
CARAVAN SITES AND CONTROL OF DEVELOPMENT ACT 1960
Section 3

ENDORSEMENT Section 10 (2)

This licence has been transferred to Capel Investments Limited, Wymeswold Hall,
East Road, Loughborough, Leicestershire LE12 6ST

SITE LICENCE

To ⁽¹⁾ Mr R F Muston

Taskturn Ltd, Bedford House, 16 Victoria Street, Loughborough, Leics.

WHEREAS on the 30th day of December 2002, you made application for a site licence in respect of land situate at

⁽²⁾ Capel Court Park, Winehouse Lane, Capel-le-Ferne
(hereinafter called "the said land")


AND WHEREAS you are entitled to the benefit of permission (ref. Nos. CH/6/67/18, DO/74/862 & DO/78/240) for the use of the said land as a caravan site granted under Part III of the Town and Country Planning Act, 1971, otherwise than by a development order

NOW THEREFORE the ⁽³⁾ DOVER DISTRICT COUNCIL

HEREBY GRANT a site licence in respect of the said land pursuant to Section 3 of the Caravan Sites and Control of Development Act, 1960, subject to the following conditions, attached hereto.

DATED this 13th day of February 2003

Signed


Chief Environmental Health Officer
(The Officer appointed for this purpose)

NOTES

- (1) Name and address of applicant, occupier of the land
- (2) Full description of the land to which the licence relates
- (3) Name of Local Authority
- (4) The same period should be stated as that specified in the planning permission: *see s.4 (1)*
- (5) Insert title of proper Officer

IT IS IMPORTANT THAT YOU SHOULD READ THE NOTES PRINTED ON THE BACK OF THIS FORM

NOTES

It is provided by the Caravan Sites and Control of Development Act, 1960, as follows:-

Appeal to magistrates' court against conditions attached to site licence.

7.-(1) Any person aggrieved by any condition (other than the condition referred to in subsection (3) of section five of this Act) subject to which a site licence has been issued to him in respect of any land may, within twenty-eight days of the date on which the licence was so issued, appeal to a magistrates' court acting for the petty sessions area in which the land is situated; and the court, if satisfied (having regard amongst other things to any standards which may have been specified by the Minister under subsection (6) of the said section five) that the condition is unduly burdensome, may vary or cancel the condition.

(2) In so far as the effect of a condition (in whatever words expressed) subject to which a site licence is issued in respect of any land is to require the carrying out on the land of any works, the condition shall not have effect during the period within which the person to whom the site licence is issued is entitled by virtue of the foregoing subsection to appeal against the condition nor, thereafter, whilst an appeal against the condition is pending.

Provisions as to breaches of condition

9.-(1) If an occupier of land fails to comply with any condition for the time being attached to a site licence held by him in respect of the land, he shall be guilty of an offence and liable on summary conviction, in the case of the first offence to a fine not exceeding level 4 on the Standard Scale of fines.*

(2) Where a person convicted under this section for failing to comply with a condition attached to a site licence has on two or more previous occasions been convicted thereunder for failing to comply with a condition attached to that licence, the court before whom he is convicted may, if an application in that behalf is made at the hearing by the local authority in whose area the land is situated, make an order for the revocation of the said site licence to come into force on such date as the court may specify in the order, being a date not earlier than the expiration of any period within which notice of appeal (whether by case stated or otherwise) may be given against the conviction; and if before the date so specified an appeal is so brought an order shall be of no effect pending the final determination or withdrawal of the appeal.

The person convicted or the local authority who issued the site licence may apply to the magistrates' court which has made such an order revoking a site licence for an order extending the period at the end of which the revocation is to come into force, and the magistrates' court may, if satisfied that adequate notice of the application has been given to the local authority or, as the case may be, the person convicted, make an order extending that period.

