

LAST NAME: \_\_\_\_\_ SITE NUMBER: \_\_\_\_\_

# **C & D HOSPITALITY SEASONAL CAMPGROUND LODGING AGREEMENT FOR THE 2024 SEASON**

## **The CONTRACT.**

This agreement is called the CONTRACT. All words which are typed in CAPITAL LETTERS are defined in the CONTRACT.

Upon the payment of FEES and execution of this CONTRACT by both parties, the persons named herein as the CAMPERS are granted the privilege of LODGING for a SEASON at the CAMPGROUND on a CAMPSITE, until and unless the CAMPER is subject to REMOVAL.

The CONTRACT incorporates the CAMPGROUND RULES, policies and any other documents issued by the CAMPGROUND to the CAMPER at any time during the term of the CONTRACT.

The CAMPGROUND may elect to allow persons who are not CAMPERS to LODGE on a day-to-day basis as GUESTS under the conditions of this CONTRACT.

The CAMPERS acknowledge the INHERENT RISKS of camping at the CAMPGROUND and agree that the liability of the CAMPGROUND is limited as stated in this CONTRACT.

Upon expiration of the CONTRACT or REMOVAL of the CAMPER, the CAMPING UNIT shall be removed as stated in this CONTRACT or may be removed by the CAMPGROUND at the expense of the CAMPER.

This CONTRACT may not be assigned to others. The CAMPER may not list the CAMPING UNIT or CAMPSITE on a sharing site such as RVshare, Outdoorsy, AirBnB, VRBO, or any other service or advertising forum. Listing a CAMPSITE

or CAMPING UNIT on a sharing site, or sale of the Unit by the Camper constitutes a voluntary termination of this Agreement.

The term of this CONTRACT is the SEASON.

Any disputes concerning this CONTRACT are subject to ARBITRATION.

## **The CAMPGROUND.**

As used in this CONTRACT, the term CAMPGROUND means the premises of

C & D Hospitality; DBA

Rivers Edge Campground

3266 Campsite Drive

Stevens Point, WI 54482

and

Oasis Campground

N4398 Elizabeth Lane

Hancock, WI 54943

**[The CAMPGROUND is a (limited liability company) (corporation).]** The CAMPGROUND includes the amenities and common areas of the CAMPGROUND.

## The CAMPERS:

The persons named in the contract, **2 adults max along with their dependent minor children and no one else,** are the CAMPERS:

ADULTS: \_\_\_\_\_

MINORS [Specify how each is related to the Adults. If the Adults signing does not include a parent of a minor, state the name, address, phone number and email of all the parent(s) of the minor]:

\_\_\_\_\_

Animals. Pets are allowed on the grounds but must be kept on a leash. Pets must be quiet, and campers must pick up after their pet. No pets are allowed on the beach, in any rental unit, or in any common areas, e.g., store, patio deck, game room or any other building. Pets must have vaccination records on file and wear a tag indicating their site. We do not allow Pitbull's, Rottweiler and Staffordshire terriers.

The CAMPGROUND allows CAMPERS to bring in Domestic animals, birds, or pets of any kind are limited to no more than 2 of any kind, they must be owned by the CAMPER. Before bringing the dog or cat, CAMPER shall execute a PET AGREEMENT. Absolutely NO FARM animals are allowed on individual lots or RV units, including, but not limited to, rabbits, sheep, pigs or chickens. No exotic animals are allowed (lions, monkeys, etc.) No animals may be boarded at any time.

Any unauthorized animal or animal causing damage or injury will be ejected immediately.

Animals shall be kept inside the CAMPING UNIT or on a leash. There are NO EXCEPTIONS to this RULE. Any animal found unleashed outside a CAMPING UNIT will be ejected without any warning.

Service animals which work to provide a disabled person with specific assistance are welcome. The CAMPGROUND does not accept “emotional support animals” or “comfort animals.”

## **LODGING.**

The CAMPERS’ privilege of occupancy is known as LODGING. The CAMPGROUND is a place of transient recreational lodging. The CAMPGROUND is not a residence or leasehold of any kind. This CONTRACT provides the CAMPERS with the right to be physically present on the CAMPGROUND for the specific purposes authorized in the CONTRACT. The privilege is a license to be present on the CAMPGROUND at the pleasure of the CAMPGROUND and is not a lease.

