

God's Country

RV Park



Your Home Away From Home

Rules & Regulations

Arrivals & Departures

- 1) Check in time is 2:00 p.m.
- 2) Check out time is 12:00 p.m.
- 3) Daily/weekly and monthly rentals will be paid in full at time of site rental.
- 4) A deposit of \$150 is required for monthly reservations. Deposits will be waived for fees paid in full up front.
- 5) There is a maximum of four (4) residents per site. Our standard fee is based on two (2) adults. See current rates for additional charges.
- 6) Utilities for daily/weekly/short-term monthly lot rentals are included in fees. Lot rentals beyond one month require electricity to be activated by the guest.
- 7) Rent is due on the 1st of each month. A late fee of \$50 will be assessed on the 5th of the month if payment has not been received, plus \$5/day thereafter. Only credit cards, checks or money orders are accepted.
- 8) A Resident Data Form must be completed for all guests and kept on file with park management.

General Rules

- 1) Quiet hours are from 10:00 p.m. – 8:00 a.m. Please respect your neighbors. Loud noise/music coming from your lot, RV or car while driving in the community at any time, may be subject to a fine or removal from the park.
- 2) You may not assign or sublet your site.
- 3) We do not guarantee the same site if you extend. Please check with management for possible extensions.
- 4) Security deposits are collected against default and damage to the site. Deposits will be returned within 30 days of departure contingent upon a current account and a clean site.
- 5) Reservations cancelled within two (2) weeks arrival will result in a loss of security deposit.
- 6) There is a \$25 fee charged for returned checks. A cashier's check or money order will be immediately required to recover the amount of the returned check, including the \$25 fee and any other late fees applied to the account. If a check is returned, personal checks will no longer be accepted.
- 7) To protect sewer lines, only flush gray or black water and septic approved toilet paper. If you are caught flushing anything else, you will be asked to leave.
- 8) Consumption of alcoholic beverages is only permitted at your site.
- 9) Discharging or displaying firearms, paintball, B-B, pellet, air guns, slingshots, crossbows, bows or any other type of weapon is prohibited. Target practice is prohibited.

9392 State Hwy 87 S
Hemphill, TX 75948
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- 10) No hunting
- 11) Residents will be held liable for any damage to buildings, grounds, lots or water/electric meters if damage is due to their or their guest's/visitor's/children's negligence. Onerous, noxious or offensive activity, excessive noise, abusive language, interference with other tenants, disturbing the peace and willful or careless destruction of property in any manner will be cause for eviction. If law enforcement authorities are called for a disturbance at your site for any reason, you may be required to vacate the park immediately.
- 12) God's Country RV Park is a service-oriented business and therefore does not have a tenant/landlord relationship with any daily/weekly/monthly guests.
- 13) Owner reserves the right to change the rules and rates without notice.

Parking & Vehicles

- 1) One (1) vehicle limit on each site plus your RV. Overflow parking may be available - please inquire at the office.
- 2) UTVs or 4 wheelers may only be operated in the park with permission of the site manager.
- 3) Golf carts are allowed and must be registered with the office.
- 4) All vehicles must be in operational condition and RVs should maintain current registration, inspection and license plates.
- 5) Vehicles may not protrude from RV site into the flow of traffic.
- 6) No mechanical repairs will be performed on site. Check with office for extenuating circumstances.
- 7) Speed limit in the community is 5 mph. Please watch for any children or pedestrians in the area.
- 8) Parking is allowed in designated parking areas only.
 - a. Parking in vacant RV sites will result in being charged the daily rate and/or vehicle being towed.
 - b. Parking on the grass or in the street may result in a fine and/or towing.
- 9) Semi-trucks, flatbed trailers and other large vehicles are not allowed in the park.

RV and Site Maintenance

- 1) All RVs accepted into the park must be in good condition. We reserve the right to refuse service to any unit based on its appearance and/or condition.
- 2) Proper leveling blocks are to be used to level a vehicle.
- 3) Pressure regulators are required for your water connection.
- 4) Texas State Law requires that your sewer and/or gray water hose be kept in an accordion and have a sewer connection (sewer collar/donut) attached to prevent sewer gasses from escaping.
- 5) Only fully contained fire pits with covers/spark arrestors are allowed. No fireplaces or chimeneas.
- 6) Outdoor items should be neat and orderly. Mats and satellite dishes should be kept on your pad or gravel. No clothes lines are permitted.

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- 7) Your site must be neat and litter free. Trash should be deposited in the dumpster on site.
- 8) Please put all cigarette butts in a proper container. Do not throw them on the ground.
- 9) No storage containers are allowed on your site without approval from the office manager.
- 10) No outbuildings, fences or structures may be erected without approval from the office manager.
- 11) No A/C window units are allowed without approval from office manager.
- 12) All cords, cables and hoses should be bundled. No light duty extension cords allowed.
- 13) Ladders are to be attached to the rig.
- 14) Skirting is not allowed.
- 15) Pet fencing must be approved by the office manager and should be neat and orderly in appearance. Please contact park management with plans prior to constructing any fencing.
- 16) No swimming pools or trampolines are allowed on your site.

Pet/Animal Rules

- 1) All pets are to be approved by the park management at time of check in. Certain breeds will not be allowed in the park, e.g. Pit Bulls, Rottweilers, Dobermans, Chows, etc. This is not meant to be a comprehensive list.
- 2) All pets/animals are to be on a leash which will be in the control of the owner at all times while outside the rig. Animals are not to be left unattended outside the RV at any time, even if leashed.
- 3) To avoid a fine, please clean up after your pet/animal on your lot and while walking.
- 4) Dogs that constantly bark or become aggressive towards other guests or pets will be asked to leave.
- 5) There is a two (2) pet limit. No animals larger than 40 lbs. are permitted.
- 6) Certified service dogs are permitted with approval of park management.
- 7) A Pet Policy Agreement must be completed and on file with park management.

BBQ/Grilling

- 1) Only use your grill outside.
- 2) Active grills must be 10 feet away from a combustible structures/RV. No grilling on decks or under RV covers/barns.
- 3) Maintain a 3-foot safe zone around your grill.
- 4) Grills must be attended at all times. Never leave unattended.
- 5) Coals must be fully extinguished **before** disposal.
- 6) Grills should be maintained and cleaned after each use to prevent grease fires.

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