

Note: All Conservation Area (CA) rules and regulations are subject to revision without notice at the discretion of the Superintendent/ Designate. All times are in the Eastern Time Zone.

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### **Conservation Area Activities**

1. All federal, provincial, and municipal laws apply while on UTRCA properties (Fanshawe Conservation Area, Pittock CA, and Wildwood CA), Contravention of these laws may result in fines and/or eviction.
2. No excessive noise or disturbance permitted at any time. Quiet hours are from 11:00 pm to 8:00 am. No audio devices, musical instruments, etc. during quiet hours. Generators are prohibited.
3. Any alterations, additions, or modifications to CA property must be approved by the Superintendent/ Designate. Excavations are not permitted. Any costs incurred to repair/remove are at the expense of the camper. All fill including wood chips, stone dust, gravel, etc., require a building permission form and must be approved by the Superintendent/ Designate.
4. Possession or consumption of liquor is permitted on a registered campsite only.
5. Smoking of tobacco and cannabis, including vaping and the use of a hookah, is permitted in designated areas and registered campsites only.
6. Cultivation of cannabis is prohibited.
7. The possession or use of drones for personal or recreational use is strictly prohibited.

### **Seasonal Campsite Use**

8. Campsites located within UTRCA conservation areas provide seasonal outdoor recreational opportunities. These campsites are NOT deemed a full time residence for “snowbirds” or people with alternate living arrangements during the off season.
9. The Conservation Area address is not permitted to be used as a permanent address on photo id, trailer registration or insurance information.
10. Campground infrastructure, including water, sewage, and hydro, is only available during the specified operating season.

11. The Conservation Area address will not be used to receive mail or deliveries for registered campers. Rogue mail will be returned to Canada Post indicating no such recipient.

### **Reservations, Payment & Off Season Storage**

#### **Seasonal Camping Reservations**

12. Contact the Conservation Area directly for seasonal campsite reservations.
13. At the time of reservation, the prospective site permit holder must provide:
  - a. Photo identification;
  - b. A mailing address and, if that mailing address is a PO box, a home address;
  - c. Proof of trailer registration;
  - d. Proof of trailer insurance.
14. All seasonal campers are permitted to reserve their current campsite for the next camping season.
  - Reservations must be completed by 12:00 pm (noon) on the last day of the camping season.
  - Reservations will not be accepted if fees are outstanding on the current campsite.
  - The site becomes available on a first come, first served basis, if arrangements are not made.

#### **Seasonal Camping Payment**

15. Seasonal campsite payment is due in one installment by 12:00 pm (noon) on Sunday, May 8, 2022.
  - Photo ID, proof of trailer registration, and proof of insurance must be shown at the time of payment, or payment will not be accepted.
  - Site occupancy is not permitted without payment, photo id, trailer registration, and proof of insurance.
16. A late payment fee of \$100.00 per week will be charged on all overdue seasonal camping accounts. Non-payment of applicable fees will result in all items on site being removed at the owner’s expense and the site being released. Payment must be received within 2 weeks of the seasonal camping fee deadline.

## **Off Season Storage**

17. Off season storage may be permitted either on site or in an area provided by the Superintendent/Designate. Off season storage must be paid for prior to 12:00 pm (noon) on the last day of the camping season.
18. A late payment fee of \$100.00 per week will be charged on all overdue winter storage accounts. Non-payment of applicable fees will result in all items on site being removed at the owner's expense and the site being released. The UTRCA non-payment policy applies. Payment must be received within 2 weeks of the winter storage fee deadline. Late payment may result in a denial of site renewal for the following operational season.
19. All storage items must be approved by the Superintendent/Designate by written agreement. The only items that may be stored on site or in a designated area are a trailer, deck, and shed/wood box, as per the signed winter storage agreement. Watercraft storage is subject to an additional agreement and fee.
20. Sites located in high water areas must be cleared of all items and a designated storage area will be provided.
21. Any items stored without an agreement will be removed at the owner's expense and disposed of with a minimum \$100.00 clean up fee.

## **Site Surrender**

22. If a camping unit is sold or a site is relinquished, the UTRCA has first right of refusal on site availability. If the UTRCA deems the site available, the buyer then is entitled to take over the site after the UTRCA receives the appropriate fees, photo ID, proof of trailer registration, and proof of insurance. The primary occupant must be the permit holder.
23. Swipe cards are non-transferrable and must be returned at the time of the site surrender.

## **Refunds**

### **24. Seasonal Camping**

- Please see the Seasonal Camping Refund Policy for further details.
- If evicted, there are no refunds for camping fees or for associated vehicle or watercraft passes or permits.

### **25. Wet/Dry Docks**

- Refunds will be given for dock fees paid minus the fee for time used.
- If evicted, there are no refunds for dock fees or associated vehicle or watercraft passes or permits.