All CAMPERS agree to enjoy their LODGING in an orderly, respectful, peaceful, civil manner which is respectful of the interests of other CAMPERS and GUESTS, and which complies with the RULES of the CAMPGROUND.

All CAMPERS and GUESTS acknowledge the CAMPGROUND may demand and cause REMOVAL of any CAMPER or GUEST for violation of the CAMPGROUND’s rules or standards, at any time without notice or prior warning in the sole judgment of the CAMPGROUND.

LODGING includes the CAMPERS’ use of the CAMPSITE, placement of the CAMPING UNIT and use of AMENITIES according to the terms of this CONTRACT.

CAMPERS are aware that:

This CONTRACT is not a lease.

CAMPERS or GUESTS are not tenants.

The CAMPGROUND is not a landlord.

CAMPERS or GUESTS are required to agree to REMOVAL from the CAMPGROUND without any judicial process such as eviction if the CAMPGROUND requires REMOVAL under this CONTRACT.

CAMPERS or GUESTS have no right to renewal of this CONTRACT nor right to occupy the CAMPSITE except at the pleasure of the CAMPGROUND.

## **The SEASON.**

The CAMPGROUND has the following schedule for CAMPERS for 2024 and winter storage.

October 2nd, 2023 to May 2nd, 2024: **CLOSED**

May 3rd 2024 to October 6th, 2024: **OPEN**

August 15th, 2024: **DEADLINE FOR RENEWAL FOR 2025**

October 7th, 2024 – May 2nd, 2025 – **CLOSED**

CLOSED means no one is permitted to access the CAMPGROUND except as provided in this paragraph. A RETURNING CAMPER is one who has signed a Seasonal Lodging Agreement for the following SEASON, paid all required payments and been approved to return by the CAMPGROUND. RETURNING CAMPERS may store the CAMPING UNIT on the CAMPSITE during the CLOSED season. RETURNING CAMPERS may access the CAMPGROUND when it is CLOSED only with advance permission from the CAMPGROUND.

OPEN means the CAMPGROUND will be available for CAMPERS to enjoy the CAMPGROUND'S LODGING.

DEADLINE FOR RENEWAL means that by August 15, 2023, CAMPERS must sign and deliver the 2024 Seasonal Lodging Agreement to the CAMPGROUND and pay FEES that are due. The CAMPGROUND may make the CAMPSITE available to other CAMPERS if the signed 2024 Agreement is not received by this date.

DEADLINE FOR REMOVAL: October 1, 2023. If CAMPERS are not renewed for 2024, all CAMPING UNITS must be relocated by that date and the CAMPSITE must be completely cleared of personal property- October 1, 2023.

CAMPER must notify CAMPGROUND by DEADLINE for renewal. Failure to notify campground results in forfeit of the \$500 security deposit.

CAMPER shall pay, in full, a non-refundable seasonal "admission fee" in the amounts stated in contract on specified installment dates or paid in full. In addition to any and all remedies available to the campground under this agreement and/or pursuant to applicable law, the campground shall have the right to take the following actions to collect or recover damages as follows; assess the camper a \$50 late fee on the 5<sup>th</sup> date from the due date. If any portion of the seasonal admission fee remains unpaid, and \$20 daily thereafter. On the 10<sup>th</sup> date from the due date, if any portion of the seasonal admission fee remains unpaid, this agreement will automatically terminate. Camper shall forfeit the \$500 deposit.

Any notices necessary under the provisions of this agreement may be served personally upon the parties or by email to the address listed in this agreement.

## **The CAMPSITE.**

The CAMPERS may have LODGING on Site Number \_\_\_\_\_. The CAMPERS shall have exclusive LODGING on the CAMPSITE for the purposes allowed by this CONTRACT.

CAMPERS has had the opportunity to inspect the CAMPSITE. CAMPERS have determined that the Site is suitable for the CAMPER'S Camping Unit and accepts the Site in an "AS-IS", "WHERE-IS" condition with all faults. CAMPER acknowledges and agrees that the Campground has made no representations or warranties, written or oral, express or implied, concerning the CAMPSITE. CAMPER shall be responsible for the maintenance and repair of any and all personal property (including the camping unit) located upon the CAMPSITE and for the maintenance of the CAMPSITE. In the event, CAMPER fails to keep the site properly maintained (mow, weed trimming, trash etc.) CAMPGROUND may give CAMPER notice of the deficiency (mail, email, phone) and 5 days to fulfill campers obligations. If such maintenance is not performed within such time, then

CAMPGROUND may, but shall have no obligation to, perform such maintenance and the CAMPER shall pay the following maintenance; rubbish and trash removal \$25- \$100 per incident; lawn care \$50 per incident; boat/trailer removal/storage \$20 per incident/ \$45 for 6 months, or terminate seasonal admission agreement.

