

RULES AND REGULATIONS

HARRISON HOLIDAY PARK
Guiding Principles
Rules and Regulations
Constitution and Bylaws

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PRINCIPLES to GUIDE The DEVELOPMENT and/or REVISION Of HARRISON HOLIDAY PARK RULES and REGULATIONS

1. Regulations should be developed such that the value of properties are maintained or enhanced.
2. Regulations should provide for a consistent image in all public or lot perimeter areas.
3. Specifics related to lot enhancements should be flexible so as to accommodate the wide variety of uses made of private facilities so long as such lot enhancements do not infringe on municipal or motor vehicle regulations, or the right to enjoyment of neighboring properties.
4. Park ambiance is strongly influenced by trees, shrubs, flowers, and well-maintained lots; regulations should support and encourage this development.
5. Regulations should be such as to provide for opportunity to enhance service facilities to any individual lot or lots based on an equitable user pay system.

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1. CAMPSITES - PERMANENT STRUCTURES/RENTAL:

A. General:

1. No permanent buildings or other structures shall be permitted except for the storage shed, freestanding aluminum awning, archway, decks, and patios.
2. Rental of sites is strictly prohibited.
3. Tenting on member's sites is permitted under the following conditions:
 - i) Members are responsible to ensure their guests are adhering to all rules and regulations during their stay.
 - ii) Tents permitted for a total of 21 nights per season. Not transferable from site to site.
 - iii) A registration form must be received by the office prior to erecting a tent on a member's site.
 - iv) Only 1 tent per site is allowed
4. Wood burning fires are not permitted on member's site.
5. Each membership must maintain a minimum of one million dollars (\$1,000,000.00), year-round, liability insurance for their site(s). It is the members responsibility to ensure a current valid copy of proof of liability insurance, which includes the HHP park address and site number, is provided to the HHPA Office each year upon renewal of their policy.

B. Changes to site:

1. Plans for any changes to the site shall be submitted on the approved form to the Park Caretaker for approval prior to proceeding. Once a site change is approved a Green Tag will be posted at the site where it is readily visible to all members. It is valid for 90 days and shall remain in place until the Caretaker completes his final inspection. It is then collected and placed in the Site's file in the office. One 30-day extension of the Green Tag may be requested from the Park Caretaker. Members who do not abide by the above format or do not follow these Rules & Regulations regarding Site Changes, a RED TAG will be posted on site with infractions noted. All infractions must be corrected, and approval granted prior to proceeding.

Excessive construction noise will only be allowed on the site for which the green tag has been approved. April through October times to be Monday to Friday: 8:00am to 6:00pm; Saturday, Sunday, & Holidays: 09:00am to 6:00pm. Contractors shall not work on weekends nor holidays within Harrison Holiday Park except for emergencies. This includes erection of fences, construction of decks, aluminum awnings, sheds and also the removal of trees or limbs for which replacement trees may be required.

C. Specifications for Structures and Changes to Them: For the purpose of this Section, the locations of sheds, decks, awnings, stairs, etc. on a campsite prior to November 15, 2004, are "grandfathered" in their position. "Grandfathered" means they are approved in their location although they do not conform to present Rules and Regulations, and they need not conform until they are replaced or re-positioned. Repairs and maintenance are permitted provided the existing footprint and existing basic structure are still maintained.

1. Cement is not to be used in construction projects on member's sites.
2. Colours: See chart in office for suggested colour choices. Black may be used for trim upon approval by the Park Caretaker/Board of Directors. Black or White may also be used for lattice, spindles or trim. Where lattice & spindles are painted black or white, then the frame and trim must be of an approved, contrasting

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colour from the approved chart. Prior to painting a green card must be obtained. A dry colour sample shall accompany the application for a green card.

3. Composite materials for construction as allowed within these Rules are those displayed at the Park office. Members shall seek approval for the use of composite materials from the Park Manager as part of their Site Change Request that shall include a sample of the material(s) to be used.

4. Sheds: One shed may be constructed for storage purposes only. It shall not be supplied with beds, water, toilets/showers, or stoves and shall not be set up as a business shop. The shed can be constructed using wood, metal studs, composite materials and vinyl siding or prefabricated and commercially available plastic resin (AGM September 2018) to a maximum of (80) eighty square feet and shall be fully ventilated. The following measurements are outside dimensions: maximum height to peak (8) eight feet 6 inches (2.59 metres) no side longer than (10) ten feet (3.048 metres) with an overhang allowance of up to (6) six inches (15.25 cm) on all sides (not included in the square footage). Dimensions of the entrance overhang, that may be up to (4) four feet deep (1.22 metres), is included in the maximum (80) eighty square feet. The roof may be finished with wood, 'Duroid' shingles or lightweight metal. With the Caretaker's pre-approval, a shed can be situated anywhere on the lot, provided that it is (18) eighteen inches (0.457m) away from the side and rear fences, and (10) ten feet (3.048 metres) off the roadway and additionally, on corner sites, it does not jeopardize the safety of the roadway. (No sheds shall be situated where they hamper the removal of a trailer from a site).

