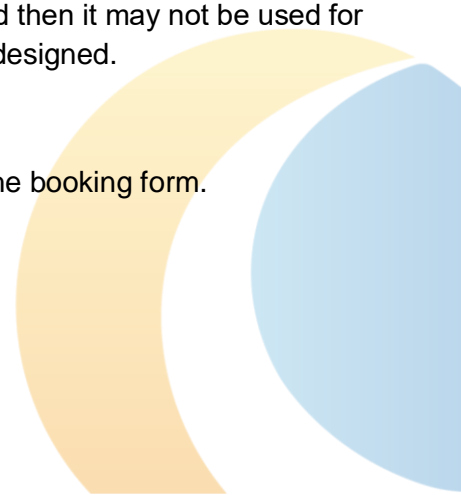
7.1. Holiday caravan owners

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 may not be used for sleeping a number of persons greater than the number for which it was designed.

7.2. Holidaymakers

Your accommodation/pitch may only be used by the people named on the booking form.

8. Condition of the Caravan



8.1. Holiday caravan owners

You must not change the colour of the exterior of the caravan without prior consent in writing.

8.2. Your pitch

You are responsible for keeping the area around the caravan, tent or other accommodation clean and tidy.

9. Building work and improvements

9.1. General Requirements for Approval:

Any additions or modifications, including but not limited to decking, verandas, ramps, skirting, storage sheds, TV aerials, or washing lines, must receive prior written permission from us. We reserve the right to grant or refuse consent based on valid reasons, we will communicate this with you if permission is not granted.

9.2. Only decking verandas, skirting or ramps purchased through our sales office may be erected.

9.3. We do not permit the erection of fences or any means of enclosure of a caravan, tent, or touring pitch.

9.4. You must not dig any hole at the park.

9.5. Paving slabs may only be laid with the written permission of the park manager, and this work must be carried out by us. By laying paving slabs they are deemed to have passed into the ownership of the park and may not be removed unless the ground is restored to its original condition. It is the caravan owners duty to maintain any such paving slabs in a safe condition.

9.6. Owners wishing to site a storage shed/box must obtain prior permission in writing. Permission will only be granted for storage sheds/boxes positioned with their back immediately adjacent to the door side/rear of the caravan and at park management discretion. Storage sheds/boxes must be of metal (non-combustible) construction. Plastic storage sheds/boxes are not allowed. The maximum size of shed allowed is depth 4ft, height 6 ft 6 in, and width 6ft.

10. End of Season

10.1. Holiday Caravan Owners

It is your responsibility to drain down and prepare the caravan for the closed season. Drain down services can be booked from your Park Reception.

You must ensure all gas, electricity and water connections are switched off throughout the closed season.

During the closed season we recommend that the curtains of your Caravan are drawn back, and all items of value removed.

10.2. Utilities installations

You must switch off all gas, electricity and water connections when the Caravan, tent or other

accommodation is not occupied.

If you experience any problem with the park's electricity, gas or water system, you should contact us. You must not attempt to work on any part of the park's electrical, gas or water system yourself, this includes any installations on the pitch.

10.3. Drainage system

You must not introduce any foreign items into the drainage system including cleaning cloths, babies' nappies, sanitary towels, condoms, cooking fat, engine oil, grease or paint.

Chemical waste must only be deposited in the appropriate disposal points and not into the main drain system.

10.4. Tents

You must not erect any tent at the side of your holiday home. Tents must only be erected on our designated tent pitch.


10.5. Facilities

Your usual opening and closing dates of our facilities are provided on our website. However, the dates and times of opening may be subject to change depending on seasonal fluctuations or unforeseen circumstances. We will do our best to advise you at the time of booking of any changes at the stage, otherwise please always check prior to booking if this is important to your stay.

11. Trees and shrubs

- 11.1.** 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.
- 11.2.** You must not plant any tree or shrub.
- 11.3.** You must not climb any tree.
- 11.4.** You must not tie anything to any tree or shrub without our agreement in writing.
- 11.5.** Any planting must be restricted to reasonable number of pots standing immediately next to the caravan. Garden ornaments and other trip hazards should be kept to a minimum. The park owner reserves the right to ask for breaches of this rule to be immediately rectified to the satisfaction of and no expense to the park owner.