The CAMPSITE includes

A location, as specified by the CAMPGROUND, on which the CAMPERS may place a CAMPING UNIT.

An electrical connection which provides domestic electricity not to exceed 50 Amps.

A water supply line which is connected to a private water well.

A connection to a private on-site wastewater treatment system or Service to empty a transfer tank on the CAMPING UNIT which holds greywater generated by the CAMPERS.

If Camper requires assistance of the CAMPGROUND in moving CAMPER'S camping Unit and/or other personal property (ie: decks, sheds, etc.), such service will be provided at the convenience of the campground, without assuming any responsibility for any damage to the camping unit and /or other personal property, at a rate of \$ 75.00 per hour (one-hour minimum).

A parking area which may be used for no more than **TWO VEHICLES** of the CAMPERS or GUESTS.

Space on which the CAMPERS may place one (1) storage shed, which must be constructed of resin and may not be larger than 8 feet x 10 feet. **\*\*MUST BE THE PRE-APPROVED SUNCAST DESIGNS ONLY.\*\***

Space on which the CAMPERS may place a porch, deck, or patio whose design and construction is approved by the CAMPGROUND before it is constructed. Decks may not be larger than 12 x 12 sections and no larger the 300 ft total.

The right to place a table and reasonable number of chairs and umbrella on the CAMPSITE.

No other objects of any kind may be placed on the CAMPSITE without permission in advance from the CAMPGROUND.

The CAMPGROUND retains the right to direct the CAMPERS to remove any article of personal property of any kind whatsoever if the CAMPGROUND in the sole discretion of the CAMPGROUND determines that the personal property is inconsistent with the best interests of the CAMPGROUND. The CAMPGROUND is not responsible for the damages or loss which may be sustained by a CAMPER by reason of having to remove any item of personal property.

CAMPERS shall keep the CAMPSITE free of litter or debris and shall maintain all personal property on the CAMPSITE.

CAMPERS may not perform any repairs, construction, landscaping, maintenance or other work on their CAMPSITE or CAMPING UNIT without prior written approval of the CAMPGROUND.

There shall not be left outside on the CAMPSITE any household appliances of any type except a portable grill.

NO FIREWORKS "including sparklers and caps" may be possessed or used on the CAMPSITE or anywhere else on the CAMPGROUND.

No washing of any vehicles, other than camping units.

Any landscaping or other improvements to the CAMPSITE made by CAMPERS shall remain at the CAMPSITE after the CAMPERS' REMOVAL and are the property of the CAMPGROUND. CAMPER shall get permission from the CAMPGROUND before any type of digging or stake-nailing is done. This is to eliminate any problems with utility lines. If digging occurs without permission from CAMPGROUND, the CAMPER shall be responsible for the cost of any and all necessary repairs or replacements. The CAMPGROUND is not responsible for personal injury or property damage that may result due to digging by CAMPER whether authorized or not. No cutting or transplanting of trees by



CAMPER without prior written approval of the CAMPGROUND. Mill Feldt is not allowed!

## The CAMPING UNIT.

The CAMPERS may place on the CAMPSITE a single trailer, which has been approved by the CAMPGROUND and which is specified in this CONTRACT. That trailer is known in this CONTRACT as the CAMPING UNIT. The CAMPING UNIT may not be removed from the said CAMPSITE for no longer than 14 consecutive days. If removed from CAMPSITE longer than 14 consecutive days, it will terminate the 2024 seasonal CONTRACT.

Only trailers, which are less than 5 years old or 10 years old or less with management approval and have been certified by the Recreational Vehicle Industry of America may be placed on a CAMPSITE. The CAMPERS may not replace a CAMPING UNIT without approval by the CAMPGROUND.

