

## Glen Tualatin Park Rules & Regulations – 2016

1. Glen Tualatin Mobile Park has been declared an adult park under Federal regulations. It is intended and operated as an adult park, which means at least one member of the household has to be at least 55 years old and there are to be no children under the age of 18.
2. Electricity is charged on a separate meter in accordance with scheduled rates set forth by the electric power company. The charge is to be paid every month or when due.
3. Tenants are responsible for their visitors including children and pets. Visiting children are not permitted to play in the street.
4. Drunkenness, immoral conduct, loud music, or other loud noise or conduct causing a disturbance or annoyance to other tenants shall be cause for eviction. All state and local laws shall be observed.
5. Tampering with park fuses, electric service, or connection is strictly forbidden. Please contact the office in case of trouble. Electric cord must be in first rate condition heavy enough to handle the load on the mobile home.
6. Each mobile home must have a no-freeze heat tape on the water line. Continuous running of water to prevent freezing is forbidden. If not heat tape is installed, an additional charge will be made during winter.
7. All evaporative coolers placed on mobile homes must be equipped with circulating water pumps.
8. Connections to oil tanks must be tight and no oil may be spilled on the cement patio or ground.
9. Any tools loaned to a tenant must be returned promptly after use.
10. Soliciting in the park is limited. Permission must be obtained from the manager.
11. Washing machines, laundry tubs, and filters on dryers must be cleaned thoroughly after each use. Clothes lines are not permitted in spaces.
12. Mobile homes must be kept clean and in good repair, yards neat, lawns mowed and watered. Any lawn left untended may be cared for by management, and a charge will be made. Grass clippings and other plant material shall not be left on sidewalk or curb area.
13. All garbage must be wrapped/bagged deposited in proper container and lid tightly closed (state law). Tenant agrees to pay the charges on any additional garbage cans used at his space.
14. All building, remodeling, or alterations on your space are limited by state and local law and by the rental agreement. If desired, please inquire at the office.
15. The park has a 15 mile per hour speed limit which must be observed at all times.
16. Two vehicles allowed per space. No overhauling of vehicles or noisy or non operating vehicles will be permitted. Vehicles may be washed and oil changed only in the area designated for the purpose and waste is to be properly disposed of. Street parking is prohibited.
17. Tenant's mobile home and equipment are his own responsibility. Service charges will be made for any work performed by management on the property of the tenant.
18. Tenant must notify management of any anticipated extended absence from space in excess of 7 days. The notice shall be given no later than the first day of the extended absence. Arrangements for payment of the rental during the absence must be made prior to leaving.
19. The hours of 10 pm to 8 am are designated as quiet hours in the park. No loud noise shall be made during those hours by a park resident or guest.
20. Skirting and awning must be installed on every mobile home within 30 days after set up at Tenant's expense.
21. Nothing may be stored beneath the mobile home.
22. Check with Manager before using the recreation building. Once permission is received, fill in appropriate information on the rec hall calendar.