(3) Where an occupier of land fails within the time specified in a condition attached to a site licence held by him to complete to the satisfaction of the local authority in whose area the land is situated any works required by the condition to be so completed, the local authority may carry out those works, and may recover as a simple contract debt in any court of competent jurisdiction from that person any expenses reasonably incurred by them in that behalf.

Transfer of site licences and transmission on death, etc.

10.-(1) When the holder of a site licence in respect of any land ceases to be the occupier of the land, he may, with the consent of the local authority in whose area the land is situated, transfer the licence to the person who then becomes the occupier of the land.

(2) Where a local authority give their consent to the transfer of a site licence, they shall endorse on the licence the name of the person to whom it is to be transferred and the date agreed between the parties to the transfer as the date on which that person is, for the purposes of this Part of this Act, to be treated as having become the holder of the licence.

(3) If an application is made under subsection (1) of this section for consent to the transfer of a site licence to a person who is to become the occupier of the land, that person may apply for a site licence under section three of this Act as if he were the occupier of the land, and if the local authority at any time before issuing a site licence in compliance with that application give their consent to the transfer they need not proceed with the application for the site licence.

(4) Where any person becomes, by operation of law, entitled to an estate or interest in land in respect of which a site licence is in force and is, by virtue of his holding that estate or interest, the occupier of the land within the meaning of this Part of this Act he shall, for the purposes of this part of the Act, be treated as having become the holder of the licence on the day on which he became the occupier of the land, and the local authority in whose area the land is situated shall, if an application in that behalf is made to them, endorse his name and the said date on the licence.

*(Currently £1000, subject to alteration by Order)

CARAVAN SITES AND CONTROL OF DEVELOPMENT ACT 1960

SECTION 5

LICENCE CONDITIONS

RESIDENTIAL CARAVAN SITES

CONDITIONS imposed in relation to Licence No C.10.1.14 and the Site Plan submitted on 14 January 1965 with the application in respect of Capel Court Caravan Park, Capel-le-Ferne.

1. Use of Site

- 1.1 The facilities and works required by the conditions shall be completed to the satisfaction of the Council within a period of 12 months expiring on 13 December 1992.

2. Density and Space Between Caravans

2.1 Site-Boundaries

The boundaries of the site should be clearly marked, for example by fences or hedges. In addition, the site owner should give the local authority a plan of its layout.

It is recommended that a 3-metre wide area should be kept clear within the inside of all boundaries.

- 2.2 Subject to the following variations, every caravan should be not less than 6 metres from any other caravan which is occupied separately and not less than 2 metres from a road. The point of measurement for porches, awnings etc is the exterior cladding of the caravan.

- Porches may protrude 1m into the 6 metres and should be of the open type.
- Where awnings are used, the distance between any part of the awning and an adjoining caravan should not be less than 3 metres. They should not be of the type which incorporates sleeping accommodation and they should not face each other or touch.

- Eaves, drainpipes and bay windows may extend into the 6 metre space provided the total distance between the extremities of 2 adjacent units is not less than 5.25 metres.
- Where there are ramps for the disabled, verandahs and stairs extending from the unit, there should be 4.5m clear space between them and two such items should not face each other in any space. If they are enclosed, they may need to be considered as part of the unit and, as such, should not intrude into the 6m space.
- A garage, a shed or a covered storage space should be permitted between units only if it is of non-combustible construction (including non-combustible roof) and sufficient space is maintained around each unit so as not to prejudice means of escape in case of fire. Windows in such structures should not face towards the units on either side. Car ports and covered walkways should in no circumstances be allowed within the 6-metre space. For cars and boats between units, see standard (12).

2.3 The density should be consistent with safety standards and health and safety requirements. The gross density should not exceed 50 caravans to the hectare, calculated on the basis of the useable area (ie excluding lakes, roads, communal services and other areas unsuitable for the siting of caravans) rather than the total site area.

3. Types of caravans permitted

3.1 Caravans shall generally be purpose-built units as supplied by the manufacturer, and no converted structure shall be allowed on the site without the prior written approval of the Council.