12. Smoking

- 12.1.** It is illegal to smoke inside enclosed public buildings.
 - 12.2.** Smoking and the use of e-cigarettes and/or vapes is prohibited inside our venues.
 - 12.3.** Outdoor smoking areas are provided.
 - 12.4.** You must also refrain from smoking or using e-cigarettes/vapes in any of our holiday accommodation. If you are found to be smoking in public buildings or our holiday
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accommodation, you may be charged a cleaning fee. This would be a serious breach of your contract with us which may lead to you being required to leave the park.

13. Washing

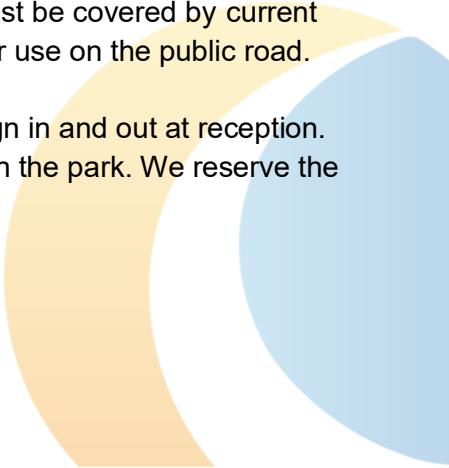
- 13.1.** You may only use washing lines of the rotary type or the windowsill type during daylight hours and must remove them and store them out of sight immediately after use.
- 13.2.** You must site washing lines to avoid inconvenience to other caravan owners and park operations.

14. Waste Disposal

- 14.1.** All general waste recycling must be disposed of in the designed bins.
- 14.2.** Do not leave any refuse/waste/rubbish outside your unit.
- 14.3.** Holiday homeowners and seasonal tourers are responsible for arranging proper disposal of large or bulky items (such as furniture, domestic appliances or electrical items,) these must not be disposed of in park waste facilities. Anyone found to do so will be charged for waste removal, contact reception for advice on correct disposal.
- 14.4.** Any hazardous waste, including gas bottles and chemicals, must be disposed of correctly and in accordance with local regulations and not in our Park General Waste areas- contact reception for advice on disposal.
- 14.5.** Where recycling points are available on the park, you should use these facilities where appropriate.
- 14.6.** Where recycling points are available on the park, you should use these facilities where appropriate.
- 14.7.** Please use litter bins provided around park.
- 14.8.** You must not feed wild birds or animals.

Vehicles, driving and parking.

15. Vehicles

- 15.1.** All vehicles must be insured, licensed, and in roadworthy conditions.
 - 15.2.** All vehicles used on park subject to the Road Traffic Act 1988, must be covered by current certificate of insurance, road fund license and MOT certificate as for use on the public road.
 - 15.3.** Motor Vehicle must not be used as sleeping accommodation.
 - 15.4.** Commercial vehicles are not permitted. Delivery vehicles must sign in and out at reception.
 - 15.5.** You must not keep disused or unroadworthy vehicles anywhere on the park. We reserve the right to remove any vehicle which is apparently abandoned.
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- 15.6.** Motor vehicle repairs must not be carried out at the park, but a recognised breakdown service may attend in the event of a breakdown.
- 15.7.** Quad bikes, trials bikes and powered bikes or E-scooters are not permitted on the park.
- 15.8.** You must not wash cars with a hosepipe or fire hydrant.
- 15.9.** Fire hydrants and fire hoses are strictly for emergency use only.

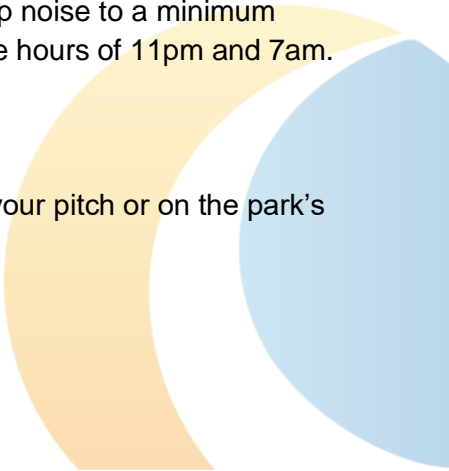
16. Driving

- 16.1.** We permit cars onto the park for the purposes of access to the Caravan/accommodation/pitch only.
- 16.2.** Driving on the park is restricted to the park roads only.
- 16.3.** You must drive all vehicles on the park carefully and within the displayed speed limit.
- 16.4.** You must hold a valid driving licence and insurance for the car you are driving.
- 16.5.** Learner drivers are not permitted to drive on the park, and driving lessons are prohibited.
- 16.6.** A maximum of two motorised vehicles may be parked alongside each pitch.
- 16.7.** Motorhomes/touring caravans must only be parked and operated within a designated touring pitch and must not be parked outside owner caravan accommodation.
- 16.8.** Electric vehicles cannot be charged at caravans, tents, or other accommodation unless a designated charging point is provided at your pitch. Charging points may be available at some parks subject to a fee.