5. Decks and Patios: Must be constructed of wood, composite material, bricks, rubber mats or concrete blocks. Concrete blocks/ rubber mats may be no larger than (2) two feet (.6 metres) by (2) two feet (.6 metres). Decks or Patios may be finished with deck coating in approved Eco-Friendly Park colors.

6. Railings and Stairs: Railings shall be constructed of wood, composite material, metal, vinyl or glass, or a combination of materials as noted. Stairs are to be constructed of wood, composite material, metal or concrete blocks and may be painted or stained in wood tone approved colors plus white, ivory, or gray. All privacy railings inside on or around decks must be a maximum 42 inches in height measured from deck floor to top of railing.

7. Trailer Pads: Shall be constructed of gravel, crushed rock, bricks or concrete blocks. Concrete blocks shall be no larger than (2) two feet (.60) meters by (2) two feet (.60) meters. Bricks and blocks are not to be cemented together. They must remain easily removable.

D. Boundary Fences - ANY CHANGES ARE SUBJECT TO THE PRIOR APPROVAL OF THE BOARD OF DIRECTORS OR THEIR DESIGNATE.

1. Original site boundary fences and/or site boundaries shall not be relocated. When a membership is transferred to a new owner, it is an "as is, where is" situation. Original side and rear fences and/or site boundaries refer to the fences and/or site boundaries in place as of the AGM Sept.1, 2002 or which are to be adjusted on sale of the membership/site as recorded in the office or are to be adjusted upon resolution of a dispute on file in the office as of the AGM Sept.1, 2002. However, fences may be temporarily removed if:

- a. Affected adjacent sites are occupied by the same member(s).
- b. There is a signed agreement on file in the Harrison Holiday Park Office between all individual sites affected.

2. Prior to the fence being removed to join two sites together, the Park Caretaker shall measure the site and retain the measurements in the park records.

3. In the event that either or both memberships are being sold, the fence shall again be erected by the member(s) on the original boundary line unless agreed upon otherwise by the members(s) and prospective member(s) affected per sub-para b above.

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4. Fencing shall be of wood, commercially manufactured vinyl fencing material, or commercially manufactured wood/plastic composite material, and finished with approved park colours See colour chart in the office. Vinyl, wood or wood/plastic composite lattice, or metal spindles are acceptable alternatives for panelling provided they are secured with a wood, vinyl, or wood/plastic composite frame. Gates can be constructed of wood, metal, vinyl or wood/plastic composite. Concrete or metal posts and concrete or metal cladding are not permitted. Chain link or other mesh type fencing is not permitted.

Metal post spikes or crushed rock may be used to secure posts in the ground. Cement or concrete is not permitted for securing posts.

5. Side/Wing Fences: These fences shall not exceed (6) six feet (1.82 metres) in height. The wing portion of the side fences is not to be eliminated or straightened. Wing fences that have been eliminated or straightened shall be replaced the next time the fence is renewed. Wing fences are to follow a line 17 degrees and a maximum of six (6) feet (1.82 metres) out from the front post of side fence and end at least (2) two feet (61cm) from the unpaved roadway. Wing gardens, if present, may replace wing fences but are to follow the line of the wing fence. The position of the front side fence post will be determined by the Park Caretaker who will also determine where the wing fence or garden must be placed. *(GM April 2016)*

6. Front fences: are defined as the optional fences between the front of RVs and the paved roadway. They shall be a maximum of (4) four feet (1.22 meters) in height and a minimum of (10) ten feet (3.05 metres) from the edge of the paved roadway with a removable front portion for RV mobility. Front fences will be shortened to allow the placement of wing fences per Rule D.5 above. *(GM April & AGM September 2016)*

7. Rear fences shall not exceed (6) six feet (1.82 metres) in height. In regards to the sites on the Miami River – (newsletter March 1996) The Board has reached a tentative agreement with the Department of Oceans and Fisheries with respect to the property bordering the Miami River. We have received notice that those sites bordering the river were in violation of the required distance from the shoreline. The department has agreed to allow the existing decks and stairwells to remain for the time being as long as no further encroachment will take place. This agreement was dependent on the Park producing measurements of each site to the Department. The fence cannot encroach on the Oceans and Fisheries stipulation of 25 feet (7.62 metres) from the highwater line of the river (AGM Sept.5, 2004).