3.2 No alterations or additions shall be made to change the character or appearance of the caravans without the prior written approval of the Council.

3.3 The exteriors of the caravans shall be kept at all times in a good state of repair, decoration and cleanliness.

4. Roads and Footpaths

4.1 Roads and footpaths should be designed to provide adequate access for fire appliances. (Detailed guidance on turning circles etc is available from fire authorities).

4.2 Roads of a suitable material shall be provided so that no caravan standing or toilet block is more than 45 metres from a road.

- 4.3 Where the approach to the caravan is across ground that may become difficult or dangerous to negotiate in wet weather, each standing should be connected to a carriageway by a footpath with a hard surface properly constructed with concrete, paving, tarmac or other suitable material to be approved by the Council.
- 4.4 Carriageways shall be not less than 4 metres wide, or if they form part of a one-way traffic system, 2.8 metres wide. If a one-way traffic system is adopted the direction of the traffic flow shall be clearly indicated.
- 4.5 Gateways should be a minimum of 3.1 metres wide and have a minimum height clearance of 3.7 metres.
- 4.6 Footpaths should not be less than 0.75 metres wide.
- 4.7 Roads should have no overhead cable less than 4.5 metres above the ground.
- 4.8 Roads and footpaths should be suitably lit.
- 4.9 Roads of suitable materials should be provided so that no caravan standing is more than 50 metres from a road.

5. Caravan Standing and Grass Areas

- 5.1 Concrete slabs or other suitable material approved by the Council minimum size 300 mm x 300 mm shall be placed under and be capable of adequately supporting the imposed weight of all wheels and jacks. The hard standing should project a sufficient distance outwards from its entrance or entrances to enable occupants to enter and leave safely.
- 5.2 The whole site shall be suitably grassed and maintained to the satisfaction of the Council, save as otherwise required by these conditions.
- 5.3 Individual plots shall not be separately fenced or otherwise enclosed.

6. Fire Fighting appliances

Fire Points

- 6.1 There should be established so that no caravan or site building is more than 30 metres from a fire point. They should be housed in a weather-proof structure, easily accessible and clearly and conspicuously marked "FIRE POINT".

Fire Fighting Equipment

- 6.2 Where water standpipes are provided and there is a water supply of sufficient pressure and flow to project a jet of water approximately 5 metres from the nozzle, such water standpipes

should be situated at each fire point. There should also be a reel that complies with British Standard 5306 Part 1, with a hose not less than 30 metres long, having a means of connection to a water standpipe (preferably a screw thread connection) with a water supply of sufficient pressure terminating in a small hand control nozzle. Hoses should be housed in a box painted red and marked "HOSE REEL".

- 6.3 Where standpipes are not provided or the water pressure or flow is not sufficient, each fire point should be provided with either water extinguishers (2 x 9 litre) or a water tank of at least 500 litres capacity fitted with a hinged cover, 2 buckets and 1 hand pump or bucket pump.

Fire Warning

- 4 A means of raising the alarm in the event of a fire should be provided at each fire point. This could be by means of a manually operated sounder, eg metal triangle with a striker, gong or hand operated siren. The advice of the fire authority should be sought on an appropriate system.

Maintenance

- 6.5 All alarm and fire fighting equipment should be installed, tested and maintained in working order by a competent person and be available for inspection by, or on behalf of, the licensing authority. A log book should be kept to record all tests and any remedial action.
- 6.6 All equipment susceptible to damage by frost should be suitably protected.

Fire Notices

- 6.7 A clearly written and conspicuous notice should be provided and maintained at each fire point to indicate the action to be taken in case of fire and the location of the nearest telephone. This notice should include the following:-

"On discovering a fire

- i. Ensure the caravan or site building involved is evacuated
- ii. Raise the alarm
- iii. Call the fire brigade (the nearest telephone is sited)
- iv. Attack the fire using the fire fighting equipment provided, if safe to do so.

It is in the interest of all occupiers of this site to be familiar with the above routine and the method of operating the fire alarm and fire fighting equipment."

