



PCRV Ranch & Campground Rules

1

Effective 01 July, 2024, the following rules are in effect for the Phantom Canyon RV Ranch & Campground (formerly the RV Ranch):

1. Only One Unit per Site: Only one RV or travel trailer is allowed per campsite.
2. RV Condition: RVs or travel trailers must be in good working order and appearance.
3. Parking: Park vehicles only in designated areas; parking on campsites is not allowed.
4. Speed Limit: Drive no faster than 5 MPH within the campground.
5. Environmental Protection: Cutting, damaging, or removing trees, vegetation, or rocks is prohibited; help us preserve the natural environment. Do not dump or improperly dispose of any hazardous materials
6. Fires in Designated Areas: All fires must be in designated fire pits or areas, must be fully contained and attended at all times, and are only allowed if a fire ban is not in place. No burning trash or anything except firewood and charcoal. Completely extinguish fires when you are done.
7. Pet Policy: Guests must clean up after pets; pets must be kept on a leash and under control at all times. Dogs cannot be left outside unattended, even in a kennel/run. All pets must be indoors by 9pm daily.
8. Supervision of Children: Parents or guardians are responsible for the supervision and safety of their children at all times.
9. Quiet Hours: Quiet hours are between 10:00 PM and 7:00 AM.
10. Noise Control: Loud music or excessive noise that disturbs other guests is prohibited at all times.
11. Alcohol and Drug Policy: Illegal drugs are prohibited; alcohol must be consumed responsibly within your own campsite.
12. Fireworks and Hazardous Materials: Fireworks and hazardous materials are strictly prohibited.
13. Use of Facilities: Adhere to all posted rules for common areas, restrooms, showers, and other facilities.
14. Modification of Campsite: Altering the campsite, including digging or installing equipment, is not allowed without management approval.
15. Prohibited Conduct: Harassment, discrimination, or offensive behavior towards staff or other guests will result in immediate eviction without a refund.
16. Compliance with Laws: Guests must comply with all federal, state, and local laws and regulations.
17. Guest Responsibility: Guests are responsible for any damage or injury caused by themselves, their children, their visitors, and/or pets.
18. Assumption of Risk: Guests assume all risks associated with camping and agree to hold the property harmless from and indemnify the property against any claims.
19. Not Responsible for Lost or Stolen Items: The property is not responsible for any lost or stolen articles, or personal injury or damage from any cause.
20. Security: Guests are responsible for securing their personal belongings; the park is not liable for theft or damage to personal property.
21. Emergency Procedures: In case of emergency, follow all posted instructions and directives from park staff.



PCRV Ranch & Campground Rules

2

22. Right to Refuse Service: The property is privately owned; we reserve the right to refuse service to anyone as deemed necessary. Violation of any rule or state law is grounds for eviction from the park without a refund.
23. Right to Refuse Access: We reserve the right to refuse access to any guests
24. Right to Evict: We reserve the right to immediately evict any person(s) who do not comply with the rules and policies .
25. Indemnification Clause: Guests agree to indemnify and hold harmless the park and its owners from any claims arising from their use of the property.
26. You may only use the utilities in your space.
27. Water lines are only used to fill your RV tank. Do not leave the water line connected to your RV. Damage to PCRV water lines will be the responsibility of the Guest.
28. No repairs of RVs or vehicles on PCRV property unless approved by Manager. Policy Changes: Management reserves the right to modify or add rules as necessary.

NO generators.

NO window air conditioners.

NO storing of anything outside, around, or under your RV. Only outdoor furniture or grills 2 approved by the Manager may be left outside. If you need extra storage please talk to the Manager. No food or trash stored outside. No drying of clothes or laundry outside the RV.

NO Littering or Unruly Behavior. Keep the campground clean and behave appropriately.

NO tying or attaching anything (or anyone) to the fences or trees.

NO driving vehicles off road.

NO Soliciting or conducting any commercial business on the property without written permission of management.

Please do not call Managers after 8 PM or before 7 AM, unless there is an emergency.

Guest Initials