8. Corner sites: where there is a side fence or hedge facing the roadway and where safety on the roadway is deemed to be in jeopardy, such fence or hedge shall conform to the following:
A maximum of (4) four feet (1.22 metres) in height and in line with the end of the wing fence but no less than (4) four feet (1.22 metres) from the edge of the paved roadway. *(AGM September 2016)*

D. Entrance Gates/Archway:

1. One entrance archway to a campsite may be constructed. If a member's campsite backs onto a green belt, an archway opening onto the greenbelt is allowed. Archways shall be constructed of wood, composite material or plastic lattice in approved Park colors, and shall not encroach upon the unpaved roadway boundaries or exceed the angled wing fences on either side.

2. Archways shall have a maximum height to peak of (7) seven feet (2.13 metres); maximum width of (4) four feet (1.22 metres) and maximum depth of (2) two feet (.61 metres).

3. On corner membership sites where location of an archway entrance may be deemed to jeopardize safety on the roadway, approval of the archway may be withheld.

4. In order to allow the Park Caretaker or Emergency crews to readily access the site in an emergency, gates, if employed, may be latched but shall not be locked.

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G. Electrical Wiring:

Plans for any additional wiring shall be approved by the Board of Directors or their designate prior to installation. Additional electrical wiring and/or outlets shall be done in accordance with the BC electrical code. All exposed wiring MUST be Teck Cable.

G. Site Cleanliness/Tidiness (Maintenance):

1. Each member shall keep their site(s) safe, clean and free of weeds, clutter and debris at all times. This includes cleaning the RV exterior and keeping front road boundaries free of grass and weeds. Sites that are not cleaned up and maintained between the dates of June 1st and October 31st, are subject to a weekly fine for noncompliance until the violation is remedied (see R&R 10). The Board of Directors has the option to have the site cleaned by the Association and then billed to the member as per a fine.

Arrangements may be made at the Board of Director's discretion to relax deadlines given in exceptional circumstances.

2. Garden refuse shall be bagged in clear plastic bags, paper 'garden waste bags' or plastic garbage bins (provided they are not too heavy) and deposited at site entrance for pickup. Non-transparent plastic garbage bags will not be picked up. Any other container(s) containing items other than garden refuse, will not be picked up.

3. Household garbage MUST be placed in dumpster by member. (No pickup)

4. Folding clothes dryers are permitted on a member's site. They shall not become an eyesore and shall be folded away when not in use.

H. Signs:

Attractive signs in good taste are allowed on member sites and 'For Sale' signs are permitted in windows not facing the street. No "For Sale" signs are allowed facing the front road.

2. RECREATIONAL VEHICLES AND STRUCTURES:

ZONING REGULATIONS REQUIRE THAT RV's BE READILY MOBILE AT ALL TIMES

A. Definition: RVs shall include camper, tent trailers, 5th wheels, and travel or park model travel trailers.

B. Approval: To ensure necessary compliance in the following areas i.e. length, sewage system, appearance, proposed positioning on site, compatibility with site and the Park (i.e. tree configuration, landscape, etc.), all RV's to be situated on sites shall be approved by the Park Caretaker upon submission of necessary forms. One RV shall be permitted per site.

C. Recreation Vehicle Standards: Recreational Vehicle Standards: All RV's and Park Models are to be CSA approved. An RV gas/propane recertification and re-decating is required every ten (10) years.

1. RV Dimension: The inside configuration of the RV unit, (whether it be a single story or a loft) as well as the floor plan, will be the expressed choice of the member, provided the dimensions fit on the assigned lot, the RV unit meets the positioning requirements described below, and height restrictions (Max 13'6"), fit onto the assigned lot and meets the positioning requirements described below.