Fire Hazards

- 6.8.1 Long grass and vegetation should be cut at frequent and regular intervals where necessary to prevent it becoming a fire hazard to caravans, buildings or other installations on the site. Any such cuttings should be removed from the vicinity of caravans. The space beneath and between caravans should not be used for the storage of combustible materials.
- 6.8.2 The lighting of bonfires on the site is prohibited.
- 6.8.3 No material of a combustible nature shall be placed within the minimum distance between caravans detailed in condition 2.

Telephones

- 6.9 An immediately accessible telephone should be available on the site for calling the emergency services. A notice by the telephone should include the address of the site.

7. Storage of liquefied petroleum gas (LPG)

- 7.1 Grass and vegetation shall be cut at regular intervals to prevent it becoming a fire hazard and any such cuttings shall be removed from the vicinity of the caravans.
- 7.2 LPG storage supplied from tanks should comply with Guidance Booklet HSG 34 "The Storage of LPG at Fixed Installations" or, where LPG is supplied from cylinders, with Guidance Note CS4 "The Keeping of LPG in Cylinders and Similar Containers" as appropriate.

Where there are metered supplies from a common LPG storage tank, then Guidance Note CS11 "The Storage and Use of LPG at Metered Estates" provides further guidance. In this case and where a British Gas mains supply is available, then the Gas Safety (Installation and Use) Regulations 1984 and the Pipe-lines Act 1962 may also be applicable.

Exposed gas bottles or cylinders should not be within the separation boundary of an adjoining unit.

LPG installations should conform to British Standard 5482, "Code of Practice for domestic butane and propane gas burning installations, Part 2: 1977 Installations in Caravans and non-permanent dwellings".

For mains gas supply, the 1984 Regulations will be relevant for the installation downstream of any service pipe(s) supplying any primary meter(s) and such service pipes are subject to the Gas Safety Regulations 1972.

In cases where the site owner supplies gas to caravans on the site, he may need an authorisation to do so from OFGAS under the Gas Act 1986.

8. Electrical Installations

- 8.1 Sites should be provided with an electricity supply sufficient in all respects to meet all reasonable demands of the caravans situated on them.
- 8.2 Any electrical installations, which are not Electricity Board works and circuits subject to regulations made by the Secretary of State under section 16 of the Energy Act 1983 and section 64 of the Electricity Act 1947, should be installed, tested and maintained in accordance with the provisions of the Institution of Electrical Engineers' (IEE) Regulations for Electrical Installations for the time being in force, and where appropriate, to the standard which would be acceptable for the purposes of the Electricity Supply Regulations 1988, Statutory Instrument 1988 No 1057.
- 8.3 Work on electrical installations and appliances should be carried out only by competent persons such as the manufacturer's appointed agent, the electricity supplier, a professionally qualified electrical engineer, a member of the Electrical Contractors' Association, a contractor approved by the National Inspection Council for Electrical Installation Contracting, or a qualified person acting on behalf of one of the above. The installations should be inspected periodically; under IEE Wiring Regulations, every year or such longer period (not exceeding 3 years) as is considered appropriate in each case. When an installation is inspected, it should be judged against the current regulations.

The inspector should, within 1 month of such an inspection, issue an inspection certificate in the form prescribed in the IEE Wiring Regulations which should be retained by the site operator and displayed, supplemented or replaced by subsequent certificates, with the site licence. The cost of the inspection and report should be met by the site operator or licence holder.
- 8.4 Where an inspection reveals that an installation no longer complies with the regulations extant at the time it was first installed, any deficiencies should be rectified. Any major alterations and extensions to an installation and all parts of the existing installation affected by them should comply with the latest version of the IEE Wiring Regulations.
- 8.5 If there are overhead electric lines on the site, suitable warning notices should be displayed at the entrance to the site and on supports for the line. Where appropriate, particular attention should be drawn to the danger of masts of yachts or dinghies contacting the line.

