



SEASONAL PITCH AGREEMENT 2022 (incl electric hookup)

Seasonal Pitch prices for 2022 will be from **£2,450** including VAT, 10amp electric hookup, and the initial siting of the caravan on the seasonal pitch. Any additional adjustments to this position may incur a further charge. A non-refundable deposit of **£350** is required to book a pitch. The balance **MUST** be paid on or before 1st March 2022. We reserve the right to re-let the seasonal pitch without refund if the balance is not paid prior to the season start date.

All of the normal storage and site conditions apply to Seasonal Pitch customers; therefore you will need to have a copy of the Storage Conditions and Booking Conditions, which are available from Reception. Please make sure you read these thoroughly. During the term of this Agreement, the customer agrees to adhere to the Rules, Terms and Conditions as set out in our brochure published annually, or on our website www.royalresorts.co.uk

A limited number of seasonal non-electric pitches are available. Please contact us for further details.

1. Only ONE electric lead is permitted per caravan and this may only be used when the caravan is in use. Electric leads left plugged in when the pitch is unoccupied will be liable to incur a £20 disconnection charge. Stowford Village will not be liable for any loss or inconvenience caused by a disconnection. Cables must be stowed at all other times to allow for pitch maintenance. Multi-electric connectors must NOT be used on hook up boxes. THE USE OF ANY DOMESTIC APPLIANCE (e.g. freezer, washer, dryer) IS STRICTLY PROHIBITED. THE USE OF HEATERS IN AWNINGS IS NOT PERMITTED.
2. Family and close friends are welcome to use the van should you so wish. However, we do NOT permit renting out of vans. Please ensure that all guests respect the privacy of neighbours and keep noise to a minimum, particularly after 11p.m. Any persons whose behaviour we consider to be detrimental to the interests of other guests will be asked to leave. There must be no cycling, skateboarding, or ball games between vans or on the grass areas around pitches.
3. Dogs are welcome on our seasonal pitches, accompanied by responsible owners, who must ensure that their dogs are on a lead at ALL times, and never left unattended on any part of the site. Dogs are NOT allowed in the campsite toilet blocks. PLEASE ONLY EXERCISE YOUR DOG IN THE DESIGNATED AREAS. Please do NOT permit your dog to foul any pitch. All fouling must be collected and disposed of using the bags and bins provided.
4. Slabs may ONLY be used inside the awning and may NOT be used under storage boxes OR as walkways/patios. If additional slabs are required they must be purchased privately from a local builder's merchant. ANY slabs found outside the awning area WILL be removed. The use of pebbles, or shingle etc on a seasonal pitch is NOT permitted as they can cause damage to caravans during grass cutting. Wooden decking may NOT be constructed on any of our seasonal pitches. If unauthorised decking is found to be on any seasonal pitch, you will be asked to remove it. No other construction of any sort (particularly digging out or any excavation) is to be undertaken on the pitch.
5. Only ONE storage box is permitted on each pitch.
6. We would recommend that awnings are not erected until MAY and are taken down during September. Awnings WILL require extra roof support poles to prevent water collecting on the roof canvas; we recommend that these are spaced every 20 - 24 inches. Space MUST be left between pitches, please bear this in mind when erecting awnings, & particularly annexes, to keep the firebreak area clear. Windbreaks and Gazebos may ONLY be used when the van is occupied, and MUST be stowed away when the van is unoccupied. Stowford Village will take down any windbreaks left up and we will charge £20 to do so. Gazebos must NOT be used with ANY sides or groundsheets. Stowford Village will not be held liable for any damage to caravans or awnings.
7. A maximum number of 6 people are permitted on any one pitch. Please note that we will no longer permit the use of any tent on a seasonal pitch, regardless of size. Motorhomes are NOT permitted on a seasonal pitch.
8. The use of a hose pipe or pressure washer on a seasonal pitch is not permitted. Any multiple water adapters or drainage pipes in use will be removed.
9. Stowford Village will endeavour to mow the grass weekly, and the undersides of caravans must be kept clear. It is the responsibility of the seasonal pitch holders to tidy the grass around their caravan and awning. Pitches should be kept as neat and tidy as possible at all times.
10. Personal rubbish must be disposed of in the green trailers or recycling where facilities are provided. PLEASE DO NOT PUT ELECTRICAL EQUIPMENT, CARPETS, AWNINGS OR BATTERIES IN THE GREEN TRAILER. THESE CAN BE TAKEN TO ILFRACOMBE RECYCLING CENTRE.
11. WE DO NOT PROVIDE PITCHES FOR CONTINUOUS USE OR FOR PERSONS WORKING IN THE AREA. We will not accept a caravan on a seasonal pitch if wider than 2.30 metres such as twin axle Burstner, Knaus, Tabbert, Hobbies and other similar vans. The Bailey Retreat will be the only exception to this rule.
12. Security - We strongly recommend that you fit a substantial proprietary brand of hitchlock as a minimum requirement. Seasonal Pitch customers are also advised to consider fitting a wheel-clamp whilst your caravan is on pitch; please remember that we do NOT hold wheel-clamp keys and that you will need to remove the wheel-clamp before your caravan is towed back to storage. Hitchlocks and wheel-clamps will need to be oiled at least twice during the season.
13. It is essential that your caravan has a gas & electric check and the minimum of a chassis service every year.
14. The customer must certify to Stowford Village that the caravan is subject to an insurance policy that is a minimum of Third Party Liability and that the policy will remain valid for the term of the Agreement. Please supply a copy of your caravan insurance EACH YEAR for our records. The customer will also undertake to display a conventional "Ministry of Transport" type registration plate on the back of the caravan.
15. Seasonal pitches are NON-TRANSFERABLE, and a caravan may not automatically be accepted back into storage. If a third party buys your van, then it must be removed from the seasonal pitch. The display of "for sale" notices in your van is not permitted whilst on-site.
16. Customers must inform the site of any change to the unit or registration number as well as any contact details.
17. Stowford Village reserve the right to withdraw the availability of a seasonal pitch at any time or to terminate this Agreement without explanation.
18. DATA PROTECTION ACT - Storage customers' names and addresses will be stored on computer for administration and for purpose of future mailing distributions by Stowford.
19. When a tow off is requested the caravan must be left ready with the corner steadies raised and no other restrictions. In the event we are required to lift the corner steadies, re-site the caravan or move your pitch you will be charged the standard call out fee of £30 inc VAT.

By accepting a seasonal pitch you agree that you have read, understood and will adhere to, the terms and conditions of this Agreement. We reserve the right to change these terms and conditions at any time, and you agree to abide by the most recent version.