The CAMPERS may place the following CAMPING UNIT on the CAMPSITE:

Manufacturer: \_\_\_\_\_

Year: \_\_\_\_\_

CAMPERS agree that the CAMPING UNIT above will be below 10 years old in 2024 if this is a new contract, or has been approved by management if this is a renewal. The CAMPGROUND does not allow any CAMPING UNIT to be more than 20 years old to renew. CAMPER agrees that in the event CAMPER has renewed this CONTRACT through 2024, the CAMPING UNIT will be subject to REMOVAL at the end of that season.

Insurance on the CAMPING UNIT:

Company: \_\_\_\_\_

Policy No. \_\_\_\_\_

Should a CAMPER wish to sell a CAMPING UNIT the persons wishing to sell their camping unit may not place a for sale sign on their camper. When selling a unit the CAMPSITE is not assumable by the buyer and the camper and all belongings must be removed.

## **GUESTS.**

The CAMPGROUND may permit persons other than the CAMPERS to lodge on the CAMPSITE as authorized GUESTS for a fee. The CAMPGROUND has the right to refuse to allow any person admission to the CAMPGROUND as a GUEST the CAMPER must be present.

GUESTS are subject to the CAMPGROUND RULES and the following additional restrictions and limitations:

GUESTS may not remain on the CAMPGROUND for more than two continuous weeks or more than 40 days in a SEASON without the additional approval of the CAMPGROUND.

If the overnight guest is staying with CAMPER in the camping unit, there is an overnight fee, \$15 per GUEST, chargeable to CAMPER and payable upon registration of said overnight GUEST. All day GUESTS must purchase a wristband and parking pass per vehicle. (See rules and regulations), and must leave CAMPGROUND prior to 10 PM. Any day GUEST failing to leave the CAMPGROUND prior to such time will be deemed an overnight GUEST and subject to applicable fees, or subject to trespassing laws.

There shall be no more than FOUR GUESTS at a CAMPSITE on the same day.

Any person who is not a CAMPER and is on the premises of the CAMPGROUND is a trespasser who will be removed unless that person is approved and registered by the CAMPGROUND office as a GUEST.

CAMPERS are responsible for the conduct of their GUESTS.

GUESTS are responsible for their own conduct, behavior, and deportment, and shall abuse by all provisions of this CONTRACT which apply to CAMPERS.

No GUESTS are permitted at a CAMPSITE unless there is an adult present at the CAMPSITE.

All GUESTS must register with the CAMPGROUND. The CAMPGROUND may refuse to admit any person as a GUEST for any reason in the sole discretion of the CAMPGROUND.

## **VEHICLES.**

The following are VEHICLES and are permitted to be operated on the CAMPGROUND by CAMPERS or GUESTS:

Automobiles, pickup trucks, and vans with a curb weight of less than 9,000 pounds.

Motorcycles legal for street use which are equipped with original equipment mufflers.

All golf carts, motorcycles, etc. ARE NOT to be operated after 11 PM or before 8 AM. Absolutely no VEHICLES should be driven after dusk unless they have headlights. All VEHICLES are to be parked on the CAMPSITE (two VEHICLES maximum), not on the road or on your neighbor's site.

VEHICLES must have a visible car pass displayed on the lower passenger windshield and be parked on the corresponding lot only. No VEHICLES or golf carts shall be parked in the roadway at any time.

Additional VEHICLES can be parked in the overflow parking area with a valid pass.

All cars need to be in working order and currently licensed and used DAILY.

The speed limit in the park is 5 MPH and Must be observed.

Each person on the golf cart must have their own seat.

The following are not VEHICLES and are not street legal but may be used in the CAMPGROUND subject to the RULES.

Golf carts.

Bicycles

Scooters

Hoverboard

Battery operated kids' ride-on toys.

No person may operate a VEHICLE unless that person has a valid driver's license issued by Wisconsin, or, by a State or licensing authority recognized by Wisconsin, and has liability insurance in force covering the vehicle being operated. Insurance must be presented if stopped, or the VEHICLE will have to be parked until the proof is provided.

## **RULES.**

The CAMPERS acknowledge that each CAMPER has been given a copy of the RULES of the CAMPGROUND. The CAMPERS agree they will follow the RULES and the directions of CAMPGROUND staff. All these expectations are known in this CONTRACT as the RULES.

CAMPERS agree that all persons should have the opportunity to LODGE at the CAMPGROUND regardless of their race, national origin, color, creed, religion, sexual orientation, or marital status. Discriminatory actions, harassment based on a person's status, and sexual harassment are not tolerated by

CAMPGROUND. Individuals engaging in discriminatory or harassing behavior will be subject to immediate REMOVAL.