9. Water Supply

- 9.1 All parks should be provided with a water supply complying with the requirements of the 1945 Water Act and in accordance with the appropriate Model Water Byelaws 1986 Conditions and statutory quality standards.
- 9.2 Each caravan shall be provided with a separate piped water supply.

10. Drainage Sanitation and Washing Facilities

- 10.1 Satisfactory provision shall be made for waste water and foul drainage to discharge to a sewer connected to the main drainage system or to a properly constructed septic tank or cesspool, having regard to the specific requirements of the Council after consultations with the Water Authority concerning the prevention of pollution of water catchment areas.
- 10.2 Save where approval under the Building Regulations is necessary any works of drainage or the construction or installation of a water closet fitting, urinal fitting, or cesspool (including a septic tank or other means of disposal of foul water) shall receive the prior written approval of the Council and be carried out in accordance with such written approval. In connection therewith, plans shall be submitted to the Council showing (as appropriate):
- a) the position of the works or fittings;
 - b) the lines of drainage, the size, depth and inclination of every drain and means of access to be provided for inspection and cleansing of the drain;
 - c) the position and level of the outfall of the drain;
 - d) where the drainage is intended to be connected to a sewer the position of the sewer; and
 - e) where it is proposed to construct or install a water closet fitting, urinal fitting or cesspool, septic tank or other means of disposal of foul matter, plans and sections of the work so far as are necessary to show that they are satisfactory.
- 10.3 In connection with any works carried out in pursuance of plans approved under condition 10.2 the following notices shall be given to the Council:
- a) 48 hours notice before the commencement of any works for the alterations of or the laying of new foul drainage;

- b) 24 hours notice of the flaunching or covering up in any way of any foul drain or sewer;
- c) 7 days notice of the carrying out of any work of laying foul drainage, including any necessary work for flaunching or surrounding any foul drain or sewer with concrete or other materials and backfilling the trench; and
- d) 7 days notice after the completion of any foul drainage works.

In the calculation of a period of hours for the purposes of this condition, no account should be taken of a Saturday, Sunday, Christmas Day, Good Friday, Bank Holiday or day appointed for public thanksgiving or mourning.

If any of the notices specified in condition 10.2 are not given so much of the works shall be cut into or laid open as the Council shall request in writing and such cutting into or laying open shall be carried out within such period as may be stipulated in the request.

- 10.4 An alteration to the drainage system or the laying of new drains at the site may need approval under the Building Regulations. Works not requiring approval under the Building Regulations shall receive prior written approval and be carried out to the satisfaction of the Health and Housing Department of the Council.
- 10.5 For caravans having their own water closets, each caravan standing shall be provided with an approved connection to the foul drainage system; the connection shall be capable of being made air-tight when not in use.
- 10.6 For caravans without their own water closets, wash basins, showers or baths, communal toilet blocks shall be constructed to the satisfaction of the Council and provided with adequate supplies of water, on at least the following scales:

Men: 1 WC, 1 urinal and 1 wash basin per 15 caravans
Women: 2 WCs, and 1 wash basin per 15 caravans
1 shower or bath for each sex per 20 caravans

Communal blocks should be provided with adequate insulation to plumbing works and space heating to ensure their availability throughout the coldest part of the season for which the site is open.

- 10.7 Wash basins, showers and baths shall be provided with constant supplies of hot and cold water.