2. Positioning:

a. Front and Side of All Sites: Recreational Vehicles and Structures such as sheds, gazebos and decks etc. shall be placed a minimum of 0.45 metres (18") from the side site boundary lines as well as 3.05

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metres (10 FT) from the edge of the paved roadway, as determined by a park caretaker. For RV placement, the RV as measured parallel to the ground, from the edge of the pavement to a vertical point in line with the closest point of the RV (including hitches, tip-outs/slides, tongues, overhangs, satellite dishes or other attached components). RV's must be positioned on the site with the hitch or driving compartment facing the HHPA roadway for egress.

b. Rear of Sites:

Sites 17 to 24 Cedar: Recreational Vehicles (including bumpers, ladders, and tip-outs/slides) and Structures such as sheds, gazebos and decks etc., shall comply with setback measurements as governed by the Village of Harrison Bylaw setbacks for C-3 zoning Front Setbacks (Hot Springs Rd), which is a minimum 7.5 metres (24.6 FT) from rear site boundaries (chain link fence). Current placement on these sites is grandfathered at a minimum 4 meters (13 FT). Recreational Vehicles and Structures, placed prior to April 8, 2023, are grandfathered in their current location. If/when moved or replaced, compliance with Village setbacks will be required.

Sites 24 to 34 Cedar: Recreational Vehicles (including bumpers, ladders, and tip-outs/slides) and Structures such as sheds, gazebos and decks etc., shall comply with setback measurements as governed by the Village of Harrison Bylaw setbacks for C-3 zoning Side Setbacks bordering residential property which is a minimum 6.0 metres (19.7 FT) from rear site boundaries (chain link fence). Current placement on these sites is grandfathered at a minimum 4 meters (13 FT). Recreational Vehicles and Structures, placed prior to April 8, 2023, are grandfathered in their current location. If/when moved or replaced, compliance with Village setbacks will be required.

Sites 302 to 328 Birch: As governed by the Riparian Areas Protection Regulation, February 2016, placement of Recreational Vehicles (including bumpers, ladders, and tip-outs/slides) and Structures such as sheds, gazebos and decks etc., is to be a minimum of 30 meters (98.4 FT) from the high-water mark of the Miami River. Current placement on these sites is grandfathered at existing site boundaries, plus 0.45 metres (18"). Additional information, re Miami River grandfathering, can be found in Rule 1.D.7

All other sites: Recreational Vehicles (including bumpers, ladders, and tip-outs/slides) and Structures such as sheds, gazebos, and decks etc., shall be placed a minimum of 0.45 metres (18") from the rear site boundary line, as determined by a park caretaker.

d. Temporary tents and pop-up canopies are exempt from any setbacks and shall only be placed within individual site boundaries.

e. All placements of Recreational Vehicles and Structures are subject to approval by a Park Caretaker. Any disputes over placement will be addressed and decided upon by the Board of Directors. Approvals for nonconformity will be based on extenuating circumstances only.

3. Wheels/Tires and Hitches: Wheels, tires and hitches shall remain functional and on the vehicle at all times.

4. Wastes: All wastewater and sewage shall be ducted by means of enclosed, sealed sewage connections. Members must ensure that the drainage system is odor-free. Park Caretaker will check the waste connection. While the member's site is occupied with an RV the sewer connection shall be hooked to the sewer line in the approved manner with secured approved fittings. When the site is not occupied by an RV, the sewer line must be securely sealed in an approved manner with secured approved fittings (see Park office for fittings).

5. Skirting: Skirting is permitted provided it can be removed easily. Plans shall be submitted to the Park Caretaker and approved before work commences.

6. Propane: All propane tanks and/or propane equipment shall comply fully with current government regulations and be placed on a sturdy base and secured. One (1) additional propane tank with a maximum

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capacity of one (100) pounds (45.45 kg) in addition to those attached to the RV shall be allowed for RV use. The Park Caretaker shall have jurisdiction over the placement of any auxiliary tank.

7. Awnings: Standard RV canvas or roll-up awnings and aluminum awnings are permitted. Approval is required for aluminum awnings prior to installation. Aluminum awnings shall be detached and able to stand alone to permit removal of the RV. Such awnings shall not extend more than (8) eight inches (20.32 cm) over the edge of the RV top and no more than (6) six inches (15.24 cm) in height above the roof of the RV. The maximum length of the awning is to be the trailer length excluding the hitch and the maximum width shall be 12 twelve feet (3.66 metres). The front edge of the awning shall not exceed the front of trailer excluding hitch. (See AGM May 22/95). Temporary canvas or vinyl tarps or bamboo blinds, if approved by the Park Caretaker, may be acceptable for the period from April 1st to Oct 31st each year as a wind break for side enclosures but may only have one side on at any time to block wind/rain (with the exception of mosquito mesh). See chart in office for suggested color choices. Existing attached aluminum awnings shall be modified to conform to the "free-standing" standard if at any time the RV is moved or detached.