The CAMPERS agree to conform to and follow the RULES. In addition, the CAMPERS agree to use reasonable judgment, cooperative spirit, and positive attitudes to interact pleasantly and quietly with other CAMPERS, GUESTS, and the CAMPGROUND staff.

The CAMPERS wish to enjoy a peaceful, pleasant recreational experience, which depends on every CAMPER and GUEST following the RULES. In order to assure that the CAMPGROUND can maintain peace and order, each CAMPER agrees the CAMPGROUND has the right to direct any CAMPER to leave the CAMPGROUND, temporarily or permanently, for any lawful reason in the sole discretion of the CAMPGROUND.

The CAMPERS agree to abide by changes in the RULES or new RULES as they are added or amended.

## **AMENITIES.**

The CAMPGROUND offers certain common areas for the enjoyment of CAMPERS and GUESTS. These common areas and services are known as AMENITIES.

CAMPER acknowledges that the CAMPGROUND may, in its discretion, make changes to the AMENITIES, the hours in which the AMENITIES operate, open or close AMENITIES.

The AMENITIES include:

Inflatable Aqua Park.

Heated swimming pool.

Picnic areas.

24-7 Laundry

Dump Station.

Beach.

Onsite Bar and Grill

Jumping Pillow

Gaga Ball

Beach volleyball

Themed weekends

Golf cart rentals

Cabin rentals

Train and Fire Truck rides

Outdoor Movies

Playground

Camp Store

And other amenities property specific at Oasis or Rivers Edge Campgrounds

## **REMOVAL.**

### REMOVAL OF CAMPER OR GUEST.

Whenever a CAMPER or GUEST is directed to leave the CAMPGROUND, the CAMPER AND GUEST shall leave immediately and shall remain off the premises of the CAMPGROUND. The CAMPER may return to the CAMPGROUND only with advance permission of the CAMPGROUND and only for the purpose of removing the CAMPING UNIT and cleaning the CAMP SITE. A CAMPER or GUEST present on the CAMPGROUND after notice of REMOVAL is a trespasser.

Any CAMPER or GUEST who fails to leave the CAMPGROUND when ordered to do so shall be liable to the CAMPGROUND for liquidated damages of \$100 per day plus all costs and attorney's fees incurred by the CAMPGROUND in removing the CAMPER or GUEST.

### REMOVAL OF CAMPING UNITS AND PERSONAL PROPERTY

Upon the expiration of this CONTRACT, or whenever a CAMPER is notified that that CONTRACT has been terminated by the CAMPGROUND, the CAMPER shall arrange for REMOVAL of the CAMPING UNIT and all CAMPSITE property within FIVE (5) days of the expiration or termination date..

In the event that the CAMPER fails to remove the CAMPING UNIT or other personal property by the termination or expiration date, the CAMPGROUND shall give the CAMPER notice that the CAMPGROUND will dispose of the CAMPING UNIT in a commercially reasonable manner at the discretion of the CAMPGROUND. The CAMPGROUND's disposition of the CAMPING UNIT shall be final. CAMPER shall have no recourse against CAMPGROUND or right to receive the proceeds from any sale of the CAMPING UNIT.

If a CAMPING UNIT is not timely removed, or a CAMPSITE is not completely cleared of personal property, the CAMPGROUND may charge the CAMPERS fifty dollars (\$50) per day for storage. In addition, CAMPERS shall be liable for all expenses incurred by CAMPGROUND in relocating the CAMPING UNIT and clearing the CAMPSITE.

CAMPER agrees that the presence of a CAMPER or a GUEST on the CAMPGROUND premises after the CAMPGROUND has given the CAMPER or GUEST notice of REMOVAL shall constitute irreparable harm to the CAMPGROUND for which money damages are inadequate.

There will be NO REFUNDS to CAMPERS or GUESTS who are subject to REMOVAL, or who leave the CAMPGROUND before the end of the SEASON.

The CAMPGROUND shall have a lien against the CAMPING UNIT which shall permit the CAMPGROUND to refuse to release the CAMPING UNIT until all fees or monies owed to the CAMPGROUND have been paid.

## **FEES.**

CAMPERS shall pay the following charges and fees:

Seasonal Lodging fees.

Electricity.

Other charges.

