



**WELCOME** to the Islander Resort! The following policies are for your safety and to ensure everyone's enjoyment of our grounds and facilities. We ask for your cooperation in maintaining our status as a premier resort destination.

**CHECK-IN** 2 PM - RV Sites  
**Arizona time** 3 PM - Park Model Rentals

**CHECK-OUT** 1 PM - RV Sites  
**Arizona time** 11 AM - Park Model Rentals

### **LATE CHECK OUT**

Based on availability, a late check out may be pre-arranged through the Front Desk. If you have not made late check-out arrangements and do not vacate by the check-out time, you will be charged the equivalent of an additional day's rate plus \$100 if your check-out time interferes with the check-in of another guest.

### **RESERVATION CANCELLATIONS**

Daily Reservations - 80% of deposit will be refunded if notification of cancellation is given 24 hours in advance of arrival date.

Holiday/Event Weekend Reservations - 80% of the deposit will be refunded if notification of cancellation is given 7 days prior to arrival date.

Seasonal Contract(s) - 80% of deposit will be refunded if written notification of cancellation is given 60 days in advance of arrival date.

Cancellations may be made by phone 928.680.2000.

### **RESERVATION INFORMATION**

By entering into a Reservation Agreement and/or by arrival at the Resort, you acknowledge the responsibility to obtain, review and agree to the terms of this Resort Policy and any addendums. This Resort Policy is included with your Reservation Confirmation and is available in print at the Front Desk or Gate House.

RV Site rates are based on two adults and up to four children under the age of 18 per site. Six persons

maximum, inclusive of visitors. See the Visitor Section of this Resort Policy.

Names of additional adults and children registered to or visiting your site must be provided to the Resort prior to 5PM.

Visitors may not bring pets. See Pet Policy for restrictions. Pets are not permitted in Vacation Home Rentals.

RVs must be owner occupied, self-contained, RVIA approved, have 3" sewage hook-up and bridged sewer line and be no older than 10 years unless approved by Management.

No one can sleep outdoors in a tent, vehicle, or boat.

### **QUIET HOURS 10 PM to 7 AM**

During quiet hours, generators, loud music, loud conversation, or any other activity that may disturb other guests is not allowed. Please do not expose your neighbors to excessive noise, offensive language or displays at any time.

### **ALCOHOL/SMOKING**

Arizona law prohibits the use of alcoholic beverages or consumption by those under the age of 21.

Arizona laws prohibiting open alcohol containers and driving under the influence apply to all operators of **ALL motorized vehicles** including, but not limited to, golf carts within the Resort.

No open alcoholic beverages are permitted inside the Resort Front Desk area.

Smoking and/or vaping is not permitted in Resort buildings or within 20' of a building entry/exit door per Arizona law.

Per Arizona law requirements, marijuana must be smoked indoors.

### **SECURITY**

To promote security within the Resort, **ALL** guests and visitors are required to display valid car passes or stickers issued by our Front Desk. For after-hours security needs, see or call the Gate House at 928.854.3687.

## **FACILITIES**

Management reserves the right to control the use of all Resort facilities as to hours, purpose, and conduct. Management must approve the scheduling of events. We pride ourselves on very clean facilities. Please let us know if any of the facilities require attention.

## **CHILDREN**

Children should have adult supervision. Parents are fully liable and responsible for the acts, conduct, safety and supervision of their children. The Resort has an 11 pm curfew for anyone less than 18 years of age. After 11 pm persons under 18 years of age must return to their site unless accompanied by their parents.

## **SWIMMING POOLS AND JACUZZIS**

The rules posted in the pool area are for your safety and must be observed. There is NO lifeguard on duty.

A responsible adult must accompany children under 14 years of age. Children must be 14 years of age to enter spa.

No Jumping or diving into the pool.

No glass containers permitted.

## **FIREARMS/FIREWORKS/FIRES**

No firearms or lethal weapons of any kind are permitted on Resort property.

All types of fireworks are expressly prohibited.

RV site campfires must be fully contained and controlled in approved fire pits/grills and must not be left unattended.

Charcoal burners, chimineas, fixed or portable barbecues and other open-flame devices (propane fire tables or pits) are not permitted on Park Model decks.

## **RV and PARK MODEL SITES**

RV sites are approximately 36' x 50' and most accommodate most big rigs. All sites offer 20/30/50-amp electrical service, water, and sewer hookup. Currently, we do not offer Wi-Fi or cable TV at the site.

RVs must be 10 years or newer unless specifically approved by Management. Pickup campers must remain on the pickup. RVs must be RVIA approved and equipped with a 3" sewer connection to comply with Mohave County Health.

The use of a water pressure regulator is highly recommended.

