

2021 Seasonal Camping Policy

1. Debonair Campground's 2021 season operates from 2:00 pm Apr. 16 to 8:00 pm Oct. 11. Vehicle traffic is closed off-season. Opening date for vehicle access may be extended due to snowed or soft road conditions. Campground electrical outlets & waste dumping inlets are not in operation off-season. Water hook-ups, waste dumping inlets, flush toilets and showers are in service during the open season after the ground has thawed and there is no more risk of frost. Do not dump into the septic system in Moe's Place or Dump Station until the campground water system is operational and the underground pipes have thawed. The House/Office outside water taps is available anytime.
2. No parking on the campground roadway. From May Long Weekend to September Long Weekend, ALL vehicles MUST have a Debonair Vehicle Permit whenever parked anywhere in the campground anytime. Please refrain from using the visitor's parking lots if you have space in your campsite. No parking in vacant sites or other people's driveways without permission. If you have guests from vehicles parked outside the campground, you are required to ask them to leave immediately or get a vehicle permit and park in the Parking Lot. Highway Parking greatly reduces pedestrian/vehicle visibility.
3. Be respectful and considerate of other campers. Please remind your children to not litter, damage property, or trespass on/through other people's campsites (including sites of absent tenants). Any activity or noise which may affect the comfort of other campers is not permitted. Your favorite music is often not your neighbor's; therefore, loud music and/or shouting are not allowed anytime. Misusing, tampering, defacing, moving, or altering management's or other people's property is not tolerated. Inappropriate behavior will not be tolerated on or off your site. Anyone exhibiting violent behavior will face an immediate eviction and the involvement of law enforcement. You (leasee) are responsible for the behavior of your guests and site's occupants. Construction, use of chainsaws or other loud equipment are prohibited from the hours of 8:00 pm to 10:00 am. Blowing off fireworks/firecrackers or Chinese/Sky lanterns is prohibited. *Quiet* time is from 11:00 pm to 10:00 am. Audio equipment and noisy activities are prohibited during *Quiet* Time. Generators are prohibited. Debonair Management reserves the right to limit the number of people on a site at any time.
4. Policy violators or suspicious persons should be reported to management immediately. We ask that all complaints and concerns be directed to management. This allows us to deal with your concerns both expediently and efficiently. Please call/text 204-793-3398 anytime to report loud or offensive activity while it is happening. Your call/text will remain anonymous. Debonair Campground reserves the right to have any person vacate the campground for 24 hours effective immediately upon violation of any of the campground's regulations.
5. Please look after our forest. A permanent eviction will be given to anyone creating additional space, including paths, by destruction or removal of live trees or brush without permission. Brush is damaged when stepped on/through repeatedly or used as storage space. Trees are damaged when the bark is stripped or when nails/screws are driven into them. Cords tied around live trees will in time induce choking. It is the leasee's responsibility to regularly inspect and loosen or remove tight cords tied to trees in and around their site. Please notify us of dead trees around your site. If the tree is determined dead upon inspection, we will cut it down under our guidelines. In some cases RV's are required to be moved off the site during the tree removal procedure.
6. Dogs are allowed in the campground providing they are friendly, do not continually bark and are kept on a leash. Help prevent environmental contamination by picking up your pet's feces. Carry disposable bags while walking your pet. Pets are not allowed in the public washroom/shower facility, or on the beach. The "beach" includes both ponds as well as the sand surrounding the ponds. Children play in the sand and sunbathers recline in it. A single gram of pet waste contains an average of 23 million fecal coli form (for example E. Coli) bacteria.
7. Your site must always be tidy and free of open storage including behind/beside/underneath structures. The bush is not part of your site and should never be used as such. Wild vegetation growing within a gravelled campsite including driveways must be **destroyed** (not just cut). Round-up, using proper procedure as per manufacturer's instructions is recommended to control unwanted growth. Sod or loose soil is **NOT** permitted on most campsites. Flowers must be planted in containers with bottoms, not in the ground. Fallen leaves within your campsite must be raked by May 15. Please do not rake/blow leaves into the bush. A maintenance fee will be charged to campers neglecting their campsite.
8. Debonair campsites are single family occupancy. However, an occasional second RV for guests is permitted providing they register with and pay camping fees to Debonair Campground. One small sleeping

tent for your children or occasional guest will not be charged however a second or more will. Dining tents not used for sleeping are no extra charge. You must inform management in advance of anyone using your campsite in the event you and your spouse are both absent. You must submit dates expected and name(s) of the individual(s). Upon arrival, they must check-in with the office if they are not a child of the lease and pay camping fees. The behavior of said guests will reflect back on the leasee. All damages caused by your guest(s) will be billed to the leasee. Anyone not registered in this manner will be evicted immediately.