## **Reduced Admission Fee**

26. Reduced fee policies may not be used in conjunction with any other promotion.

## **Permits & Vehicles**

27. Permit holders for seasonal campsites must be at least 18 years of age. The permit holder must be the primary campsite occupant.
28. All vehicles must present a valid permit (e.g., swipe card, day use receipt, season pass permit, camping permit, or additional vehicle permit). One vehicle permit is included with your campsite. Altered or improper use will void the permit. The permit holder is responsible for all associated costs for lost, stolen, or seized permits. Season pass permit must be in an area visible to staff. Failure to present a valid swipe card will result in a nonrefundable vehicle day use admission charge. Access to the CA will be denied if the fee is not paid.
29. Two vehicles are permitted to park on a registered campsite. Any additional vehicles are to be parked in designated areas. All motorized vehicles must be licensed and insured.
30. All CA visitors are to park in designated parking areas.
31. Campground visitors are admitted from 8:00 am to 9:00 pm daily and must vacate the property by 11:00 pm nightly. Day use visitors are admitted from dawn to dusk and must vacate the property by dusk. CA hours may be restricted as necessary.
32. E-bikes are permitted on CA roadways only. Helmets are mandatory. Use of e-bikes is prohibited on any CA trail system. All other power assisted low speed vehicles are prohibited (e.g., all off road vehicles, riding lawnmowers, golf carts).

## **Campsite Equipment**

33. At no time may there be more than three pieces of sheltered equipment on one individual campsite unless approved by the Superintendent/Designate. Only one piece of sheltered equipment can be a

hard top trailer, house trailer, or self-propelled camping unit. Sheltered equipment includes but is not limited to a shed, tent, BBQ shelter, and gazebo. Equipment must be approved by the Superintendent/ Designate.

34. All trailers must be professionally manufactured by a trailer manufacturing company for the initial purpose of camping. All trailers must have permanent wheel carriage and be in good working order.
35. Seasonal sites must be occupied by a hard top trailer or park model. Tents are not permitted as the primary shelter.
36. Trailer size is limited to 45 feet long x 12 feet wide (based on manufacturer's specifications). The seasonal trailer hitch assembly must face the roadway and be accessible at all times.
37. A minimum 2 foot wide easement must remain clear adjacent to all power and water lines to allow for maintenance. Trailer units, sheds, decks, awnings, and all overhead equipment such as antennae and flag poles must be 10 feet away from any overhead power lines and must be approved by the Superintendent/ Designate.
38. One storage shed permitted per site. Maximum volume is 288 cubic feet with a maximum footprint of 6x8 feet (e.g., 6 ft x 8 ft x 6 ft). All sheds and their location must be approved by Superintendent/ Designate. Electricity to sheds must be approved by the Superintendent/ Designate with a permit obtained from the Electrical Safety Authority. Wiring will only be permitted if the shed is located directly next to the trailer and the conduit is securely attached to the shed from the trailer receptacle. Components cannot be attached to the electrical pedestal. Extension cords are not permitted as a source of wiring to a shed.
39. Storage of any utility trailers in the CA is prohibited.
40. Subletting or renting trailers and/or sites is prohibited.
41. As per the Electrical Safety Authority, electrical cords, including trailer cords, cannot be buried. In addition, extension cords are not deemed as permanent wiring and must be disconnected when the site is not occupied.
42. No refrigerators, freezers, or indoor rated appliances are permitted unless they are securely contained within a camping unit or storage shed.
43. All patio lights not affixed to the camping unit must be located 8 feet above ground level and must be approved by the Superintendent/Designate. Excessive strands of patio lights and flood lights are not permitted.
44. No permanent clotheslines permitted. Portable temporary clotheslines are permitted.
45. All wading pools (maximum size 60 inches diameter x 20 inches deep) must be approved by Superintendent/ Designate. Wading pools must be empty when not in use. Hot tubs, outdoor spas, and water features are not permitted. Wading pools are prohibited at Fanshawe CA.
46. Large recreational equipment (e.g., trampolines, personal playground equipment) is not allowed on site.
47. Firewood must be cut to length (maximum 18 inches) before entering the CA. A maximum 32 cubic feet of firewood may be stored and shall be stacked neatly on the campsite. No skids, palletes or construction material are permitted.
48. One firewood storage box is permitted. The size of the box cannot exceed 32 cubic feet (4 ft x 4 ft x 2 ft).
49. All sites must be aesthetically pleasing and kept in a neat and clean condition at the discretion of the Superintendent/Designate. This policy includes trailers, decks, sheds, and any other items that may be on site.
50. Removal of items on the site may be requested at any time due to maintenance, safety concerns, or encroachment on CA infrastructure.
51. Items placed in or around garbage/recycling bins or left on vacated campsites become the property of the UTRCA and removal of these items is prohibited.

