

**SITE RULES NO 1 Hiltmead Lane**

**Moreton Valence**

**Gloucester**

The following rules of occupation are for the good management of the mobile home site.

These rules have not been compiled to restrict a resident, but to ensure that they may live peacefully in these surroundings. It will be appreciated that the mobile home resident lives in a much closer proximity with other occupiers than a house dweller, and so certain rules have to be complied in the occupier's interest. Other rules are necessary so that the visual amenities of the site are preserved. We are convinced that provided occupiers accept these rules in the right spirit.

- 1, Only park homes (mobile homes) of proprietary manufacture which conforms to the definitions contained in the Caravan sites and control of Development Act (1960) the Caravan sites Act(1968) and the Mobile homes Act (1975/1983) and that also comply with B5 3632 shall be allowed to be transferred to a new occupier.

The site owners will solely responsible for siting Of the mobile home.

2. Mobile home must be kept in sound and clean condition, external decoration and colour must be maintained to the satisfaction of the site owner. Wheels must not be removed nor the mobile home re-positioned without permission. No external alteration or addition to the mobile home or site is permitted without the prior approval of the site owner and/or Local Authority.

3. The occupier is responsible for the cleanliness of the site. No litter shall be deposited on any public places or paths.

4. The mobile home may be used by the occupier and members of her/his permanent household and bona-fide guests only ( and in any event , for the occupation of persons as shall not exceed the specified number of berths).

5.

The mobile home shall not be sublet in whole or in part.

6. Occupiers are responsible for ensuring that electrical, water and gas installations and appliances within the mobile home comply at all times with the

requirements of the Institution of Electrical Engineers and/or other Authorities.

7. The occupier shall, not less than once in every year, arrange for all heating appliances to be inspected by a competent Heating Engineer and shall carry out such repairs as may be found necessary on such inspection. The occupier shall obtain from such Heating Engineer a Certificate of inspection that the heating installation is safe and in good working order and shall produce such certificate to the site owner on demand.

8. The occupier must not permit waste water to be discharged onto the ground. Where water is not separately metered or rate, hoses must only be used in a responsible manner.

9.

The occupier is responsible to ensure that all household refuse is deposited in the approved containers which must not be over filled and must be placed in the approved position for regular collection.

10.

Musical instruments, CD players, other appliances and motor vehicles must not be used to cause a nuisance to others especially between the hours of 11pm and 8am.

11. Porches, storage sheds, fuel bunkers or other structures are only permitted with the approval of the owner and, where permitted, must be of a design, size and standard approved by owner and Planning Authority.

12. Gardens and fencing will be kept in a clean and tidy condition and repaired when necessary .

13. Washing lines to be of a rotary type.

14. Pets are restricted to one animal and must be kept under control at all times.

15. The occupier is responsible for the conduct of children in his/her custody and of visitors.

16. Guns, firearms or offensive weapons of any description shall not be used on the site and shall only be with a licence from the Police Authority and written consent from the owner.

17. No commercial enterprise or business activities may take place on the site

without the owners prior permission. The mobile home shall be used as a private residence only.

18. Occupiers will obtain the owner's consent before erecting anything which extends above the height of the roof of the home excluding television or satellite aerials.

19. Occupiers must not use fire points provided for anything other than the emergency use intended.

20. Garden fires are not permitted.

21. Persons under the age of 50 years are not allowed as permanent occupiers. Any assignment or sale of mobile home on site to be to persons of a similar age group. Any assignment of the Written Statement under the Mobile Homes Act (1983) or sale of mobile home on site shall be in accordance with the procedure for transfer.

21. The mobile home on the site must comply with British Standard 3632 and cannot be re-sold unless this standard is met.

#### Fire Hazards

22. External fires are not permitted. The space beneath and between the mobile home and fencing must not be used for storage of combustible materials. Long grass and vegetation must be cut at frequent and regular intervals where necessary.

The mobile home must stand on a concrete hard-standing which shall extend over the whole area occupied by the mobile home and project a sufficient distance outwards from its entrance or entrances to allow occupants to enter or leave safely.

23. The site must be available for inspection by the owner at all times

24. The occupier will reimburse the site owner for the annual site inspection fee made by the Local Authority.