

Note: All Conservation Area (CA) rules and regulations are subject to revision without notice at the discretion of the Superintendent/Designate.

**REVISIONS:**

**COVID-19 continues to be a very fluid situation and changes in UTRCA policies and regulations for seasonal camping will likely change throughout the season. Staff will ensure that any changes are communicated electronically as necessary. To assure camper and staff safety, we will not deliver paper copies of changes to campsites. Revisions that have been made as of the date above are identified in *red italics*, to help campers quickly identify the changes. Any questions about the policies and regulations should be directed electronically to park staff.**

**Conservation Area Activities**

1. All federal, provincial and municipal laws apply while on UTRCA properties (Fanshawe Conservation Area, Pittock CA, Wildwood CA), *including directives from the federal and provincial governments and public health official pertaining to the COVID-19 pandemic and Regulations found within the Emergency Management and Civil Protections Act, R.S.O c.E.9.* Contravention of these laws may result in fines and/or eviction.
2. No excessive noise or disturbance permitted at any time. Quiet hours are from 11:00 pm to 8:00 am. No audio devices, musical instruments, etc. during quiet hours. Generators are prohibited.
3. Any alterations, additions or modifications to CA property must be approved by the Superintendent/Designate.
4. No excavations permitted.
5. Possession or consumption of liquor is permitted on a registered campsite only.
6. Smoking of tobacco and cannabis, including vaping and the use of a hookah, is permitted in designated areas and registered campsites only.
7. Cultivation of cannabis is prohibited.
8. The possession or use of drones for personal or recreational use is strictly prohibited.
10. All vehicles must present a valid permit (e.g., swipe card, day use receipt, season pass permit, camping permit or additional vehicle permit). One vehicle permit is included with your campsite. Altered or improper use will void the permit. The permit owner is responsible for all associated costs for lost, stolen or seized permits. Season pass permit must be in an area visible to staff. Failure to present a valid swipe card will result in a nonrefundable vehicle day use admission charge. Access to the Conservation Area will be denied if the fee is not paid.
11. Two vehicles are permitted to park on a registered campsite. Any additional vehicles are to be parked in designated areas. All motorized vehicles must be licensed and insured.
12. E-bikes are permitted on CA roadways only. Helmets are mandatory. Use of e-bikes is prohibited on any CA trail system. All other power assisted low speed vehicles are not permitted. Off road vehicles are prohibited.

**Campsite Equipment**

13. At no time may there be more than three pieces of sheltered equipment on one individual campsite unless approved by the Superintendent/Designate. Only one piece of sheltered equipment can be a hard top trailer, house trailer or self-propelled camping unit. Sheltered equipment includes but is not limited to a shed, tent, BBQ shelter, gazebo.

**Permits & Vehicles**

9. Permit holders for seasonal campsites must be at least 18 years of age. The permit holder must be the primary campsite occupant.
14. All trailers must be professionally manufactured by a trailer manufacturing company for the initial purpose of

camping. All trailers must have permanent wheel carriage.

15. Seasonal sites must be occupied by a hard top trailer or park model. Tents are not permitted as the primary shelter.
16. Trailer size is limited to 45 feet long x 12 feet wide (based on manufacturer's specifications). The seasonal trailer hitch assembly must face the roadway and be accessible at all times.
17. A minimum 2 foot wide easement must remain clear adjacent to all power and water lines to allow for maintenance. Trailer units, sheds, decks, awnings and all overhead equipment such as antennae and flag poles must be 10 feet away from any overhead power lines.
18. One storage shed permitted per site. Maximum volume is 288 cubic feet with a maximum footprint of 6x8 feet (e.g., 6 ft x 8 ft x 6 ft). All sheds and their location must be approved by Superintendent/Designate. Electricity to sheds must be approved by the Superintendent/Designate with a permit obtained from the Electrical Safety Authority. Wiring will only be permitted if the shed is located directly next to the trailer and the conduit is securely attached to the shed from the trailer receptacle. Components cannot be attached to the electrical pedestal. Extension cords are not permitted as a source of wiring to a shed.
19. Storage of any utility trailers in the CA is prohibited.
20. Subletting or renting trailers and/or sites is prohibited.
21. Electrical cords cannot be buried including trailer cords.
22. No refrigerators, freezers or indoor rated appliances are permitted unless they are securely contained within a camping unit or storage shed.
23. All patio lights not affixed to the camping unit must be located 8 feet above ground level and must be approved by the Superintendent/Designate. Excessive strands of patio lights and flood lights are not permitted.
24. No permanent clotheslines permitted. Portable temporary clotheslines are permitted.
25. All wading pools must be approved by Superintendent/Designate. Hot tubs, outdoor spas and water features are not permitted.
26. Large recreational equipment (e.g., trampolines, personal playground equipment) is not allowed on site

without permission from the Superintendent/Designate.