RVs must be parked within 50' of the RV site front curb and no further than 10' from the utility pedestal. RVs will be parked perpendicular to the curb with the utility connections side of the RV facing the utility pedestal.

RVs on non-park model home sites are limited to a width of 8.5' exclusive of slide-outs. Travel trailers are limited to a length of 36', must not have slider doors, or front (hitch side) bay windows.

Park Trailers are not permitted.

With space limitations, you may have a maximum of one (1) RV, one (1) box trailer-no matter the size, up to two (2) highway vehicles, one (1) boat, and two (2) PWC. Additionally, you may have OHV(s) or golf cart(s). All vehicles must fit neatly within the site and not parked or stored beyond 50' from the front curb and may not be parked in the street.

The RV, vehicles, watercraft, etc., on site must be owned, insured, and registered with the Front Desk by the guest of that space. Proof of ownership and insurance may be required. You may be required to park large boats or enclosed trailers off assigned site for a fee.

Refrigerators, freezers, and other appliances are not permitted outside an RV or Park Model. Excess items must NOT be stored around or under the RV, unless the RV is skirted (tarps are not permitted), and the items are out of sight. Sites should be kept clean and neat. One storage cabinet is permitted up against the RV or Park Model. The cabinet must be in the driveway area and not behind the model. Permitted cabinet size cannot exceed 48 cubic feet.

Picnic tables are provided. Please do NOT place BBQ's directly on the Resort picnic tables. Clotheslines are prohibited. Signs or advertising, including "For Sale" signs, are limited to 11" X 14" in size and may be placed on RVs and Park Models only. Signs are not permitted on any other personal property.

Evaporative coolers and window air conditioners are not permitted on RVs or Park Model. Ground mounted A/C units are permitted on Park Model Sites only.

Reflective material inside or outside of RV and vehicle is prohibited. Swimming pools with sides that exceed 8" and/or a water depth of 6" are prohibited.

Pet fencing is allowed on RV and Park Model sites. Fencing cannot be higher than 3' and may not encroach beyond the site boundary. Pet urine/waste is not allowed inside the fencing area. Pets must relieve themselves at designated pet areas. See Pet Policy for additional information.

### **IMPROVEMENTS**

All plans for an addition, modification or improvement to an RV or Park Model site must be submitted to the Resort Manager for approval. Additions or improvements may include (but not limited to) concrete, canopies, screening, exterior modifications of any kind, structural changes, landscaping, etc.

All site improvements, including landscaping and concrete, shall at once become part of the realty and belong to the Islander RV Resort if the Resort so desires. If not, improvements shall be removed upon departure at the renter's expense and the site returned to its natural state.

Guest(s) must inform the Front Desk of any vendor(s) coming into the Resort to perform work.

Preauthorized Vendors are limited to working between 7 am and 5 pm on weekdays. Exceptions may be made by contacting the Front Desk. No work shall be performed on weekends, holidays, or event weekends unless work is on an emergency basis.

### **CANOPY/DRIVE COVER GUIDELINES**

Guidelines and required application for installation of canopies on RV and Park Model sites can be found at [www.islanderlakehavas.com](http://www.islanderlakehavas.com) or at the Front Desk.

Approval is required for placement of canopies that are intended for seasonal use and drive covers. Building trade work must be done by Arizona licensed and insured contractors.

Canopies on RV sites must be removed at the end of the contracted stay. There must be nothing remaining on the site at or above ground level. Sleeves must be capped after poles are removed.

If the canopy is not removed, or is not entirely or properly removed, the Resort will contract to have the work done and charge costs and penalties to the guest.

Pop-up canopies may be used; however, they must be taken down when the guest is not on site, during overnight hours or during windy conditions. Pop-up

canopies are excluded from Park Model sites.

### **VEGETATION & WILDLIFE**

Vegetation may not be pruned, cut, or removed without written approval from Islander Resort Manager. Feeding of wildlife including birds prohibited.

### **SITE TRASH**

Due to wind, weather, birds, insects and animals, outdoor trash containers are prohibited. Trash must be removed from the site and taken to the compactor labeled with the word "REFUSE" located near the Resort entrance. Use the door on the side of the compactor for dumping trash.

We do not provide disposal receptacles for oversized items or hazardous materials. Please see the Front Desk for proper disposal options. Unauthorized dumping will result in fines. Littering of any kind, including cigarette butts and pet waste, on the Resort premises will not be tolerated.

### **OCCUPANCY**

The use of an RV or Park Model site and the RV or Park Model thereon is intended for recreational purposes and may not be used for residential or commercial purposes and may not be subleased. Use of your RV or Park Model, by anyone other than you, the owner, must be approved by the Resort Manager.

Rents and Site Rental Agreements are not transferable and do not accompany the sale of RVs or Park Models.