- 10.8 The toilet blocks shall be provided with a satisfactory form of artificial lighting both internally and externally during the hours of darkness.
- 10.9 Laundry facilities shall be provided in a separate room on the scale of not less than one deep sink with running hot and cold water per 30 caravans.
- 10.10 There shall be provided on the site properly designed disposal points for the contents of chemical closets with an adequate supply of water for flushing away the contents and cleaning the containers. The contents of chemical closets shall not be disposed of otherwise than at the disposal points. A Notice stating that the supply of water is not for drinking purposes shall be displayed at the disposal point.
- 10.11 Every site and every hard standing should be provided with an adequate drainage system for the complete and hygienic disposal of foul, rain and surface water from the site, buildings, caravans, roads and footpaths.
11. Refuse Disposal
- 11.1 There shall be provided at each caravan standing an adequate number of refuse containers for the reception of domestic refuse. Alternatively, groups of refuse containers may be provided on the site. Each group of refuse bins shall be placed on an impervious base, the siting of such refuse areas and the scale of provision of containers to be approved by the Council.
- 11.2 Arrangements shall be made for the refuse bins to be emptied regularly and the disposal of the refuse to be carried out to the satisfaction of the Council.
12. Storage Space
- 12.1 At least 2.8 sq metres of covered space shall be provided for each caravan standing. The structures shall be separate from the caravans they serve and not less than 5 metres from any other caravan. They should be capable of being locked.
13. Car Parking
- 13.1 One car only may be parked between adjoining caravans provided that the door to the caravan is not obstructed. Suitably surfaced parking spaces should be provided where necessary to meet the additional requirements of the occupants and their visitors. Plastic or wooden boats should not be parked between units.

14. Recreation Space

- 14.1 Space equivalent to about 1/10th of the total area shall be allocated for children's games and other recreational purposes.

15. Cleanliness and Maintenance

- 15.1 The site and facilities shall be maintained at all times in a clean and sanitary condition, free from litter, refuse or unnecessary accumulations or deposits. Facilities and equipment provided in compliance with the foregoing conditions shall be maintained in proper working order.

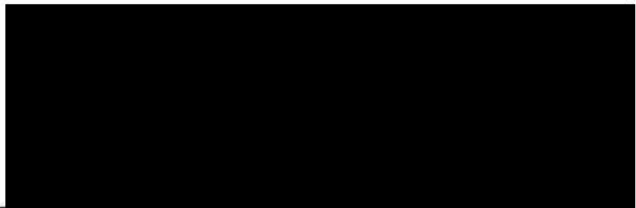
16. Notices and Licence Conditions

- 16.1 A suitable sign should be prominently displayed at the site entrance indicating the name of the site.
- 16.2 A copy of the site licence with its conditions should be displayed prominently on the site.
- 16.3 Notices and a plan should be displayed on the site setting out the action to be taken in the event of an emergency. They should show where the police, fire brigade, ambulance, and local doctors can be contacted, and the location of the nearest public telephone. The notices should also give the name and location/telephone number of the site licence holder or his/her accredited representative. At sites subject to flood risk, warning notices should be displayed giving advice about the operation of the flood warning system.
- 16.4 All notices should be suitably protected from the weather and displayed where possible out of the direct rays of the sun, preferably in areas lit by artificial lighting.

17. Screening

The existing screen of trees and shrubs around the curtilage of the site shall be adequately maintained to the satisfaction of the Council.

Date: 13 December 1991



~~For~~ DIRECTOR of HEALTH and HOUSING

CCPARK.RES

No.

CARAVAN SITES AND CONTROL OF DEVELOPMENT ACT, 1960
Section 3

SITE LICENCE

To (1) MR R F MUSTON

TASKTURN LTD, BEDFORD HOUSE, 16 VICTORIA STREET, LOUGHBOROUGH, LEICS

WHEREAS on the 14th day of January 1965 & 5th day of June 1978, you made application for a site licence in respect of land situate at
(2) Capel Court Caravan Park, Capel-le-Ferne, Folkestone, Kent
(hereinafter called "the said land")

CH/6/67/18
DO/74/862 &
DO/78/240

AND WHEREAS you are entitled to the benefit of permission (ref. No. for the use of the said land as a caravan site granted under Part III of the Town and Country Planning Act, 1971, otherwise than by a development order

NOW THEREFORE the (3) Dover District Council

HEREBY GRANT a site licence in respect of the said land pursuant to Section 3 of the Caravan Sites and Control of Development Act, 1960, subject to the following conditions, ~~that is to say~~ attached hereto.

