



## 2011 Seasonal Touring Caravan Agreement Terms & Conditions

Unreserved acceptance of the following conditions is a requirement to site your touring caravan  
Touring caravans may only be used on Yarwell Mill for the purpose of recreation and **not for residential purposes**.

**AGREEMENT PERIODS:** The Summer Season is from 1st March 2011 to 31st October 2012.  
The pitch is offered on a seasonal basis only and touring caravan owners do not have any tenure rights beyond one season.  
Winter Storage will be provided in the compound area from 1st November 2011 to a date to be fixed in 2012.  
Winter Storage is covered under a separate payment and agreement.

**PAYMENT:** Payments are due **in advance** for Summer use and Winter storage.

**OCCUPATION:** Only the owner and his family and immediate relatives may stay in the caravan.  
**(A list of persons other than the owners intending to use the touring caravan must be provided in advance of their arrival).** The Reception at the park requires a minimum of 1 days notice each time you are planning to occupy your seasonal pitch. If you do intend to allow your touring caravan to be used by family and friends, then you will be required to have a valid Gas Certificate, Electric certificate and a portable appliance certificate. Copies of which must be held in reception.

**PETS:** A maximum of 2 Dogs are allowed per touring caravan.  
Dogs are welcome on the park, however, they must be kept on a lead when outdoors, with the exception of the dog walking field. All dogs droppings must be lifted and placed in the bins provided. Any other pets will need the written permission of the park management.

**NUMBER OF GUESTS:** No caravan shall be used for sleeping accommodation by a greater number of persons at any one time than the number which it is designed to accommodate. Refer to BS 3632 1970 or subsequent modification thereof.  
Visitors are permitted up to a maximum of 10 persons per pitch at any one time. Permission must be sought for larger gatherings. Guests may park in the compound as only one car may park near your pitch at any time. Permission must be sought for larger gatherings.

**STANDARD OF CARAVAN:** The caravan must be of an acceptable standard and in a condition acceptable to Yarwell Mill Caravan & Camping Park. It must be kept clean and will be inspected annually. Should it not meet the required standard this agreement may be revoked.

**ELECTRICITY SUPPLY:** Electricity consumption is included in your Seasonal fee. **(It is essential that all electrical items are disconnected when you leave the site at the end of each visit).**  
In the event that we identify appliances connected and switched on during your absence we may for safety reasons, have to disconnect the supply and reconnect upon your return. A charge for this may be levied. Electrical wiring, mains switches and cut outs must not be altered or tampered with in any way.  
**The electricity supply is adequate for normal holiday use. If the amount of connected equipment is excessive you may find that the supply cannot cope. In that event please monitor and regulate the equipment you are using.**

**IDENTIFICATION:** **Your identification reference must be displayed in your caravan at all times.**

**AWNINGS & ADDITIONS:** Whilst awnings may be erected while you are on site, **they must be correctly secured before you leave** and all contents stored away. We may have to make a charge if our staff are involved in dismantling awnings due to weather damage etc..  
Groundsheets must be of the breathable variety, and should be lifted at regular intervals to maintain the condition of the grass. Tents MUST NOT be erected on or in between any touring pitch. External storage boxes are not permitted on any touring pitch. Fences are not permitted and written permission is required before erecting any shed, fence, porch, flag poles, decking, driveway, landscaping, TV aerial or satellite dish.

**INSURANCE:** Your caravan, contents and all property brought onto the Park remains at the sole risk of the owner. You are obliged as a condition of this agreement to insure your caravan and its contents against fire, explosion, burglary, theft and public liability cover of AT LEAST TWO MILLION POUNDS. Neither the Company nor it's employees shall be liable for any loss or damage howsoever caused.  
**A copy of your insurance certificate must be passed to the Company**

**CONDUCT:**

Owners are responsible for the conduct of all occupants of your pitch. Due regard to the comfort of others must be given and all musical instruments, audio equipment and televisions operated in such a manner so as to ensure that no nuisance is caused by noise. The Owner acknowledges that they have a duty among other things not to interfere with the smooth running of Yarwell Mill's business, to act in a neighbourly fashion to all other owners and guests on the park and to behave courteously and politely towards Yarwell Mill staff at all times. Upon booking you will be issued with a copy of the park rules, these must be adhered to at all times. Yarwell Mill reserves the right to terminate the agreement should you, your family or friends not adhere to the park rules.

**DAMAGE:**

The Company shall not be liable for any injury or damage caused to any person or to your property whether due to accident or neglect. This includes explosion of inflammable oils, gasses or other materials stored in your caravan. Any claim for compensation that may arise is the responsibility of the caravan owner.

**SPEED LIMIT:**

The speed limit on the Park is **10mph**.

**TRADING ON SITE:**

No advertising or trading is to be carried on without the express written permission of the Company.

**AERIALS ETC:**

No aerials or similar structures, permanent or otherwise, may be erected without the permission of the Company.

**KEYS:**

A spare set of keys to your caravan must be left with our main site Reception at all times.

**MOVING YOUR CARAVAN:**

We may need to move your caravan to another pitch, for ground maintenance and / or security reasons or to meet the 6 meter spacing requirement. In the case of an emergency the company has the right to re-site tourers if necessary.

**CHANGE OF OWNERSHIP:**

Automatic right to the pitch does not automatically apply if ownership of your caravan changes, Any sale of any caravan remaining on the site will be subject to a 10% commission fee and must be notified to the Company in advance.

**OUTSTANDING DEBTS:**

All monies due for Summer, Winter storage are payable in advance before the commencement of the season. If not, the right to occupy a pitch shall be suspended until payment is made.

**SAFETY:**

When the occupier is not on site, only gas bottles that fit within the unit gas locker will be permitted. Caravan occupants must be protected and personal safety is paramount. Each owner must keep and maintain fire extinguisher(s) at the caravan and smoke detectors, which must be regularly maintained. It is recommended that annual checks on gas flues and ventilation are made and electrical systems are checked every three years.

**GROUNDS**

In order to allow grounds maintenance all items belonging to owners should be placed within their caravan awning or permitted storage areas, items left around the park may be disposed of without notice.

**CARAVAN TOW HITCHES**

In accordance with the Site Licence, hitches must face the road for ease of moving in the event of an emergency.

**DAY BOATS**

All day boats must have navigation licences for use on the River Nene, boats must be stored within the designated storage area provided. Boats that have paid the park annual fees have free use of the slipway. Boats brought to the park daily, must pay to use the slipway and park facilities.

**SLIPWAY**

The park accepts no responsibility for any loss, damage or injury caused whilst using this facility.

**TERMINATION:**

Where the caravan owner seeks to terminate the agreement the fee paid will be refunded on the following scale: Termination of the agreement must be notified in writing.

Termination before the end of May 60% Repayment  
Termination before the end of June 30% Repayment  
Termination after the end of June no repayment.

**FAILURE TO COMPLY WITH ANY OF THE ABOVE CONDITIONS WILL DEEM THIS AGREEMENT TO BE NULL AND VOID IN WHICH CASE ANY CARAVAN SITED AT YARWELL MILL UNDER THIS AGREEMENT WILL BE REQUIRED TO BE REMOVED WITH IMMEDIATE EFFECT.**

**By signing the 2011 Seasonal Touring Agreement the caravan owner agrees to be bound by these terms & conditions.**