D. Tarps: Temporary Protective tarps are permitted over RV's, sheds and boats from October 1st to April 30th. They must be removed by May 1st each year. Temporary use of such tarps during the regular season, not to exceed 14 days from the issuance of green card, shall be arranged through the Park Caretaker (i.e. if water leaks occur, etc.).

E. RV Roofs:

1. Permanent roof covers are not permitted in Harrison Holiday Park. Re-roofing materials used in the repair or preventive maintenance shall be consistent with products and materials used in the manufacture of RV's.

2. Auxiliary Roofs are permitted in Harrison Holiday Park, providing the following criteria are strictly adhered to:

- a. Auxiliary Roofs are to be constructed of lightweight metal and aluminum in a peaked design.
- b. The metal sheeting covering the roof is to be of an approved Park color.
- c. All trim and soffits are to be white or RV white (almond) in color.
- d. The slope of the Auxiliary Roof shall be between 4/12 and 7/12. For single level roofs, pony walls are not to exceed 20.3 cm (eight inches) in height, and for multi-level roofs, this dimension should be measured from the highest level where the pony wall sits. To provide ventilation, soffit vents and gable vents are recommended. Turtle vents and/or one or two cupolas may also be used.
- e. The maximum overhang on the front, back and sides of the RV, excluding tip outs, will be twelve inches (30.5 cm) where space permits and must not interfere with a neighbor's fence line.
- f. No part of the Auxiliary Roof may touch the ground. It must be attached to the RV in such a way as to allow the roof to be considered easily detachable. Due to heavy winds, the Auxiliary roof needs to be attached to the RV at minimum all four corners. It must be bolted through the bottom plate or rail of the auxiliary roof and secured with rust resistant welded metal chain. The bottom end of the chain must be fastened to the chassis or bumper if bumper is welded to the frame or bolted to minimum 1/4-inch angle iron to be positioned under the RV hitch or the front chassis the 5th wheel. Chain must be fastened to eyebolts with quick links and one turnbuckle at each corner. All roofs built prior to September 2nd, 2023, are grandfathered as is, but it is strongly recommended to bring it to these standards.

F. Gazebos, Pergolas and Barbeque Covers

- Must be prefabricated, commercially available and free-standing.
- Must be in park approved colours.
- Must be situated a minimum of 18 inches from a fence and 10 feet off the road.
- Cannot be anchored to the ground using cement.
- A site change form must be completed, and a green card issued prior to the addition of any gazebo, pergola or barbeque cover.

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1) Gazebos and Pergolas: One gazebo, no larger than 12' X 12', constructed of a metal or wood frame with a roof of metal, polycarbonate or canvas is allowed per site. In place of a gazebo, a pergola with a metal or wood frame can be constructed. Windbreaks of canvas, vinyl or roll down blinds may be acceptable. Enclosures and windbreaks MUST be approved by the Board of Directors or their designate. Should a member decide not to have an aluminum awning* (see 2.C.7), then two gazebos/pergolas, no larger than 12' x 12' each, will be permitted.

2) Barbeque Covers: One barbeque cover is permitted per site. It must be constructed of a metal frame with canvas, steel, aluminum, or poly-carbonate tops (NO TARPS). Barbeque covers shall not exceed 60 inches (1.53 metres) deep x 96 inches (2.45 meters) wide x a maximum of 107 inches (2.72 metres) high. These are the dimensions of currently available BBQ covers.

3. PARK USAGE:

A. Supervision of Youth: All persons under the age of majority must be under adult supervision during quiet hours and the parents shall assume full responsibility for any disturbance or actions that might occur.

B. Member Access/Gate Cards: Gate Cards and Keys: Each membership in good standing is issued with two gate/clubhouse cards and two bathroom/pool keys. No additional keys/cards will be issued. Non-functioning cards can be replaced or 'reset' at the park office, at no charge. Lost keys can be replaced for a fee of \$10.00 and lost cards for a fee of \$35.00, through the park office.

C. Guest(s) of Member:

Members are responsible for the gate access of their guest(s) at all times:

1. Guest(s), without exception, shall only gain entry to the Park if:

- a. They enter the Park with the host member.
- b. A member meets the guest(s) at the front gate.
- c. They have been assigned overnight guest privileges by the member and have completed the necessary registration documents. Forms and documents required shall be obtained from the office and retained in the member's file.

2. Persons under the age of nineteen (19) years shall not be permitted to stay overnight on a campsite unless accompanied by an adult member or guest of a member who shall be responsible for their conduct and well-being.