THIS LICENCE shall expire at the end of _____ [months] [years]
from the _____ day of _____, 19 ____ .(4)

DATED this 13th day of December, 19 91.

Signed _____
Director of Health and Housing
(The officer appointed for this purpose).

- NOTES.
- (1) Name and address of applicant, occupier of the land.
 - (2) Full description of the land to which the licence relates.
 - (3) Name of local authority.
 - (4) The same period should be stated as that specified in the planning permission: see s. 4 (1).
 - (5) Insert title of proper officer.

IT IS IMPORTANT THAT YOU SHOULD READ THE NOTES PRINTED ON THE BACK OF THIS FORM.

NOTES.

It is provided by the Caravan Sites and Control of Development Act, 1960, as follows:—

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(2) In so far as the effect of a condition (in whatever words expressed) subject to which a site licence is issued in respect of any land is to require the carrying out on the land of any works, the condition shall not have effect during the period within which the person to whom the site licence is issued is entitled by virtue of the foregoing subsection to appeal against the condition nor, thereafter, whilst an appeal against the condition is pending.

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9.—(1) If an occupier of land fails to comply with any condition for the time being attached to a site licence held by him in respect of the land, he shall be guilty of an offence and liable on summary conviction, in the case of the first offence to a fine not exceeding level 4 on the Standard Scale of fines.*

(2) Where a person convicted under this section for failing to comply with a condition attached to a site licence has on two or more previous occasions been convicted thereunder for failing to comply with a condition attached to that licence, the court before whom he is convicted may, if an application in that behalf is made at the hearing by the local authority in whose area the land is situated, make an order for the revocation of the said site licence to come into force on such date as the court may specify in the order, being a date not earlier than the expiration of any period within which notice of appeal (whether by case stated or otherwise) may be given against the conviction; and if before the date so specified an appeal is so brought the order shall be of no effect pending the final determination or withdrawal of the appeal.

The person convicted or the local authority who issued the site licence may apply to the magistrates' court which has made such an order revoking a site licence for an order extending the period at the end of which the revocation is to come into force, and the magistrates' court may, if satisfied that adequate notice of the application has been given to the local authority or, as the case may be, the person convicted, make an order extending that period.

(3) Where an occupier of land fails within the time specified in a condition attached to a site licence held by him to complete to the satisfaction of the local authority in whose area the land is situated any works required by the condition to be so completed, the local authority may carry out those works, and may recover as a simple contract debt in any court of competent jurisdiction from that person any expenses reasonably incurred by them in that behalf.

Transfer of site licences and transmission on death, etc.

10.—(1) When the holder of a site licence in respect of any land ceases to be the occupier of the land, he may, with the consent of the local authority in whose area the land is situated, transfer the licence to the person who then becomes the occupier of the land.

(2) Where a local authority give their consent to the transfer of a site licence, they shall endorse on the licence the name of the person to whom it is to be transferred and the date agreed between the parties to the transfer as the date on which that person is, for the purposes of this Part of this Act, to be treated as having become the holder of the licence.

(3) If an application is made under subsection (1) of this section for consent to the transfer of a site licence to a person who is to become the occupier of the land, that person may apply for a site licence under section three of this Act as if he were the occupier of the land, and if the local authority at any time before issuing a site licence in compliance with that application give their consent to the transfer they need not proceed with the application for the site licence.

(4) Where any person becomes, by operation of law, entitled to an estate or interest in land in respect of which a site licence is in force and is, by virtue of his holding that estate or interest, the occupier of the land within the meaning of this Part of this Act he shall, for the purposes of this Part of this Act, be treated as having become the holder of the licence on the day on which he became the occupier of the land, and the local authority in whose area the land is situated shall, if an application in that behalf is made to them, endorse his name and the said date on the licence.

*(Currently £1000, subject to alteration by Order.)

