

Bryn Gynog Park Rules

The rules have not been compiled to place unnecessary restrictions on residents, but rather to ensure that they may live peacefully and safely in unspoiled surroundings. As park home residents live in closer proximity with other residents than house dwellers, certain rules have been compiled for the resident's interests, others for safety reasons some to preserve the Community and others necessary to preserve the visual amenities of the park. We are sure that, provided the rules are accepted in the right spirit, our park will continue to be a harmonious safe community.

1. Mobile Homes must be kept in a sound & clean condition: decoration and external colour must be maintained. The Resident is responsible for maintaining the pitch in a tidy condition, free of refuse and litter. Private gardens and parking areas must be kept tidy.
2. Wheels must not be removed, nor may the Mobile Home be re-positioned.
3. No external alterations or additions to the Home's structure may be done without prior consent by the Park Owner.
4. No porches, extensions, sheds, fences or any structure shall be erected without the written consent of the Park Owner.
5. Cars must be parked either on the main parking areas or bedside each home, where a car plot exists. All vehicles on the Park must be fully taxed and insured. Unroadworthy vehicles may not be positioned on the Park. No major repairs may be carried out in the main parking areas and no fuel or oil split on such areas. Cars must at all times be parked so that vehicle access points remain unobstructed. Access to vacant bases is not allowed.
6. No commercial business may be carried out from the Park. No advertising boards may be erected on the Park.
7. The Resident is responsible for the disposal of all household and garden rubbish into refuse bins within the bin enclosures on the Park. No rubbish to be deposited on the grounds of the Park. Very large objects that do not fit into a refuse bin e.g. chairs, tables, stoves, etc. Must be disposed of by private refuse collection.
8. No waste water to be discharged anywhere onto the Park.
9. The Resident is responsible for the lagging of exposed water pipes from the 'stop tap' onwards and for sewage and drain pipes from ground level upwards.
10. Following the connection of the Park Home to the mains supply no other wiring may be added. Connections within the meter boxes must not be tampered with. 'Over loading' of incoming trip fuses must be avoided. Upgrading of fuse ratings cannot be allowed once the caravan has been connected. All electrical installations must comply with the requirements of the Electrical Board.
11. Persons under the age of 50 years as not allowed as an occupier as the park is intended for retired and semi retired. Children are not permitted as residents on the site.
12. No new residents may move onto the park with pets. No poultry or other animals allowed to be kept on the Park. Dogs must be kept on a lead at all times whilst on the Park and must not be allowed to foul the Park.
13. All Park Homes must be equipped with a fire extinguisher that is serviceable at all times. Also smoke detectors must be fitted to all Homes. All chimney flues and cowls must conform to current regulations. The resident is responsible for conforming to these regulations.
14. Residents must use due discretion to other Park users when drying washing in the open air and not obstruct pathways etc. During the course of drying.
15. The owner accepts no liability for the loss or damage to the property of the Resident that may be due to the actions of a third party. All homes must be fully insured and proof of which must be available to the Park Owner.