

Community Rules and Regulations



These rules are intended to preserve the safety, comfort, and cleanliness of our mobile home communities. Compliance with these standards is mandatory for all tenants, their guests, and visitors.

- 1. Quiet Hours: 10:00 PM – 7:00 AM daily.**
- 2. Trash: Must be kept in proper containers and disposed of weekly. No outdoor accumulation of debris.**
- 3. Pets: Permitted only with prior written approval. Pet Addendum required. No aggressive breeds. *See Separate Pet Policy***
- 4. Vehicles: Limit 2 per home unless otherwise approved. No inoperable or unregistered vehicles.**
- 5. Parking: Only in designated areas. No parking on lawns or common areas.**
- 6. Yards & Exteriors: Must be kept clean and mowed. No clutter, excessive personal belongings, or unsafe storage.**
- 7. Additions/Modifications: All decks, awnings, fences, and external changes must be approved in writing by management.**
- 8. Behavior: No disorderly conduct, loud music, or harassment of other tenants will be tolerated.**
- 9. Subletting: Not permitted without landlord approval and lease addendum.**
- 10. Smoking: Prohibited in community buildings. Cigarette butts must be disposed of properly.**
- 11. Fires: River Village MHP: No open flames, bonfires, or campfires are allowed in riverside areas.**
- 12. Guests: Guests may not stay more than 14 days per calendar year without landlord approval.**
- 13. Hazard Trees: Do not remove or trim trees without prior approval. Report hazardous trees to management.**
- 14. Inspections: Management may conduct periodic inspections with proper notice.**
- 15. Illegal Drug Use: The use, sale, manufacture, or possession of illegal drugs or controlled substances is strictly prohibited anywhere within the park, including inside rental units, tenant-owned homes, common areas, and outdoor spaces.**

Violation of Rules may result in written warnings, fines, or termination of tenancy in accordance with Oregon law.