3. Guests with Recreational Vehicles on Park property: Guest RV's, with prior approval of the Park Caretaker, shall be parked in the specified parking area adjacent to the Park entrance for up to three (3) consecutive nights, four (4) times a year. No electrical or sewage services are provided. A permit must be purchased at the office for \$10.00 per night. (AGM Sep 2015)

4. Guests with Recreational Vehicle on Members Site: Space permitting, one extra guest RV may be situated temporarily on the member's site under the following provisions:

- a. Written approval of the Park Caretaker is obtained.
- b. To permit ready access by Emergency Vehicles all vehicles shall be parked no less than two (2) feet (.61meters) from the edge of the paved road. Exception: corner lots no less than three (3) feet (.76m).
- c. The unit may only be plugged into Park service facilities on host member's site.
- d. An extra RV shall be limited to three (3) nights duration four (4) times per membership year. A permit can be purchased at the office for \$10.00 per night. This privilege is not transferable from member to member or site to site. (AGM Sep 2015)
- e. Towing vehicles may be parked in the designated parking area near the entrance to the Park.
- f. It is the responsibility of the member of Harrison Holiday Park to ensure that their vehicle(s) and/or their guest's vehicle(s) are parked in strict accordance with the stated rules.

D. Prospective Members pending review of membership application: Applicants wishing to occupy the site of their choice and use Park facilities prior to interview by the Board of Directors shall, with the written

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approval of the terminating members, be registered as “guests” of the terminating members, pending the review of the application/transfer by the Board of Directors. Such occupancy of the site shall not exceed (30) thirty days from the date of application for membership in the Association.

4. FACILITIES USAGE:

A. Swimming Pool: Members and their guests shall comply with the posted Rules and Regulations as set out by the Board of Directors.

B. Clubhouse: Children under the age of 12, are to be accompanied and governed by an adult (19 or older). No skateboards, scooter, bicycles, or tricycles allowed, excluding disability scooters. For handicapped or disabled persons only, motorized chairs, wheelchairs and scooters are permitted. Members/guests using the clubhouse are expected to tidy up after themselves and return items to their designated place. Exclusive use of the clubhouse for private functions, shall be booked in advance through the office during office hours. Users shall be governed by the current Rules and Regulations.

C. Park Wood Fire Pit :

1. All campfires must be operated in accordance with the Village of Harrison annual Fire Permit issued to the Harrison Holiday Park Association and be overseen by a host.

2. The approval process requires the completion of a fire permit that outlines the rules the “host” must follow. No Campfires can be hosted without the proper form being completed by the host and approved by the Park Caretaker or his designate. Only a single membership can host a campfire at one time and must remain at the fire pit for the duration of their campfire.

5. SAFETY AND NEIGHBORLINESS

A. Vehicles and Roadway Standards:

1. The speed limit shall be eight (8) kilometers per hour for all vehicles including bicycles and other wheeled vehicles such as skateboards, scooters, roller blades and any other device used to propel an individual in a manner other than walking.

2. Vehicles and/or trailers shall not be parked on roadways. (Temporary parking available inside the Park entrance) To permit ready access by Emergency Vehicles all vehicles shall be parked two feet off the paved road except at roadway corners where the distance off the paved road shall be three feet.

3. All vehicles including bicycles shall use lights at night.

4. Roadways shall not be used as playgrounds.

5. All motorized vehicles must be operated by personnel holding a current MOTOR vehicle Driver’s License.

6. No-one is permitted to operate a vehicle on a Learners License.

B. Gas Fire Pits: Prior to installation of Gas fire pits or fireplaces, a Green card (see Section 1.A Changes to Campsite) is required. CSA approved portable self-contained units must be approved by the Caretaker.

C. Outdoor Lighting:

Outdoor patio decorative lights must be low wattage and spotlights must be shielded in a manner to prevent them from being an annoyance to neighbors or people walking or driving on the roadways and such lights shall not be left on overnight. Make certain all lights, including lights on timers, be unplugged if site is unoccupied for over 24 hours. Repeat offenses will be subject to a fine. However, during July and August members are encouraged to run energy saver lights on timers regardless if their site is occupied or not.

D. Firearms/Weapons/Fireworks:

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The discharge of firearms, fireworks and all weapons of any kind, whatsoever, is prohibited.

E. Noise/disturbances:

No member or guest shall be permitted to create such a disturbance as to be a nuisance to other members. Disturbing noises, eg. loud music, is not permitted to become an annoyance or nuisance to members of the Park.