9. One of Debonair's vision is a cleaner greener campground. We have cigarette ashtrays as well as garbage and recycling receptacles throughout the campground. Garbage **MUST** be put in plastic bags, tied, and then deposited into garbage barrels along the roadway. Disposal of propane tanks, tires, mattresses, furniture, major appliances and other large objects is your responsibility. Please do not move garbage barrels to other locations. The Garbage Truck collects on Mondays, Tuesdays on Long Weekends and only during the campground's operating season. Do not leave garbage in the campground off-season. An indication or reminder of this is when the garbage barrels are upside-down. Fires are only allowed in firepits. To dispose ashes, transfer once cooled into plastic bags, then place beside (not inside) garbage barrels. Please do not dump ashes into the bushes. Water balloons are prohibited throughout the campground.

10. Flawed electrical cords or water hoses **MUST** be replaced or corrected immediately. For safety and maximum capability of amperage, a heavy-duty 10-gauge electrical extension cord is recommended (12-gauge is the minimum accepted). Coiled cords, octopuses & live open sockets are hazardous and not allowed. No major electrical appliance outside your camping unit, except for one fridge, is allowed on a campsite. Fridges will be charged a \$50.00 annual fee, unless it is sheltered with a minimum of 3 sides and a roof. Older style fridges that do not open from the inside **MUST** have a pad lock on them to protect children. **Electric portable heaters are a major fire hazard therefore should NEVER be left on unattended or when everyone is asleep.** It is much safer practice to use your RV furnace. The Policyholder will be held accountable should a fire arise from an unattended electric heater. On 30-amp sites, electric hot water tanks and AC must never be run at the same time. Heaters or ACs are not allowed in non-insulated structures such as gazebos, sheds, etc. When no one is inside the RV, you are required to turn off the AC, or at the very least, set it to its lowest setting if you are nearby and **completely off** when you are away for a lengthy time. Additional fees will be charged to those who do not comply.

11. Outdoor string lights must be LED. Please have your lights turned off during daylight hours and whenever you are away (including timers). A reasonable amount of dim, glowing lights creates a relaxing camping ambiance. You are required to limit your outdoor lighting and turn them off or down before bed.

12. Should you wish to pull your camping unit out for any length of time, it is imperative that you advise management of the time it will be gone. Failure to do so will be assumed you have left for the balance of the season and have handed over your lease to the campground owners. Items left behind will be discarded unless prior arrangements are made with management.

13. In order to preserve our PICNIC tables, we ask that you remove any tablecloth whenever you are away (holds moisture and induces rot), and never drill holes, tack staples, nails, screws, etc. into them. It is also prohibited to drill, screw, nail into SITE NUMBER posts.

14. Off-road vehicles including golf carts are prohibited in the campground except for the ones used by staff & management. Mobility scooters are allowed but only for people with physical disabilities.

15. The outside of RV's and structures must be kept clean, visually appealing, and in good physical condition. Debonair Campground reserves the right to enter & inspect campsites at any time. Tarps or covers over trailers and structures are only permitted off-season however not recommended (holds moisture and in time will rot). Washing vehicles (except for RV's) is not allowed in the campground. You are responsible for insuring your camping unit, structure(s), and personal belongings on your campsite. We are not responsible for accidents, theft, break-ins, or losses.

16. Management may give a permanent eviction or not renew your lease for any infraction/s of this Policy. The leasee in this case, will be given 7 days from the day of notice to remove all possessions. In the 7-day period, management will inspect the site and assess any damages. All money owed must be paid in full before belongings can be removed. Any possessions left after 7 days become the property of Debonair Campground.