CAMPERS shall be responsible for paying any charges, fees or taxes which are assessed against the CAMPSITE, the CAMPING UNIT or the CAMPGROUND by reason of any action or omission of the CAMPERS. If CAMPERS' actions or omissions result in commencement of enforcement action against the CAMPGROUND, then CAMPERS shall be responsible for the attorneys' fees and expenses incurred by the CAMPGROUND.

Unpaid charges and fees shall be a lien against the CAMPING UNIT. In the event of non-payment, the CAMPGROUND shall have a lien for unpaid charges and costs and shall have the right to detain the CAMPING UNIT until the charges and fees are paid, or, to place the CAMPING UNIT for sale. All unpaid charges, fees, and expenses of sale shall be paid out of the sale proceeds.

CAMPSITE deposit- CAMPER shall pay, in full upon execution of this agreement, CAMPSITE deposit of \$500, which such "CAMPSITE deposit" shall be subject to



the following terms and conditions; said CAMPSITE deposit shall be held as security for the prompt, full and faithful performance by CAMPER of each and every provision of this agreement. The CAMPGROUND is not required to hold the CAMPSITE deposit in any special or trust account but may commingle the CAMPSITE deposit with other funds of the CAMPGROUND. No interest shall be paid to the CAMPER on the CAMPSITE deposit. If the CAMPER fails to perform any of its obligations under this agreement, CAMPGROUND may (but shall not be obligated to) apply part or all of the CAMPSITE deposit to cover"; seasonal admission fee, any sum expended by the CAMPGROUND on CAMPERS behalf in accordance with the provision of this agreement, or failure to notify management by renewal date.

CAMPERS shall pay CAMPGROUND all attorneys' fees which CAMPGROUND incurs in any lawsuit or arbitration to enforce this CONTRACT or in defense of the CAMPGROUND by reason of any action or omission of the CAMPERS.

Each camping unit is to be plugged into the CAMPGROUND electric box that is located on camper's CAMPSITE. The electric meters will be read several times throughout the season, and campers will have 15 days with which to pay the electric usage fee along with the \$5 monthly meter fee. Campground shall provide an invoice to CAMPER through email address setting forth the amount owed. If the fee is not timely paid by the date provided, electricity to the camping unit may be disconnected by the campground. If electricity is not paid by the due date a late fee of \$15 will be assessed on the first day past due. When electricity is disconnected due to non-payment or in arrears 30 days, an additional reconnection fee or late fee will be assessed of \$50 per every 30 days past due and all unpaid electric fees must be paid prior to the electric service being restored. All electrical fees must be paid up to date prior to the removal of the camping unit from the campground. No generators may be used except during utility power outages.

## **INHERENT RISKS AND LIABILITY.**

CAMPERS are aware that the CAMPGROUND offers recreational opportunities in an outdoor setting. Because the CAMPGROUND'S setting is a natural environment, the Wisconsin Legislature has adopted section 895.519 of the Wisconsin Statutes, which grants the CAMPGROUND immunity from liability for the INHERENT RISKS of camping activity. CAMPERS acknowledge they accept the INHERENT RISKS of camping. CAMPERS are aware that they will be unable to recover damages against the CAMPGROUND for the INHERENT

RISKS of camping even if the CAMPERS or GUESTS are injured or killed as the result of such INHERENT RISKS.

The CAMPGROUND is not liable for impairment of the quality or extent of LODGING resulting from weather, acts of God, infectious agents, or injuries caused by other CAMPERS.

The CAMPER shall obtain and maintain in force liability and property insurance which covers the CAMPING UNIT, the CAMPERS and all VEHICLES.

## **GENERAL PROVISIONS**

This CONTRACT is the only agreement between the CAMPGROUND and the CAMPERS. All discussions and representations are integrated into this CONTRACT.

If CAMPGROUND or CAMPER are required to give notice to the other party, notice will be deemed to have been given:

To the CAMPGROUND, if a written notice was given to a CAMPGROUND employee at the CAMPGROUND office during business hours.

To the CAMPER if a written notice was given to an adult CAMPER, or, posted on the door of the CAMPING UNIT.

Written notice is not required for any directive given in an emergency; to preserve the peace or quiet in the CAMPGROUND, or to enforce a provision of this CONTRACT or the RULES.

This CONTRACT may be amended only in a written amendment signed by the CAMPGROUND and the CAMPER.