17. Parking

- 17.1.** You must not park anywhere except in the permitted parking spaces.
- 17.2.** Visitors' cars must be parked only in the allocated parking spaces for visitors, or in any space which the people they are visiting allow them to use in their place.
- 17.3.** You may park not more 2 than the car(s) at your caravan/accommodation/pitch. Additional charges may apply.
- 17.4.** When advisory notices are displayed and in wet weather, please keep vehicles off grassed areas. A tow off fee will apply if vehicles become stuck as a result of non-compliance with this rule.
- 17.5.** Other than for delivering goods and services, you must not park or allow parking of commercial vehicles of any sort on the park, including:
- 17.6.** light commercial or light goods vehicles as described in the vehicle taxation legislation and
- 17.7.** vehicles intended for domestic use but derived from or adapted from such a commercial vehicle.
- 17.8.** You must park, and move off, with great care for pedestrians and particularly for children.

18. Behavior

- 18.1.** You should respect the privacy of other users of the park and keep noise to a minimum between the hours of 9pm and 8am with absolute quiet between the hours of 11pm and 7am.
 - 18.2.** You must keep away from any vacant pitches.
 - 18.3.** You must finish any barbecues by 11pm.
 - 18.4.** You must finish any party by 11pm.
 - 18.5.** You may only consume alcoholic drinks within the boundaries of your pitch or on the park's licensed premises.
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- 18.6.** You must not use fire hoses for any improper purpose, such as washing cars or boats.
- 18.7.** You must not use a drone, powered model aircraft or any other powered flying object on the park.
- 18.8.** You must not use any Chinese lanterns, fireworks or similar.
- 18.9.** You may not ride bicycles, scooters (including E-Scooters) or similar so as to cause a nuisance or undue noise.
- 18.10.** You must not use the park's water supply to fill paddling pools.
- 18.11.** All persons using onsite leisure/entertainment facilities must honour the appropriate rules.
- 18.12.** No firearms or other weapons including air guns, air pistols and ball bearing guns, explosives and fireworks are permitted on park.

19. Ejection on grounds of behaviour

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 our agreement with you. We do not have to follow any formal procedure to eject other visitors.

20. Pets

- 20.1.** You are not allowed to bring any animal(s) other than cats and dogs onto park without the prior written permissions of the park owner and/or manager. Not more than two dogs or two cats are allowed per caravan/pitch. Dogs must be always kept on a short lead, and you must clean up after your dog at all times.
- 20.2.** No dogs as defined by the Dangerous Dogs act 2023 (as amended) may be brought onto park. If a dog is thought to be a member of a banned breed and cannot be proven otherwise (through documentation) the decision to remove the dog will rest with the site manager.
- 20.3.** Dogs, cats and other pets are not permitted in the following areas of the park:
- Launderette
 - Shower Block
 - Shop
 - Children's play areas
- 20.4.** 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 unsupervised in a caravan, tent, or other holiday accommodation or anywhere else on the park at any time, apart from small pets which live in a cage, aquarium or similar and which may be left safely for short periods. Nor may you leave any pet or animal under the supervision of any person aged under eighteen. These rules apply even if the pet or animal knows the park well and you believe them to be well-behaved.
- 20.5.** If you do not supervise and control any pet or animal, we are likely to ask you to remove it from the park straight away. Depending on the circumstances, you may not be allowed to bring it back or may only be allowed to do so with our written permission, which we would not

withhold once our reasonable concerns have been addressed. This is because we cannot allow the safety of others to be put at risk.

- 20.6.** 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 straight away.
- 20.7.** You must not keep any permitted pet or animal at the Caravan, tent, or other accommodation or on the pitch except those which are housed in a cage, aquarium or similar and remain at all times within your Caravan or other accommodation.
- 20.8.** Your Licence Agreement contains undertakings not to cause any nuisance, undue noise or disturbance. These extend to the behaviour of pets and animals.
- 20.9.** Nothing in these Park Rules prevents you or any member of your party from bringing an assistance dog to the park, or from using the dog exactly as at home, if this is required to support a disability and Assistance Dogs UK or any successor body has issued an Identification Book or other appropriate evidence.