Quiet hours are defined as: 11:00pm to 8:00am Sunday evening thru Friday morning and Midnight to 9:00am Friday, Saturday & Holiday Sundays

F. Pets: Pets should not be permitted to become a source of annoyance to members of the Park.

1. Dogs, when in the public areas of the park, shall be leashed and in the control of a competent person. Dogs shall not run free within the Park at any time.
2. Owners of animals shall be responsible for the prompt removal of feces deposited by the animals.
3. Dog barking shall be promptly curtailed by their owner or controller.

6. SALE OF MEMBERSHIPS AND/OR RECREATIONAL VEHICLES:

- A. The sale of memberships shall be in accordance with the Bylaws of the Association and approved by the Board of Directors.
- B. Memberships for sale will be listed with the Park Office. Each listing will cost \$20.00 and will be for the current season only. The actual sale is to be conducted by the selling member and that member will ensure all the appropriate paperwork is submitted to the Office. (Board Sep 2014)
- C. In the event of the sale or change of membership, the membership's cards, common keys and access cards of the seller, transferor or assignor must be turned into the Park Office.
- D. Membership card(s) and gate cards will be issued to the purchaser following the payment of transfer fees, the completion of documents, providing proof of liability insurance and authorization by the Board of Directors.
- E. The sale of recreational vehicles is the sole responsibility of the member/owner.
- F. Follow the ***HHPA Procedure for Sale of Membership*** document, available in the HHPA Office.
- G. Once members have followed the HHPA Procedure for Sale of Membership, members may also list their memberships for sale on social media sites such as Facebook, Facebook Marketplace, Craigslist, Kijiji, etc. Prior to using an outside site to advertise the sale of their membership, the member must follow rules 6. A & B. The selling member must submit an original copy of their listing or advertisement, including any updates, to the BOD for pre-approval prior to listing to ensure that it is accurate and compliant. Members will not be permitted to post any "For Sale" signage on or outside the HHPA Property other than what is allowed under Rule 1.H. Signs. Members must ensure viewing guests comply with Rule 3.C. Guests of Member. Members may not list their memberships with a Real Estate Agent.

7. BOAT STORAGE AREA

- A. Boat storage area is for boats and/or boat trailers only. No additional merchandise is to be stored in the area.
- B. Boat area is open April 1 through October 31. All boats and/or boat trailers are to be removed by October 31.
- C. A fee for use of the Boat Storage area will be levied as agreed by the membership at the Fall Annual General Meeting. The fee will cover the full season – April through October.
- D. Boat storage spots are for members only. The boat must be registered in the member's name or an immediate family member, who is registered at the office for the season. Boats and trailers shall be registered at the park office along with proof of insurance. (GM May 2014).
- E. Boat storage spots are first come first served. A maximum of one boat per site #.
- F. Members who currently have a spot must reserve a spot before the end of the season (October 31st) for the following year or they forfeit their spot.
- G. Members with a reserved spot must pay for the full season by May 1st (of the current season) or they

RULES AND REGULATIONS

forfeit their spot. Any refunds requested will be prorated over 7 months and there will be no refunds after July 1st.

H. Spots are non-transferable from member to member and can not be included in the sale of a membership.

I. In the interest of transparency, an up-to-date waitlist will be kept posted at the HHP office.

J. When a spot opens up, the first member on the list will be contacted by the office. The member will be given 1 week to respond to the message (phone or email). Failure to respond will be cause for the office to go to the next person on the waitlist. Any sharing of a spot must be worked out between members (including cost sharing) and both members must be in compliance with D above.

K. What boat goes in what spot will be determined by the BOD and/or Caretaker and may be adjusted from time to time.

8. MISCELLANEOUS:

A. Suggestions or concerns shall not be directed to the employees but submitted in writing to the Board Of Directors at bod@harrisonholidaypark.com or submitted to the office in a sealed envelope, addressed to the Board Of Directors. For any privacy related concerns, please submit directly to the Privacy Officer(s) at privacy@harrisonholidaypark.com or submit to the office in a sealed envelope addressed to the Privacy Officer(s). Forms are available at the office and on the website. All suggestions, concerns and compliments must have the submitting member's name, and site number included.

B. Members whose sites are on a Green Belt are responsible for the care of that Green Space. Members involved shall meet to arrange for the maintenance of that Green Space. This is not a Park Caretaker responsibility.

C. No member, their families nor guests shall actively conduct or advertise business on Park premises.

D. No member shall engage the services of an employee of the Association while the employee is on official duty.

E. Use of any Park equipment shall not be permitted without first obtaining the express consent of the Board of Directors or their designate.

