



2018

Exhibit A

Campgrounds Rules and Regulations

1. Only one camper/RV will be allowed per seasonal camp site. Boats and Trailers are not permitted in campgrounds. No other vehicle or trailer shall be stored on campsite.
2. No more than TWO (2) vehicles on campsite.
3. No tent camping is allowed. Guests RV's, tents and vehicles will be required to utilize the campground's transient sites or other facilities.
4. Rathbun Marinas reserves the right to tow Lessee's vehicle at Lessee expense if the vehicle is parked improperly.
5. Recreational vehicles (campers/motor homes) must have wheels with serviceable tires attached at all times. Temporary blocking for stability is permissible. Permanent foundations, tie-downs, skirting, and ground disturbance to level the RV are prohibited.
6. Lessee is encouraged to require guests to park in the guest parking areas.
7. Double parking for unloading and loading with 15 minute maximum time is allowed provided the vehicle is attended during unloading or loading.
8. Major construction, repair, painting, or overhaul of Campers will not be permitted while parked in the campground. Rathbun Marina will determine at its sole discretion as to what constitutes "major". Any work of any kind performed on a parked camper must not create a disturbance, noise, odors, smoke, or dust and/or create any safety concern or danger to any person, camper, or Campground property.
9. All outside service providers and subcontractors must be per-approved by the Marina and must provide a certificate of insurance acceptable to the Marina. They will not be permitted to solicit business while on Marina property. They will be required to exhibit safe working practices and may be required to stop work should they create risk to a person or property of other tenants or the Marina.
10. Generators are not permitted in campground.
11. Using vacant site is not permitted at any time. If a vacant site is used by Lessee for any period of time, a fee will be charged.
12. Anyone under 14 years of age must be accompanied and supervised by an adult at all times, while in the campground, marina, and on golf carts.
13. Pets are permitted only if they do not create any disturbance. All pets must be kept on hand held leashes when being exercised in designated areas. Pets should NEVER be left unattended. If your pet is tied out, it cannot exceed the range of your campsite. Dog Pens/Kennels are NOT allowed. All pet owners are responsible for cleaning up after their pet.
14. Conduct: Camper owners will be held responsible for the conduct of their family and guests and themselves. **Quiet Hours of 10:00pm. to 6am will be enforced.** Please be courteous to your fellow campers. A pattern of disturbance by Lessee of quiet enjoyment of the others campers in the campgrounds will result in termination of the lease at our discretion.
15. Per the Corps of Engineers, clothes lines are prohibited in the campground.
16. Hanging wind chimes are prohibited in the campground.
17. All furniture and non-attached accessories around campers must be secured from blowing away in the event of wind.
18. Mini yard lights, children toys, rope lights, flags, bicycles, lawn furniture/decorations, tables, screen tents and torches must be removed and stored in or under RV when site is unoccupied.

19. One (1) outdoor carpet is allowed. Maximum Size 8' X 11' Outdoor carpet must be remove from campsite when camper is removed.
20. Maximum ½ cord of Firewood allowed. Must be neatly stacked.
21. All sanitary wastes must be deposited at approved RV dump stations or connected to an existing permanent sewage disposal system. One portable sanitary tank, no longer that 15 gallons may be used while the seasonal campsite is occupied. The portable tank must not be connected to the RV when the seasonal campsite is unoccupied and must be stored completely under the RV.
22. All seasonal campsites must be clean and free of debris, obstructions and all other items, including dog waste, which may degrade the aesthetics of the recreation area. General outside storage, with the exception of small storage tubs and coolers, will not be permitted (includes freezers, refrigerators, storage boxes etc.)
23. One (1) golf cart will be allowed to remain at the seasonal campsite when unoccupied. The golf cart must be registered, insured, equipped and operated in accordance with appropriate county and state laws. In addition, all operators of such vehicles must have one of the following: a valid state driver's license, or a valid learner's permit. Golf carts should only be parked in designated golf cart parking areas or within your campsite, or in front of or behind your own personal vehicle.
24. No additional structures such as decks or storage units shall be placed on campsites.
25. Storage of propane cylinders and fuel containers of any type under campers is forbidden.
26. Outdoor grounded RV electric cords and plugs only, no housebound type extension cord on campsite.
27. Smoking is prohibited in all public buildings including the restrooms/shower houses.
28. Kegs are NOT permitted.
29. Absolutely NO FIREWORKS of any kind are permitted on marina grounds.
30. All trash is to be deposited into the dumpster. Trash cans are for litter only.
31. Fish Cleaning must be done on the Corps Courtesy Dock.
32. Please leave the bathroom/shower house facilities as you would like to find them.
33. Water service begins May 1 and ends October 30 (weather permitting)