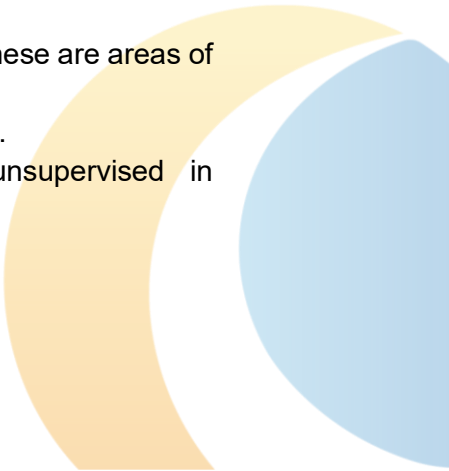
21. Recreation

- 21.1.** You may only play ball and other games in the areas set aside for recreation.
- 21.2.** Football should not be played anywhere on the park. Other ball games should be played away from caravans using a soft foam ball.
- 21.3.** You may not fly kites on the park.
- 21.4.** You may not use drones, powered model aircraft or any other powered flying objects on the park.
- 21.5.** You may not use skateboards, roller skates, rollerblades, or micro scooters at the park.
- 21.6.** You may not use any powered model car or similar toy on the park.
- 21.7.** Windbreaks and gazebos may be used during daylight hours and must only be used during daylight hours and must be removed every night. Windbreaks should not be used to impede free access around any caravan.
- 21.8.** On parks with fishing lakes, please comply with and make all your guests aware of the rules relating to fishing. Please take great care around open water.

22. Mail

- 22.1.** You may not use the park address for postal deliveries.

23. Children

- 23.1.** Children must be supervised whilst on the park and are the responsibility of their parent or guardian during their stay.
 - 23.2.** Never allow children to play near or in lakes, ponds, or ditches as these are areas of deep water.
 - 23.3.** Children must not play on the play area before 8am or after 10pm.
 - 23.4.** Children under the age of sixteen should not be left unsupervised in accommodation or on the park.
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24. Fire precautions

- 24.1.** You may not use fire hoses for any improper purpose such as washing cars or boats.
- 24.2.** You must ensure that all occupants of your Caravan, tent or other accommodation are familiar with the location of the Fire Points and the contents of the Fire Notices displayed at each point.
- 24.3.** You must not store fuels or combustible materials other than removable containers on the park.

25. Holiday Accommodation

- 25.1.** We will always respect your privacy, however, we reserve the right to enter your accommodation at any time for any reasonable purpose, for example to undertake checks, maintenance work or housekeeping. Your occupation is not exclusive.
- 25.2.** You are responsible for the contents of the accommodation whilst it is let to you. If you leave the accommodation in a messy or untidy state, we will retain any cleanliness deposit, and you will be charged for extra cleaning at a reasonable hourly rate. All damage or losses are chargeable and should be reported to the Park Reception before your departure or you will be sent an invoice. Only one key is supplied per holiday accommodation and a reasonable charge will be made to you for lost keys.
- 25.3.** We reserve the right to make a reasonable charge to you for any damage, missing items, or extra cleaning, including damage to other guests' property.

26. Lost property

- 26.1.** For any lost property, please contact the park reception as soon as possible as any lost property will be disposed of after one month.

27. Photography

- 27.1.** We regularly take photographs and videos for promotional purposes, and we occasionally receive requests from third parties to film on the park. Should you not wish to appear in any material, please pay attention to the notices we put up when pictures are being taken.
- 27.2.** Photography is prohibited in the children's play area, swimming pool and toilet blocks.
- 27.3.** Where others may reasonably expect privacy, you must obtain their agreement before taking a photograph in which they are identifiable. Examples are when they are in accommodation or on a pitch (or in our swimming or sports facilities.)

Guidance for caravan owners

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.



Clause 4.6 of 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.

Clause 4.9 of the Licence Agreement requires you to comply with the site licence. A copy of the current Site Licence is always available at reception. Please note that the site licence may be updated from time to time.

Clause 4.11 of the Licence Agreement says that you may not carry out any building works at the Park or erect any extension to the caravan. Park Rule 9 creates a limited exception. Please note the following: If you wish to add any external structure to the Caravan such as a 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). Planning permission may be needed, and we may attach reasonable conditions such as requiring an inspection at intervals during construction. We will not withhold consent unreasonably.

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.

Clause 4.12 of the Licence Agreement requires you to give us written notice of any work to be carried out by external contractors.

Clause 5.0 of 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 always supervise your children.

Signed.....

Date.....

Print Name.....

Plot No.....