27. Firewood must be cut to length (maximum 18 inches) before entering the Conservation Area. A maximum 32 cubic feet of firewood may be stored and shall be stacked neatly on the campsite. No skids, palettes or construction material are permitted.
28. One firewood storage box is permitted. The size of the box cannot exceed 32 cubic feet (4 ft x 4 ft x 2 ft).
29. All sites must be aesthetically pleasing and kept in a neat and clean condition at the discretion of the Superintendent/Designate. This policy includes trailers, decks, sheds and any other items that may be on site.
30. Removal of items on the site may be requested at any time due to maintenance, safety concerns or encroachment on Conservation Area infrastructure.
31. Items placed in or around garbage/recycling bins or left on vacated campsites become the property of the UTRCA and removal of these items is prohibited.

### **Decks, Privacy Screens, Awnings, Enclosures**

32. All decks will be aesthetically pleasing, well maintained and must be approved by the Superintendent/Designate. Decks may be constructed using wood, patio stones or carpet. Skids are not an acceptable building material. Deck size is restricted to a maximum of 250 square feet with a maximum width of 10 feet. The deck cannot extend past either end of the trailer body.
33. Railings and other structures above the deck floor cannot exceed 42 inches. The deck must be removable by hand (sectioned) and affixed at ground level (no cement footings). In addition to the deck area, a maximum of 64 square feet of patio stones (e.g., 16 stones at 24x24 inches) may be placed near the fire pit and shed area.
34. Barriers and/or obstructions in or along the ground relating to a seasonal campsite must not extend past the hitch end of the trailer and must be approved by the Superintendent/Designate.
35. All fencing and privacy screening requires a building application and approval from Superintendent/Designate. Fencing and privacy screening max height 6 ft from the deck without exceeding trailer height; max length 10 ft without exceeding deck width. All fencing and privacy screening must be affixed to the deck, within the deck perimeter, and aesthetically pleasing.
36. Awnings attached to the trailer unit must be manufactured. Manufactured gazebos may be used as an

alternative to, or in combination with, manufactured awnings. Awnings and gazebos must be approved by the Superintendent/Designate and cannot exceed the length of the trailer.

- 37. Deck enclosures must be manufactured of canvas or vinyl and cannot exceed the awning length. Deck enclosures must be approved by the Superintendent/ Designate.

## Environment & Conservation

- 38. Campers will make every effort to conserve energy. When the site is not being used, campers are required to turn off indoor and outdoor lights and air conditioners.
- 39. Tap water shall be conserved to assist with water supply. Lawn watering, vehicle/trailer washing, etc., is not to be excessive. Further watering restrictions may apply.
- 40. All sewage must be contained within your camping unit. Valves and related equipment must be well maintained, free of leaks, labelled and easily accessible for sewage disposal. If valves and related equipment are not present, maintained, labelled or easily accessible the trailer will not be pumped and no refunds will be issued.

## Watercraft

- 41. Watercraft permits are not transferable. All power driven watercraft and sailboats require a permit in the form of a motor/sailboat seasons pass (affixed to the watercraft) or day use receipt. Non-power driven watercraft, such as canoes, kayaks, rowboats and pedal boats, do not require a permit. All watercraft must be Transport Canada approved.
- 42. At Fanshawe CA only: Maximum 10 hp motors permitted only. Watercraft with motors larger than 10 hp are not permitted. Watercraft with motors larger than 10 hp and a smaller side motors of 10 hp are not permitted.
- 43. No personal watercraft permitted on CA lands or reservoirs at any time (e.g., Jet Ski, Seadoo, etc.).
- 44. Reservoirs open from dawn until dusk during the operating season. Operation of watercraft after dark is strictly prohibited.
- 45. Personal wet docks are not permitted. Watercraft operators must tie off or moor all watercraft in designated areas. Wet/dry dock rentals are available at Wildwood CA only. One watercraft is permitted per docking slip. All seasonal permits must be affixed to the hull and visible at all times including when tarped.
- 46. All docks must be kept clear of obstructions at all times. Wet dock permit holders are not to affix or attach any

item or device to the dock or slip without permission of the Superintendent/Designate.

