

Trinity Real Estate Holdings, LLC  
DBA Country Corner RV Park  
Rules for Seasonal Campers  
Effective May 1, 2013

1. **Alcoholic Beverages – May be used only at your campsite. No draft beer facilities are permitted. Do not walk around the campground with beer containers or other alcohol.**
2. **Artificial Flowers – are not permitted. Plantings are a welcome addition. The campground will be more attractive if left in a natural state.**
3. **ATV's – Are not permitted on the campground.**
4. **Bicycles - Bicycles are permitted. Bicycle riding must be done on main roads and not on other camper's lots.**
5. **Boat Trailers - may be stored in designated parking spaces only.**
6. **Campsite Rental - We have rented the campsite to you – not your relatives, friends or fellow workers. Please do not offer it to them. No sub-letting is permitted. No children of any age may use the trailer without the parent.**
7. **Car Washing – is not permitted. Trailer washing is allowed Monday through Friday until 3:00 p.m.**
8. **Chain Saws, Power Saws, Blowers may be used Sunday 3 p.m. until 8 p.m. Monday through Thursday 9 a.m. until 8 p.m. Friday 9 a.m. until 3 p.m. Saturday from 10 a.m. until 4 p.m.**
9. **Children – Parents are responsible for the safety and actions of their children and visitors. Children 8 and under must be accompanied to the shower facilities.**
10. **Decks & Sheds – must be built out of pressure-treated lumber only. No plywood or skids may be used. Decks and sheds may not exceed 10 x 10 or 100 sq. feet. Further, they must be 15 feet away from any structure. Decks and Sheds must be approved in writing prior to construction. Plans must be submitted to the office, at which time we will approve or deny your project. You must also obtain a building permit from New Lebanon Borough, they can be reached at 724-376-3856.**

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11. **Extra Campers.** - allows you to pay a flat seasonal fee for any person who camps with you frequently. The camper may camp only when the seasonal campers are here. Not alone.
  12. **Extra Vehicles** - two vehicles are permitted per campsite, space permitting. Visitor's cars and extra vehicles must be parked in area designated by management. Vehicles may not be parked on any roadway or block any other site.
  13. **Fires** – may be built in fireplaces and fire rings only, attended at all times, and extinguished before retiring or leaving campsite. You may not burn treated wood.
  14. **Firewood** - You may bring firewood in to your site. We do not allow sheds or enclosures for wood. Firewood is limited to the amount to be used in one camping season. If you cover your wood, please use a brown tarp only.
  15. **Fireworks** – Firecrackers or other types of explosives are not permitted on the premises.
  16. **Garbage** - Trash must be deposited in the dumpsters. A garbage can may be kept at the rear of your site for your convenience. Do not put anything in the garbage or dumpsters but garbage. Toys, furniture, batteries, tires, bicycles, appliances, oil, hazardous materials, etc. are NOT permitted.
  17. **Insurance** -- on camping unit is solely the responsibility of the camper. **THE CAMPGROUND DOES NOT INSURE YOUR UNIT.** We are not responsible for theft, vandalism, or damages to camping units, valuables or other property. The owners do not assume any responsibility for injury or accident to campers or their guest.
  18. **KITCHEN EQUIPMENT** – Stoves, refrigerators, etc. of any size, are not permitted outside.
  19. **NATURE.** Live trees and other foliage must not be defaced, cut or destroyed.

20. **MOBILITY OF TRAILER.** Do not remove tires, wheels, or hitching equipment from your trailer. If these are removed, the status and assessment of the campground will change.
21. **MOTORCYCLES and MINIBIKES** - Are permitted for entering and leaving campground only.
22. **MUSICAL EQUIPMENT.** Should be played for your enjoyment only.
23. **PAINTING** – Trees, rocks or other natural material is prohibited.
24. **PETS** – Must be kept on a leash at all times. They are not permitted in the shower facilities. ~~ALWAYS CLEAN UP AFTER YOUR PET.~~ Please respect others by keeping your pet controlled and quiet on your campsite at all times. If your pet can't be quiet in your absence, it must go with you. If your pet becomes a nuisance to other campers, it will have to be removed.
25. **PORTABLE SCREEN HOUSES** – are permitted but may not be of a permanent nature.
26. **PROBLEM CAMPERS OR NEIGHBORS.** Must be reported to the office. We cannot deal with the problem if we are not aware of it.
27. **QUIET HOURS** are between 11 p.m. and 9 a.m. See that your children are back at their site between these hours. Please be aware that late night campfires may disturb sleeping neighbors.
28. **SITE MAINTENANCE** -- Seasonal campers must keep campsite cleared of trash, debris and excess leaves. Grass mowing on your site is your responsibility.
29. **SITE ORNAMENTS.** Only a few ornaments are permitted per site. Excessive decorations detract from the natural beauty of the campground. If excessive ornaments are displayed, management reserves the right to request their removal.
30. **SMOKING.** Please dispose of butts in proper receptacles, not on the ground or on any porches. Smoking by minors is not permitted on the campground, with or without the parental consent. Your minor child may smoke on your campsite only.

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31. **SPEED LIMIT is 5 mph through out the campground, including entrance. Pedestrians have the right of way.**
  32. **TRAILER REGISTRATION must be kept up to date.**
  33. **UTILITY TRAILERS of any kind may not be stored on the campground at any time. If it is necessary to bring a trailer in for a weekend, it must be stored where designated by management.**
  34. **VACATING A SITE -- Camper must completely clear site of all personal belongings including deck, firewood, garbage, etc. NO LARGE ITEMS MAY BE PLACED IN THE DUMPSTER. If your site is not cleared, management reserves the right to charge a substantial fee for labor for cleaning the site.**

35. Camping Season – where in the campsites will be open for your stay from April 15, 2013 through October 15, 2013. Cancellation of the Seasonal Campsite Contract shall be refunded on a pro-rated basis. 30 day's notice required to vacate the campsite. There will be no refunds after June 15, 2013.

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Camper

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Date

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Camper

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Date