17. Limited structures may be added to campsites only with permission. Structures not meeting specifications will be asked to reconstruct or be removed. A structure fee according to size will be charged annually, except on RVs, limited fridge or firewood shelters, and temporary Metal, Wrought Iron or Canvas Screened or Garden Gazebos, which are no extra charge. Structure information, limitations and fees can be found on our website [here](#) or picked

up at the Office. *ALL structures must be approved by Debonair Campground management prior to building or adding on to your site.* New size limitations on Decks, Sheds and Gazebos are in effect from this policy's amendment. (Policy 17 amended on May 5, 2020)

18. Permission is required prior to spreading stone/gravel or other material onto your campsite. Once the material is on your site, removing it is not allowed unless instructed to by Management. Carpets are not recommended on campsites. If you do want carpet Outdoor RV carpeting is recommended. Outdoor carpet is an ideal place for mold, moss and mildew to attach themselves thus becoming unsanitary and unsightly. Moisture underneath carpets also attract worms which bring up dirt to the surface.

19. Use of the Playground Equipment and Beach Pond is at your own risk. Children under the age of 12 must be supervised by an adult when playing near or in the pond. Beach: No swimming after dark, NO DIVING, never tip the slide over, and never leave any belongings or garbage (including cigarette butts and CHERRY PITS) on the beach. Absolutely NO glass bottles allowed on the beach (unless stored in coolers). Guests must be accompanied by an adult seasonal camper.

20. Only emergency messages will be delivered to campsites. All other messages will be posted on the note board next to the Camp Office. We are not always available to receive messages or seek people; therefore, Debonair Campground is not responsible for undelivered or missed messages.

21. It is Debonair Policy to **not** release campsite numbers without prior permission from the leasee. All other personal information supplied to us is for our own records and shall be retained only for as long as necessary.

22. Seasonal Campsite Renewals must get to Debonair Campground's office no later than Apr.1st of next year in order to renew next season's lease without the risk of losing your site and deposit. Non-renewals who have paid the storage/reservation fee will need to vacate all possessions prior to next season's opening date (date may be extended if road conditions do not permit) or risk paying extra storage or camping fees.

23. Sale postings of on-site RV's and buildings/structures are not permitted in the campground. If you would like to sell your trailer/building(s) on-site, please submit info to Management along with a \$100.00 plus GST, Lease Transfer Fee. Unacceptable condition of a site, below par condition or age of structures, trailer, etc. may prohibit a Lease Transfer. Once approved, the seller's information will be posted on Debonair Campground's Website. Printouts of "On-site Trailers for Sale" are available to anyone upon request. The potential new tenants must be approved by Management. All outstanding fees (if any) must be paid in full, parking permits be handed in and a lease transfer agreement signed by all parties involved. The approved purchaser must pay a \$100.00 plus GST, New Account Administration Fee, before occupying the site.

24. A fee of \$400.00 is required no later than Oct.1st. to store belongings and/or hold your site until April 1st. Lease Renewal Privileges are not guaranteed without payment in our possession by Oct. 1st. This payment is non-refundable after Oct. 1st. Only payments received by Oct.1 will be converted into a deposit on next season's lease. Forwarding payment long in advance is advisable to ensure on-time payment. Policyholders who have not paid their \$400.00 fee by Oct. 1st must have all possessions removed from their site no later than Thanksgiving Monday. Any belongings left behind after this date becomes property of Debonair Campground.

25. Debonair Campground offers an optional Time Payment Plan (\$20.00 handling fee). This plan is an agreement to pay two pre-set installments (Apr.15 & July 1) on a FULL season's rent. A variety of Budget Winter Payment Plans (plus \$20.00 handling fee) for next season's lease is available in September/October upon request. All prepaid amounts are refundable except for \$400.00 (storage/reservation fee) with a dated letter/email of intent to not renew, which must be received by Apr.1st of the year payments are made for.

26. Cannabis as per Manitoba Provincial Legislation is permitted providing consumers are of legal age of 19 and can only be consumed in a private area residence. (Trailer or tent) which includes back yards (Site). Smoking or vaping cannabis in public places is PROHIBITED. No smoking or vaping on the BEACH, streets, playgrounds or Hotspots. Again, this is a family park.

27. Please inform us immediately of any phone or address changes (including off-season).

28. Leaseholders shall not be entitled to any refund or rebate from any unused portion of this seasonal lease for an early departure or eviction.

Please feel free to ask for clarification on anything that may be unclear regarding this policy.

We look forward to making your stay at Debonair most enjoyable. Happy Camping!