

Rules and Regulations

INDIAN SPRINGS RANCH - RV PARK
Eureka, Montana



1) Goal

- a) The purpose of this document is to ensure all residents and guests of the Indian Springs Ranch RV Park are respected and are free to safely enjoy their time at the property while preserving the comfortable, relaxed lifestyle in which we have all come to appreciate.
- b) Please ensure that those who may be staying on your property (as a friend or renter) meet the design guidelines and follow all rules and regulations. The property owner is responsible for anyone staying on their lot.

2) Rules and Regulations

- a) Good Neighbor (Quiet Time) will be in effect daily from 11pm to 7am. Please turn any outside music off during this time and keep voices low and considerate of others.
- b) Speed Limit – 10 mph, applies to all vehicles, including off road vehicles, please watch for children and pets.
- c) All vehicles are required to stay off walking trails, cart paths and common property, please stick to the roads.
- d) Lots are to have only one RV at a time, you may park only one additional trailer on your lot such as a boat trailer, PWC (personal watercraft, Jet Ski's) trailer or cargo trailer. Trailers are allowed up to 28' long (excluding the hitch) and newer than 15 years old. The trailer should be in good repair without any unsightly logo's or blemishes. All parked vehicles must be completely on your property.
- e) All off-road vehicles should be stored inside a shed or cargo trailer or covered with a purpose designed covering (not a blue tarp) if left for an extended time.
- f) All boats left on the RV lots over 48 hours should be covered with a purpose designed covering.
- g) Golf carts are exempt from the requirement to be covered.
- h) **Pets**
 - a. Owners are responsible for their pets at all times, while on or off your property, which includes excessive barking.
 - b. Please keep your pets under control at all times and they must be kept on a leash when off their property, unless they're at the designated "Off – Leash" area. If you cannot contain your pet to your lot, please keep them leashed, chained, or confined.
 - c. Clean up after your pets.
 - d. Please do not leave your dog unattended for long periods of time or allow your dog to bark excessively outside.
- i) The Developer reserves the right to rent out RV's on a short-term basis for marketing purposes only.
 - i) Nightly rental programs on a regular basis are discouraged.
 - ii) The goal is to ensure that the ISR RV Park does not turn into a nightly campground.
- j) HOA and water/sewer dues need to be paid on or before their due date. Any late payments will be assessed a \$20 fee to be added to the next month's dues.

- a. The goal is to keep administration costs to minimum, the more the late fees, the more the admin costs increase.
- k) Tents are not allowed, for any period of time.
- l) No lighting fireworks off anywhere within the development.

3) Enforcement of Rules

- a. The previous mentioned Rules & Regulations are governed by the ISR RV HOA Board
 - i. First Offense – Good Neighbor Policy – Plaintiff nicely addresses the defendant.
 - ii. Second Offense - Written warning from the board (Plaintiff must bring evidence to the board (Picture/Video/Etc.))
 - iii. Third Offense - \$75 Fine issued from the board (Plaintiff must bring evidence to the board, (Picture/Video/Etc.))
 - iv. Continued Offenses – Fine doubles each offense (Plaintiff must bring evidence to the board, (Picture/Video/Etc.))