- 47. All watercraft and watercraft trailers are to be parked in the designated areas. Watercraft are permitted on campsites from Friday to Sunday. Any alternate arrangements require approval from the Superintendent/Designate.

## Site Surrender

- 48. If a camping unit is sold or a site is relinquished, the UTRCA has first right of refusal on site availability. If the UTRCA deems the site available, the buyer then is entitled to take over the site after the receipt of appropriate fees, photo ID, proof of registration and proof of insurance. The primary occupant must be the permit holder.

## Reservations, Payment & Off Season Storage

### Seasonal Camping Reservations

- 49. For seasonal campsite reservations, contact the Conservation Area directly.
- 50. Photo ID, proof of registration and proof of insurance for the trailer are required to reserve/occupy a seasonal campsite.
- 51. All seasonal campers are permitted to reserve their current campsite for the next camping season. Reservations must be completed by 12:00 pm EST on the last day of the camping season.
- 52. Reservations will not be accepted if fees are outstanding on the current campsite.
- 53. If arrangements are not made, the site becomes available on a first come, first served basis.

### Seasonal Camping Payment

- 54. Seasonal campsite payment is due in one installment by *the date and time indicated in the Seasonal Camper letter distributed the week of May 25, 2020. In order to reduce the handling of cash during the COVID-19 pandemic, the UTRCA requests that payment be made using Visa, MasterCard or debit if possible.* Photo ID, proof of registration and proof of insurance must be shown at the time of payment or payment will not be accepted.
- 55. A late payment fee of \$100.00 per week will be charged on all overdue seasonal camping accounts. Non-payment of applicable fees will result in all items on site being removed at the owner's expense and the site being released. Site occupancy is not permitted until fees are paid in full.

### Off Season Storage

56. Off season storage may be permitted either on site or in an area provided by the Superintendent/ Designate. Off season storage must be paid for prior to 12:00 pm EST on the last day of the camping season.
57. A late payment fee of \$100.00 per week will be charged on all overdue winter storage accounts. Non-payment of applicable fees will result in all items on site being removed at the owner's expense and the site being released. The UTRCA non payment policy applies.
58. All storage items must be approved by the Superintendent/Designate by written agreement. The only items that may be stored on site or in a designated area are a trailer, deck and shed/wood box as per the signed winter storage agreement. Watercraft storage is subject to an additional agreement and fee.
59. Sites located in high water areas must be cleared of all items and a designated storage area will be provided.
60. Any items stored without an agreement will be removed at the owner's expense and disposed of with a minimum \$100.00 clean up fee.

### Refunds

#### 61. Seasonal Camping

- *Seasonal camping refunds will not be issued if you remove or sell your trailer*
- *Should the Province mandate a shutdown, a process will be addressed at that time regarding refunds.*

#### 62. Wet/Dry Docks

- If evicted, there are no refunds for dock fees or associated vehicle or watercraft passes or permits.

### Reduced Admission Fee

63. Reduced fee policies may not be used in conjunction with any other promotion.

### *Other Specific COVID-19 Related Requirements*

66. *Seasonal camper units must be self-contained and have running water and washroom facilities within them. Without these, you will not be permitted to register for the season.*
67. *In order to prevent the spread of COVID-19, seasonal campers must adhere to social distancing directions, group size limitations, and other Provincial Orders. If you are feeling unwell, you are asked to refrain from visiting the campground.*
68. *If seasonal campers have a comment, compliment or complaint, they are asked to either call the gatehouse or email staff, to reduce the risk of spreading COVID-19.*
69. *In the event of a provincial order to suspend the season, seasonal campers will be asked to vacate accordingly.*

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NOTE: Provincial Regulations are made under the Conservation Authorities Act and are available online at [www.ontario.ca/laws/statute/90c27](http://www.ontario.ca/laws/statute/90c27) or [www.ontario.ca/laws/regulation/900136](http://www.ontario.ca/laws/regulation/900136)

NOTE: All watercraft operators must abide by regulations outlined in the Canada Shipping Act, available online at [www.tc.gc.ca/eng/acts-regulations/acts-2001c26.htm](http://www.tc.gc.ca/eng/acts-regulations/acts-2001c26.htm)

# Typical Site Layout

Please ask the Conservation Area Superintendent to visit your site to ensure proper set up.