F. The consumption of alcoholic beverages shall be confined to individual campsites and/or designated functions held in the Park common areas or the clubhouse following written approval by the Board of Directors or their designate.

G. Illegal substances are not permitted on Park Property.

H. Identification on Request: A person, when requested by a member of the Board of Directors or Park employee, shall give his or her name and site number.

I. Posting/Distribution of Notices: Notices, bulletins or letters of any subject or nature shall not be distributed or posted in the Park without the expressed approval of the Board of Directors or the Office Administrator. (AGM Sep2015)

J. Generators: The Association does not allow the use of generators, whether it runs on propane, diesel or gasoline, without the specific written permission from the Board of Directors or designate through the Park Office.

K. Winter Hydro: Members who do not pay their winter hydro usage by March 31st will not have hydro to their site turned on for the Park opening of April 1st.

L. Satellite Dishes: No satellite dish is to exceed (24) twenty-four inches and must be clearly within the members' site.

M. Hot Tubs, Spa pools and any type of pool with a heater or circulation pump is prohibited on individual member's sites. Pools with outside dimensions larger than 1.15 metres (45") in diameter are prohibited on individual member sites. Water depth not to exceed 20.3 cm (8"). Wading and cooling pools are to be emptied daily or treated with an environmentally friendly treatment to inhibit mosquito breeding. Water features with low voltage pumps, are permitted.

N. Designated Smoking Areas are: (a) only on your site, (b) Communal fire-pit area, and (c) gazebo by the bulletin board (at the front entrance). (GM April 2018)

RULES AND REGULATIONS

9. DISPUTE RESOLUTION

Disputes between members should be resolved at the first instance between the members involved. If this fails to find a compromised solution then the Park board should be asked to intervene to resolve the dispute. The final resolution arranged through the Board shall be binding but may be appealed once only. After the appeal is heard the final action shall be binding on the members concerned and shall not be changed by a future Board.

10. CURRENT FINES FOR VIOLATIONS OF THE CONSTITUTION, BYLAWS AND/OR RULES AND REGULATIONS OF THE ASSOCIATION

| <u>INFRACTION CATEGORY</u> | <u>REFERENCE</u> <i>(R & R = Rules and Regulations)</i> | <u>AMOUNT</u> |
|--------------------------------------|----------------------------------------------------------------|---------------|
| 1. Tampering with Park utilities | Bylaw A 8b) | \$150.00 |
| 2. Campsite & Changes to Site | R&R #1 | \$100.00* |
| 3. Safety | R&R #5 A, B & D | \$100.00 |
| 4. Recreational Vehicle | R&R #2 | \$50.00 |
| 5. Guests | R&R #3 C | \$50.00 |
| 6. Noise | R&R #5 E | \$50.00 |
| 7. Pool & Clubhouse | R&R #4 A & B | \$25.00 |
| 8. Pets | R&R #5 F | \$25.00 |
| 9. Site cleanliness and tarp removal | R&R #1 G | \$50.00** |
| 10 Park Wood Fire Pit | R&R #4.C | \$1,000.00*** |

* Plus a weekly fine of \$25.00 until infraction is corrected. This additional weekly fine shall also apply to all other categories wherever applicable.

** Weekly until corrected

- The President, the Caretaker and an additional Director, as appointed by the President, shall have the authority to levy the specified fines. No prior notice will be given.
- Fines unpaid within thirty (30) days notice thereof being given, shall be added to, and becomes part of, the member's dues (Ref. Bylaw C. 10, 1989).

***If HHPA receives a fine, the member(s) responsible will also be required to pay said fine.

NOTE: HHP does not invoice for any outstanding money. It is the Member's responsibility to ensure their account is up to date at all times.

BOARD OF DIRECTORS: _____ President

_____ Secretary

REVISIONS

| | | |
|-------------------------------|---------------------------|--------------------------|
| Approved : September 06, 1987 | Revised September 2, 2001 | Revised September 2006 |
| Revised: May 21, 1989 | Revised December 2001 | Revised September 2007 |
| Revised: September 20, 1990 | Revised September 2003 | Revised August 2008 |
| Revised: May 17, 1998 | Revised September 2004 | Revised May 2011 |
| Revised: May 23, 1999 | Revised May 2005 | Revised September 2013 |
| Revised September 3, 2000 | Revised September 2005 | Revised January 2016 |
| Revised April 2016 | Revised September 2016 | Revised April 2017 |
| Revised September 2018 | Revised June 2022 | Revised September 2022 |
| Revised April 2023 | Revised July 29, 2023 | Revised September 2 2023 |
| | | |