GENERAL INFORMATION ON OWNING A HOLIDAY VAN

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Regatta Point
HOLIDAY PARK

The following is an extract from the full version of the Park Rules included in the Long-Term Casual (LTC) Occupation Agreement. It is meant as a guide only in answering the most frequently asked questions.
***For more information,** please contact our office between 9.00am - 5.00pm Monday-Friday on (02) 6493 4253*

Owning a Holiday Van

When purchasing an onsite holiday van you obtain ownership of the structure and enter into a lease (LTC) agreement with the holiday park.

Occupation Agreements

The key purpose of the LTC agreement is to outline the responsibilities of both parties, the LTC owner/s and park owner. This ensures the LTC owner's structure and use of the leased site adhere to the agreed park rules, and ensures the park continues to provide services to and for the site as per the conditions set out in the agreement.

The agreement is for a fixed term of

up to 3 years at a cost of $55.00.

Fees

Your site fees cover up to 6 nominated occupants.

Site Fees for this financial year are:

$ 1,850 - 1,950 /qtr

Site fees are due: 1st July, 1st Oct, 1st Jan & 1st Apr in advance. Site fees are subject to change 1st July annually. Accounts sent out quarterly, are payable ONLY via the Westpac PAYWAY debiting system from a nominated bank account or credit card.

Your electricity account metered at the normal domestic tariff of:

$ 0.4411 /kWh

plus, an Electricity Access Fee of:

$ 87.732 /qtr

(Electricity and water tariffs are subject to increase annually from 1st Sept).

Your water account metered at the normal domestic tariff of:

$ 3.95 /kL

(Water tariffs are subject to increase annually from 1st July).

Holiday Van Usage

The maximum number of persons to occupy the holiday van at any one time is 6 persons (including infants). Nominees may be amended during the fixed term at a cost of $100 per change. Occupation of your holiday van is limited to six continuous weeks at any time. The LTC agreement allows occupancy of a maximum of 180 nights per financial year, of which 150 are included under quarterly fees paid for the nominated persons covered under the agreement only.

Extra nights attract fees at the rate of

$ 50 .00/night per person.

Visitors

All visitors not nominated under the LTC will be charged at the visitor rates of

$15.00 per adult & **$15.00** per child
Infants 0-2 years free.

This includes day visitors, that is any persons who stay on the site longer than 4 hours in any one 24 hour period. Please have your visitors register at reception during office hours.
This register assists in maintaining accurate records and maintains security, likewise when tradepersons are attending your site.

Insurance

Your holiday van must be insured including a minimum $10 million public liability component. An office copy of the "Certificate of Currency" is required annually.

Alterations and Additions

Any external alterations must be approved by management before the commencement of any work. No temporary structures or combustible materials permitted. Site proposal application forms are available from the office. Tradespersons are to be forwarded information on approved work hours within the park prior to work commencing.

Vehicles & Boomgate Access

Access is provided for 1 vehicle to occupy space per site. A second vehicle (including trailers or boats) may be permitted only if parked wholly on the site.

Where boomgates apply, access is provided permanently for use by the main vehicle of the holiday van owner ONLY. All guests to the site must obtain their own boomgate access for the duration of their stay at which time all fees are paid for. There is a maximum of 2 boomgate accesses to be active at any one period. Day visitors' vehicles must remain outside at all times.

Sale of Holiday Van On-Site

Management reserves the right to refuse consent to any proposed sale of any holiday van onsite in the park. Any sale and ongoing occupancy shall be subject to the expressed written consent of the proprietor.

Site Orientation

It is mandatory that a site orientation with Park Management be carried out prior to any money being exchanged on holiday van purchases within the park. The orientation will cover all aspects of owning a holiday van such as car parking, boat storage, alterations to the site, visitors, boom gate access etc. Due to high weekend trade and staff workload, these site orientations can only be conducted Monday – Friday during normal office hours. (Please contact the park to arrange this time in advance).

Fires

Fires are permitted subject to the site complying with the conditions of the Park's fire policy.

Pets / Wildlife

From 14th April 2018, new van owners are not permitted to have pets onsite nor are their visitors allowed to bring pets.

Updated: 12/5/26