

# Rules and Regulations for Owners at WBCC

## General Rules

1. Quiet time for the whole park is 10:00 pm Sunday-Thursday, and 11:00 pm Friday and Saturday. Holiday weekends quiet time is 11:00 pm. Owners are responsible for your guests and providing the rules to them. Owners are responsible for any damage done by themselves, their dependents and their guests.
2. All lots must be maintained, mowed, kept free from weeds and debris. All vehicles upon a lot must have current registration tags.
3. **NO** fences between property lines are allowed.
4. Leaves, brush and ashes may be disposed of at Pelican Lakes Conservation located at 7947 DAKOTA DRIVE, BREEZY POINT. **NO DUMPING in CLUSTER #1 & 2 of any kind allowed.**
5. Fires are permitted in fire pits, grills, and rings only. **DO NOT** place non-burnable materials in these designated areas. All fires must be fully extinguished if you are leaving your campsite for the night. Ashes will be taken at 7947 Dakota Drive. Do not dump in the dumpsters or the woods or trail.
6. **ALL** pets must be leashed and under control at all times, or in a kennel on the owners' lot. Owners, PLEASE pick up after your pets, especially dogs. Carry "poop" bags with you and use them. On the walking trails, some owners have been letting their dogs run free in these areas. **They MUST remain leashed!**
7. Be **RESPECTFUL** and clean up after yourselves in restrooms, clubhouse, pools and common areas.
8. Speed limit on campground roads is **5 MPH** for all vehicles.
9. Campground Owners are responsible to:
  - A. Notify Whitebirch Inc. of all address changes
  - B. Make sure when selling your lot, that the new owners get copies of By-laws and Rules and Regulations from the campground office.
10. Dumpsters are available at each campground for bagged campground household garbage only. **No tires, batteries, building supplies, appliances, etc.**
11. No Campsite may be rented or leased to another person.
12. Temporary storage is available for a maximum of 7 days in a row, and is located in Cluster #1 near the tennis courts.
13. **NO** discharge of fireworks, firearms, paint guns, bow and arrow or any other type of weapon is allowed within the campgrounds. This includes pellet guns, BB guns, Potato guns and the like.

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14. **NO** commercial advertising or political signage, banners or flags are permitted on sites other than name, block and lot, see #15 for exception. A bulletin board is available at both campgrounds for miscellaneous announcements and advertisements. Please date your posting.
15. For Sale Signs for property being sold, are only allowed in the window of your unit. Signs may not be posted on trees, decks, lawns etc. **Place in Camper windows ONLY!!** This is in the by-laws.

## **Campsites and Accessory Structures**

16. Owners should have only one permanent Camper/RV on their sites. No campsite shall be occupied by more than one camping unit at any given time, per the By-laws.
17. Sheds, screen houses, MN rooms, campers, and motor homes, **shall not be less than 10' from back property line, 5' from side lot line, and 15' from front property line, not from road. Overhangs on accessory structures shall not be more than 4'.**
18. Campground and City of Breezy Point permits are required for all accessory structures on your property. This includes everything, (shed, deck, screen house, etc.) except the camper on your lot. Owners are responsible for determining the proper place to locate all structures. Pick up building permit forms at the campground office.
19. On-site storage is available in Cluster #2 for a yearly fee of \$125, starting May 1, 2021. See Campground Management for the registration application. Yearly fees are due during the month of May each year.
20. No trailers shall be stored or parked in the right of way.

## **Amenities and Recreation**

21. An adult must accompany all children under the age of 14 using the pool area.
22. **No** glass, food, or smoking in Pool Areas. Clean up after yourself.
23. **NO** 4-wheelers allowed on trails between Parks. These trails are for golf carts, bicycles and foot traffic only.
24. **ALL** recreational vehicles must be registered, and have the Owners' block and lot number clearly visible on the rear of vehicle for identification purposes. **All letters and numbers must be a minimum of 2" tall.**
25. The age requirement to drive a golf cart within the City Of Breezy Point is 15 years of age. **\*\*Effective August 1, 2020 the age to drive a golf cart in the Whitebirch Campground will also be 15 years of age\*\*\*\*** If a youngster has previously taken the WBCC golf cart driving test and received a certificate from the Campground office, and is under the age of 15, the child has to wear his/her lanyard with certificate attached **AND BE ACCOMPANIED BY AN ADULT IN THE GOLF CART.**

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## **Boat Docks**

26. Boat docks are only to be used when the owner is actually in the park and only for 7 days in a row. The boat then must be removed for 7 days so others will have access.

All boats using the dock are required to have a boat sticker **and be registered with the campground office yearly. Effective May 1, 2021, a person must obtain a new colored yearly sticker for the current year and register with the campground office and include their MN boat license number on the registration form. There is a \$5.00 sticker fee when a new sticker is issued. Please be aware that the docks are first come, first serve and this sticker does not guarantee a designated boat slip.**

27. Boats left on docks for more than 7 days will be contacted and asked to remove their boat. Suspension of docking privileges could also be levied for a specified time.