## **Decks, Privacy Screens, Awnings, and Enclosures**

**A completed building permission form is required and must be approved by the Superintendent/ Designate.**

52. All decks will be aesthetically pleasing and well maintained and must be approved by the Superintendent/Designate. Decks may be constructed using wood or patio stones. Skids are not an acceptable building material. Deck size is restricted to a maximum of 250 square feet with a maximum width of 10 feet. The deck cannot extend past either end of the trailer body.
53. Railings and other structures above the deck floor cannot exceed 42 inches. The deck must be removable by hand (sectioned) and affixed at ground level (no cement footings). In addition to the deck area, a maximum of 64 square feet of patio stones (e.g., 16 stones at 24x24 inches) may be placed near the fire pit and shed area.
54. Barriers and/or obstructions in or along the ground relating to a seasonal campsite and/or permit post must be approved by the Superintendent/ Designate.
55. All fencing and privacy screening requires a building application and approval from Superintendent/ Designate. Fencing and privacy screening max height 6 ft from the deck without exceeding trailer height; max length 10 ft without exceeding deck width. All fencing and privacy screening must be affixed to the deck, within the deck perimeter, and aesthetically pleasing.
56. Awnings attached to the trailer unit must be manufactured (available for purchase at a retail outlet) and cannot be constructed from wood. Manufactured gazebos may be used as an alternative to, or in combination with, manufactured awnings. Awnings and gazebos must be approved by the Superintendent/Designate and cannot exceed the length of the trailer.
57. Deck enclosures must be manufactured of canvas or vinyl (available for purchase at a retail outlet). The enclosure cannot exceed the awning length. Deck enclosures must be approved by the Superintendent/ Designate.

## **Environment & Conservation**

58. Campers will make every effort to conserve energy. When the site is not being used, campers are required to turn off indoor and outdoor lights and air conditioners.
59. Tap water shall be conserved to assist with water supply. Lawn watering, vehicle/trailer washing, etc., is not to be excessive. Further watering restrictions may apply.
60. All sewage must be contained within your camping unit. Valves and related equipment must be well maintained, free of leaks, labelled, and easily accessible for sewage disposal. If valves and related equipment are not present, maintained, labelled, or easily accessible, the trailer will not be pumped and no refunds will be issued.
61. All sewage disposal totes must be manufactured for the purpose of sewage disposal and in good working order with no possibility of leaking their contents at any time.

## **Watercraft**

62. Watercraft permits are not transferable. All power-driven watercraft and sailboats require a permit in the form of a motorboat/sailboat seasons pass (affixed to the watercraft) or day use receipt. Non-power-driven watercraft, such as canoes, kayaks, SUP, and pedal boats, do not require a permit. All watercraft must be Transport Canada approved.
63. At Fanshawe CA only: Maximum 10 hp motors permitted only. Watercraft with motors larger than 10 hp are not permitted. Watercraft with motors larger than 10 hp and smaller side motors of 10 hp are not permitted.
64. No personal watercraft permitted on CA lands or reservoirs at any time (e.g., Jet Ski, Seadoo, Jet Boards, etc.).
65. Reservoirs open from dawn until dusk during the operating season. Operation of watercraft after dark is strictly prohibited.
66. Personal wet docks are not permitted. Watercraft operators must tie off or moor all watercraft in designated areas. Wet/dry dock rentals are available at Wildwood CA only. One watercraft is permitted per docking slip. All seasonal permits

must be affixed to the hull and visible at all times including when tarped.

67. All docks must be kept clear of obstructions at all times. Wet dock permit holders are not to affix or attach any item or device to the dock or slip without permission of the Superintendent/Designate. Watercraft size may be restricted if it may pose a

risk to dock users or other watercraft, at the discretion of the Superintendent/Designate.

68. All watercraft and watercraft trailers are to be parked in the designated areas. Watercraft are permitted on campsites from Friday to Sunday. Any alternate arrangements require approval from the Superintendent/Designate.

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NOTE: Provincial Regulations are made under the Conservation Authorities Act and are available online at [www.ontario.ca/laws/statute/90c27](http://www.ontario.ca/laws/statute/90c27) or [www.ontario.ca/laws/regulation/900136](http://www.ontario.ca/laws/regulation/900136)

NOTE: All watercraft operators must abide by regulations outlined in the Canada Shipping Act, available online at [www.tc.gc.ca/eng/acts-regulations/acts-2001c26.htm](http://www.tc.gc.ca/eng/acts-regulations/acts-2001c26.htm)

# Typical Site Layout

Please ask the Conservation Area Superintendent to visit your site to ensure proper set up.