180 days or any activity that signifies residency, such as but not limited to, working in town, enrolling in local schools or year-round occupancy will result in the termination of your stay. Gainfully employed or operating businesses based within the Resort is prohibited. For further clarification of uses, please see the Resort Manager.

### **VISITOR POLICY**

It is necessary to pre-register **ALL** visitors by calling the Front Desk at 928.680.2000 during Front Desk hours.

Visitors may **NOT** bring into the Resort any WATERCRAFT, PETS, ATVs, GOLF CARTS or Unlicensed OHVs.

Visitors that are not pre-registered will be turned away at the Gate.

**Please keep in mind there is a limit of 6 persons registered to a site at any time, inclusive of visitors.** Vacation Home Rentals have specific occupancy limits. Refer to Vacation Home Rental Contract.

If visitors of yours are found to be unregistered on your site or in the Resort, fees will be applied to your account at double the regular visitor fees and can be grounds for terminating visitor privileges and/or your rental agreement.

Guests entertaining visitors at the Resort shall be responsible for their conduct while on the Resort premises and shall be responsible for damages or incidents incurred by visitors.

Any guest not adhering to this visitor policy will lose all visitor privileges within the Resort. Passes are issued at the Resort's discretion. The 10mph speed limit and other policies in the Islander Resort Policy apply to visitors.

#### **WHO IS A REGISTERED GUEST?**

The named adults listed on a Reservation Confirmation or Site Rental Agreement and their household minor children under the age of 18.

#### **WHO IS A VISITOR?**

**Any person not listed on the rental contract (other than the minor children of registered guest).**

#### **DAY USE or OVERNIGHT PASSES**

For visitors staying between 7 am and 10 pm and using Resort facilities, pre-registration for a Day use or Overnight pass is required. **Passes are limited on holidays and/or event weekends.** Day-Use or Overnight Visitor pass can be issued for one or multiple days at a cost of \$8 per adult/\$4 per child per day.

Per person visitor fees are waived for Park Model owners and month-to-month RV sites with the exception of holiday and event weekends and when guests are not in the Resort. If guests are not in the Resort, approval is needed.

**Note:** Guests renting vacation homes may or may not be permitted to have overnight and/or full day visitors. See the occupancy section of the Vacation Home Rental Confirmation/Contract or contact the Front Desk.

#### **ON WHEELS**

The speed limit within the Resort is 10 mph.

All Motor Vehicles must be in good operating condition and carry liability insurance.

#### **PARKING**

Please keep in mind that there is **NO** parking in the streets. A limited number of overnight parking spaces are available along the Exit row of the Resort at a fee of \$10 per night.

All other parking areas are Day Use only. Towing Policies are posted. Parking vehicles in a site other than your own is prohibited and subject to tow.

#### **AUTOMOBILES**

Defined as Autos or Trucks with full size license plates for highway use. All operators of motorized vehicles must possess a valid driver license. Drivers 18 years or younger must provide the Front Desk with a copy of their driver's license.

ALL vehicles require an appropriate sticker or pass issued by the Front Desk or Gate House.

Reflective material inside or outside of RVs, Park Models and/or vehicles is prohibited.

Major repairing of any vehicle, including but not limited to, changing of oil, flushing of radiators, or cleaning engines or parts is prohibited in the Resort. Please keep vehicle noise at a minimum during quiet hours.

Unauthorized vehicles, and/or vehicles parked in unauthorized areas are subject to towing and/or impound at the owner's expense.

#### **GOLF CARTS, OFF HIGHWAY VEHICLES (OHVs), AND ALL TERRAIN VEHICLES (ATVs)**

Liability insurance on OHVs, ATVs and golf carts is required.

If your stay is longer than one month, your site number must be on your golf cart or OHV in number stickers or graphics at least 2" in height and **CLEARLY VISIBLE ON BOTH DRIVER AND PASSENGER SIDES.** If your stay is one month or less, a sticker will be issued by the Front Desk to be placed in a clearly visible location on the DRIVER side of the OHV or golf cart.

Use of gasoline powered OHVs and gas-powered golf carts is prohibited after 10 pm. Point to point travel (travel to dog park, refuse, returning to site, etc.) is permitted after 10pm.

OHVs are prohibited from driving on the beach path (from the boat dock area east to the launch ramp). Electric and gas-powered golf carts are permitted on the beach path.

Modified OHVs that increase noise or compromise safety are not permitted.

#### **POWERED TRANSPORTATION TOYS**

Operators of powered transportation toys not licensed for the road, such as motor-powered bikes, scooters, skateboards etc. must follow manufacturer's safety guidelines, and adhere to the Resort speed limit. Power transportation toys may be ridden after dark ONLY if properly equipped with factory head and taillights.

Parents are responsible for the safety and supervision of their children.

