



# VILLAGE RULES

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## **+Alcohol**

Excessive use of alcohol and/or any use of banned drugs or other substances is a breach of Village rules. Alcohol may only be consumed inside accommodation units. No alcohol may be consumed around the 'Village' common areas.

## **Day Visitors & Additional Guests**

Visitors are most welcome for overnight or stays of less than 30 days in a row and less than 12 weeks in year, without extra cost. Please see Reception to arrange this and register the guests so that the Park Management is aware of them in case of emergency. The Residents should make their guests aware of the Village rules; those respecting the legal rights of other residents and are responsible for the activity of their guests and their compliance with the Village rules.

Once your guests are registered, they are permitted to use the facilities within the Village such as the pool, barbeque area.

Day Visitors and Guest's cars must only be parked in designated visitor's car park areas, or as instructed by Management.

## **Balconies & Carports**

Balconies and carports must be always kept clean and tidy. No clothing, building materials, motor vehicle parts or other items are to be left on balconies or within the carport of homes at any time.

## **Bikes, Skates and Scooters**

Helmets approved to Australian Standards must be worn in the Village when riding bicycles & motor scooters. Skateboards, roller-skates, rollerblades, motorized scooters and other skates are not permitted to be used within the Village grounds.

## **Boats & Trailers**

No boats, trailers, caravans, or motorhomes are to be brought into or stored in the Village without the Village owner's written approval. Parking bays for the above vehicles may be available at additional cost. However, where a Resident has purchased a Home that has room to accommodate all his vehicles within the driveway area of his home, the Village Owners permission will not be withheld unnecessarily.

## **Cars & Other Vehicles**

Only residents' vehicles that are registered with the reception are permitted to park inside the Village. Resident's trucks are not permitted to park within the Village. To comply with Safety Regulations, residents' vehicles must be roadworthy and always registered with the transport department.

Residents' cars are only permitted to be parked on their own site's driveway and not on the grass or on the roadways. The particulars of all vehicles are to be registered with Reception.

Should there be any changes, please notify Reception? Residents must ensure that their driveway is kept free of grease, oil, and rubbish at all times.

## **Clothes Lines**

Residents can only hang clothing in an area designated

for the hanging of clothing that has been washed and is drying.

Clotheslines are provided at each home for the use of all residents.

## **Damage**

We request that all residents and guests respect the Village's property, including the Community Centre, gardens, lawns, and other amenities. The cost of any damage will be at the cost of the person/s involved.

## **Facilities & Amenities**

All communal facilities must be cleaned after use and must ensure that all rubbish is removed. Residents may use facilities and amenities only during hours and on terms the Village owner may nominate from time to time. E.g. – BBQ's which must be cleaned after use. Use of facilities may be withdrawn in respect of any person who uses a facility or amenity recklessly or without regard to the proper enjoyment of other person's use of the same.

## **Inspections**

Management reserves the right to inspect sites/homes according to the specific regulations that apply e.g., Manufactured Homes (Residential Parks) Act 2003.

## **Insurance**

Each resident is responsible for adequate insurance coverage of their home and public liability cover and must provide a copy of such current insurance policy to management annually on renewal.

## **Keys**

Only one security key is provided per site, which is used



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to gain vehicle access via the boom gate.

## Mail & Couriers

Mail for registered residents will be delivered by Australia Post to Park Office.

For Courier deliveries, the Courier will be directed to the resident's site by Reception and the responsibility of signing and checking with is that of the resident. No courier parcels will be accepted at Reception.

## Maintenance

Residents should inform Reception of any maintenance that needs to be carried out around the Village Common Areas.

## Noise

Please think of your neighbors' and restrict noise levels from radios, televisions, and social gatherings before 7.30am and after 10pm (a noise curfew applies and will be strictly enforced after 10pm).

Drunkenness, illegal drug usage, offensive language, loud music, or rowdy parties will NOT be tolerated under any circumstances, and you will be evicted from the Caravan Park.

## Behavior

Unruly behavior or violence towards anyone in the park will not be tolerated. Management reserves the right to terminate occupancy of the offending party or parties and you will be evicted.

## Pets

Permanent residents are permitted to have pets and must be kept in accordance with any Council By-law requirements. Permission in writing must be obtained from management

before any pet can be allowed to live in the village. Details of the pet(s) must be registered with the Park Management. The pets must not exceed 10kg and the pet's hygiene and cleanness is the sole responsibility of the owner. Any neglect will be reported to the appropriate authority organization.

All dogs must be kept on a leash, whilst in the confines of the Village. Residents Cats must not be allowed to roam outside the Residents designated Site.

## Pool

The pool area is open for the use of residents and guests between 8am and 7pm daily except when cleaning. For safety reasons, an adult must always accompany children under the age of 16. Food, drinks, and alcoholic beverages are not permitted in or around the pool area. (All pool safety rules are clearly displayed on Pool Notices).

## Recreational Facilities

A Resident will not permit the carrying on of any sport or recreational activity within the park, which the Village owner deems unsafe, or of annoyance to others.

## Rental and extras

Please ensure that all rental monies are settled as per your site agreement. Amounts owing for extras must be paid at time of charge. Using credit cards to settle accounts will incur a fee equivalent to that charged by the relevant banking organization.

## Road Rules

For the safety of all residents and guests, normal road rules apply in the Village. You must obey the "walking pace" 8 km

speed limit at all times. This includes those riding bicycles and motor scooters. No person is to drive in the Village under the influence of drugs or alcohol.

## Rubbish

Littering is prohibited. Residents must dispose of all refuse and place in the designated bins provided.

## Security

All residents are requested to advise management of any trespassing, vandalism, or neglect of the village premises as soon as possible.

## Site/Garden Maintenance

Residents & Guests are responsible for keeping their premises, site, and garden in a neat and tidy condition at all times. Each resident must always maintain their site free of any accumulations and in a neat and tidy condition to the reasonable satisfaction of Management.

Residents must not use their site for any purpose which is illegal; carry on any Business/Trade activities, vehicle repairs or excessive use of power tools.

All trees and shrubs in 'common areas,' remain the property of 'Homestead Residential Village.' A resident and/or any guest will not remove or cause any damage to flowers, shrubs, gardens, lawns, trees, facilities, or amenities within the Village.

## Storage

Due to fire and health regulations, no goods or materials are to be stored under accommodation units.



**Homestead Caravan  
& Home Park**

*Relax. Explore. Enjoy*

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It is the responsibility of all residents to become familiar with the appropriate legislative requirements that pertain to their accommodation type or their workplace, including RTA regulation, the Manufactured Homes (Residential Parks) Act 2003, etc., and always abide by these.