All claims and disputes arising under this CONTRACT shall be resolved according to the laws of the State of Wisconsin.

## **16.ARBITRATION.**

Any claims by CAMPGROUND for injunctive relief against a CAMPER or GUEST, of for collection of unpaid FEES or other sums alleged to be owed pursuant to this CONTRACT shall be brought in the Circuit Court for the County of Portage or Waushara, State of Wisconsin. CAMPER and CAMPGROUND irrevocably waive any right to trial by jury.

In the event that CAMPER or CAMPGROUND wish to assert any claim other than the claim described in section A above, such as but not limited to a claim for personal injuries, including defamation; violations of trade practices, improper business methods or unlawful discrimination, it is agreed that the claim shall be resolved in Arbitration according to the rules of the American Arbitration Association. The Arbitration shall be held in Stevens Point or Hancock, Wisconsin, the County Seat of Portage or Waushara County.

### **CAMPERS' DUTY TO READ.**

**CAMPER IS AWARE THAT THE LAW REQUIRES PEOPLE TO READ A CONTRACT BEFORE SIGNING IT. IF YOU SIGN THIS CONTRACT, YOU WILL BE DEEMED TO UNDERSTAND IT AND TO HAVE READ IT. YOU WILL BE EXPECTED TO ABIDE BY IT. BY SIGNING, WE AGREE THAT WE MAY BE REMOVED FROM THE CAMPGROUND AT ANY TIME AT THE DIRECTION OF THE CAMPGROUND. BY ACCEPTING THE TERMS OF THIS AGREEMENT YOU ARE LEGALLY SIGNING THE DOCUMENT.**

ADDRESSES OF THE CAMPERS:

Address: \_\_\_\_\_

City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_

Contact Information:

Home Phone: \_\_\_\_\_

Cell Phones: \_\_\_\_\_

Work Phone: \_\_\_\_\_

Email 1: \_\_\_\_\_

Email 2: \_\_\_\_\_

Person to Contact in Emergency and Phone Number: \_\_\_\_\_

SHEDS:

Type: Suncast(resin) Size: \_\_\_\_\_

PORCHES, DECKS:

Describe: \_\_\_\_\_ Size: \_\_\_\_\_

Date built: \_\_\_\_\_

Name and types of animals on site: \_\_\_\_\_

**Amount of wristbands (up to 6 total wristbands come with a seasonal site):**

**Adult size** \_\_\_\_\_ **Child size** \_\_\_\_\_

**Amount of additional parking passes needed:** (includes 2, please note **IF** you need additional parking passes. They are \$25 each and will be added to your seasonal installment)

\_\_\_\_\_

**I wish to take advantage of the 200 guest passes for \$1000 added to my seasonal installment plan.**

**Yes, please**

**No, thanks**

By signing this agreement, I (we) am (are) acknowledging that all CAMPERS, occupants, and family members, guests and invitees have read and understand the CAMPGROUND 2024 rules and regulations, WI State Statue 895.525, Photo/Video Usage Release, as well as the Seasonal Admission Agreement of 2024, and that all Such Individuals agree to be bound by and comply with the terms of this Agreement and such Rules and Regulations.

CAMPER:

By: \_\_\_\_\_ Date: \_\_\_\_\_  
By: \_\_\_\_\_ Date: \_\_\_\_\_

C&D HOSPITALITY AGREEMENT APPROVAL: YEAR TO YEAR APPROVAL IS REQUIRED. MANAGEMENT WILL CONTACT THOSE WE CHOOSE NOT TO REINSTATE FOR 2024.

Agreement Approval: \_\_\_\_\_ Date: \_\_\_\_\_

**Office Use Only:**

Security Deposit:

Previous Seasonal (On file): \_\_\_\_\_ New Seasonal: \_\_\_\_\_

Total Cost: \_\_\_\_\_

1st Installment: \_\_\_\_\_ (Due October 1st, 2023)

2nd Installment: \_\_\_\_\_ (Due February 1st, 2024)

3rd Installment: \_\_\_\_\_ (Due April 1st, 2024)

INSURANCE/DOCUMENTATION RECORDS:

RV Insurance Received Policy End Date: \_\_\_\_\_

Golf Cart Insurance Received Policy End Date: \_\_\_\_\_

Pet Vaccination Record(s) Received Rabies Expiration: \_\_\_\_\_