#### **NON-POWERED TRANSPORTATION TOYS**

Bicycles and other non-motorized toys may be ridden after dark if properly equipped with a headlight and tail reflector.

None of these may be used on sidewalks, pool area, or inside buildings.

#### **RV and OTHER VEHICLE WASHING**

RVs, Park Models, and vehicles not licensed for the road may be washed by approved vendors ONLY, and vendors must bring and use their own water.

Vehicles licensed for the road may not be washed in the Resort and must be taken outside the Resort for washing.

Please limit the use of our water resources. Vendors hired for cleaning must be on an approved list available at the Front Desk. Cleaning hours are limited to business hours, Mon-Fri, excluding any holidays or event weekends.

#### **BOAT SLIPS**

Boat slips can be requested at the Front Desk for the use by our guests.

Any watercraft utilizing a boat slip without making reservations with the Front Desk will be impounded or towed at owners' expense.

#### **LAUNCH RAMP**

Hours 7 am to 10 pm. Launch vehicles and watercraft must be registered in the Resort office. Be prepared to launch and retrieve the boat. **Maximum of 15 minutes** for launch or retrieval at launch ramp or courtesy boat parking.

#### **BOAT MOORAGE**

Guests may reserve a mooring post in person at the Front Desk for periods not more than 7 days while present in the Resort. You may reserve and use only one mooring post at any given time. You must be staying in the Resort and your boat must be in the water during the period booked. Use of carpeting, metal stakes, tying to trees, signs or light poles is prohibited.

#### **BOAT TRAFFIC**

Be considerate. Failure to comply with "No Wake" areas will result in the termination of your stay. Unsafe operation of watercraft will be reported to authorities.

**LIABILITY**

**Please read and sign where indicated.**

Guests agree to release and forever discharge the Islander RV Resort LLC, DBA Islander Resort, it’s insurance carriers, agents, servants, successors, and assigns, herein after the “Released Party”, from any claims, demands, actions, causes of action and liability whatsoever, in any manner arising or to arise out of, said Released Party’s decision to provide facilities and services to guests. Guests acknowledge that the Released Party in no way can guarantee that acts of vandalism, theft, fire, or other damage will not occur. Further, guests agree to specifically indemnify and hold harmless the Released Party for any and all injuries and personal property damage that arise at the Resort even though same may have resulted from the comparative, joint, concurring, or contributory act, omission, fault or negligence, whether passive or active, of the Resort or any agents thereof.

Refer to additional terms regarding your stay on your reservation form or Site Rental Agreement. The Resort management reserves the right to amend, revise and add to the Resort Policy at any time.

**FAILURE TO COMPLY WITH ANY ONE OR MORE OF THESE POLICIES INCLUDING BUT NOT LIMITED TO THE VISITOR AND PET POLICIES MAY RESULT IN YOUR LEAVING THE RESORT WITH NO REFUND AND FUTURE RESERVATIONS BEING CANCELLED.**

Islander RV Resort LLC  
DBA Islander Resort  
751 Beachcomber Blvd.  
Lake Havasu City, AZ 86403-0975  
(928)680-2000

Revised January 2023

This Resort Policy consisting of 6 pages is received and accepted by:

Print Name: \_\_\_\_\_

Sign Name: \_\_\_\_\_

Print Name: \_\_\_\_\_

Sign Name: \_\_\_\_\_

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

**PET POLICY & AGREEMENT**

You may have up to 2 authorized pets in the Resort.

Pit Bulls, American Staffordshire Terriers, Rottweilers, Wolf Hybrids, and all mixes thereof and any dogs exhibiting aggressive behavior are not permitted in the Resort. Exceptions to this policy will be made for service animals. Please be aware that visitors are not permitted to bring in their pets.

Pets are not permitted in the Vacation Home Rentals.

Pets are not permitted inside buildings, pool area or designated swim beach.

The Pet Run in the north central area of the Resort and the Dog Park located on Aruba are the ONLY designated places for your pet to relieve itself. Solid waste must be picked up and disposed of immediately. We do understand that accidents may happen in other areas, and if so, the waste must be picked up immediately.

Please keep pets off landscaped areas and your neighbor’s sites. Dog owners are responsible for picking up dog waste.

Your pets should not be left outside unattended at any time. Barking must be controlled to avoid disturbing others. Please keep your pet inside after 10pm.

Failure to follow the pet policies will result in termination of pet agreement and removal of your pet from the Resort.

Pet Breed: \_\_\_\_\_

Pet Name: \_\_\_\_\_

Pet Breed: \_\_\_\_\_

Pet Name: \_\_\_\_\_

I/we hereby agree to abide by the policies set forth and understand that failure to do so may result in my/our leaving the Resort.

\_\_\_\_\_  
Pet Owners Signature

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