PARK RULES FOR CAPEL COURT PARK

Preface

In these rules: "occupier" means anyone who occupies a park home, whether under an Agreement to which the Mobile Homes Act 1983 applies or under a tenancy or any other agreement "you" and "your" refers to the homeowner or other occupier of a park home "we" and "our" refers to the park owner.

These rules are in place to ensure acceptable standards are maintained on the park, which will be of general benefit to occupiers, and to promote and maintain community cohesion. They form part of the Agreement by which homeowners occupy the pitch in accordance with the Mobile Homes Act 1983, as amended.

With two exceptions the rules also apply to any occupiers of park homes who rent their home.

The only rules which do not apply to occupiers who rent their home is rule 8 and 37.

None of these rules is to have retrospective effect. Accordingly: they are to apply only from the date on which they take effect, which is 8 October 2014; and no occupier who is in occupation on that date will be treated as being in breach due to circumstances which were in existence on that date and which would not have been a breach of the rules in existence before that date.

Condition of the Pitch and Park Home

1. For reasons of ventilation and safety you must keep the underneath of your home clear and not use it as a storage space.
2. You must not erect fences or other means of enclosure unless it is a picket fence and it is no higher than 900mm and you have obtained our approval in writing (which will not be unreasonably withheld or delayed). You must position fences and any other means of enclosure so as to comply with the park's site licence conditions and fire safety requirements.
3. Other than a domestic barbeque, you must not have external fires, including incinerators.
4. You must not keep inflammable substances on the park except in quantities reasonable for domestic use. You must not keep explosive substances on the park.
5. The installation of and use of all power supplies and services in any park home must comply with the current and updated requirements of the respective Authorities. All services shall be regularly inspected and serviced to the satisfaction of the Park Owner and respective authorities.
6. No tree or bush shall be planted without our prior written permission following a written request from the Occupier (approval will not be withheld or delayed unreasonably). No trees, shrubs or fences shall be removed or cut down. All gardens shall be kept in a neat and tidy condition. Gardens must be used as "conventional" gardens and may not be used to grow vegetables or for any other purpose.
7. Only a home of proprietary manufacture and which conforms in all respects with the British Standard 3632 or any standard amending or replacing the same shall be stationed on the assigned plot.
8. All mobile homes must be insured for full replacement value, and carry a suitable fire extinguisher at all times, both these matters being the responsibility of the occupier. The occupier must produce

a current Certificate of Insurance (or a copy of the current Policy Schedule) if requested to do so by the park owner.

9. Rotary lines only may be used for hanging out washing, provided the rotary line is sited as discreetly as possible and screened to the rear of the park home and taken down after use.

Storage

10. You must use the storage shed provided by the Park for the pitch.

11. You may have one storage receptacle on the pitch with a maximum base of 100 cm x 70 cm and no more than 150 cm high.

12. You must ensure that any structure erected in the separation space between park homes is of non-combustible construction and positioned so as to comply with the park's site licence conditions and fire safety requirements. The separation space is the space between your park home and any neighbouring home.

Refuse

13. You are responsible for the disposal of all household, paper/card, recyclable and garden waste in the correct approved containers through the local authority service. You must not overfill containers and must place them in the approved position for the local authority collections.

14. You must not deposit any waste or rubbish other than in local authority approved containers on any part of the park (including any individual pitch).

Business Activities and Occupation of the Park Home

15. You must not use the park home, the pitch or the park (or any part of the park) for any business purpose, and you must not use the park home or the pitch for the storage of stock, plant, machinery or equipment used or last used for any business purpose. However you are at liberty to work individually from home by carrying out any office work of a type which does not create a nuisance to other occupiers and does not involve other staff, other workers, customers or members of the public calling at the park home or the park.

16. You must not let or sub-let your home. Mobile homes must be the occupier's only or main home. No mobile home shall be used for a greater number of persons than the specified number for which it was originally constructed.

Age of Occupants

17. No person under the age of 50 years may reside in a park home.

18. No resident children are permitted, but visiting younger family members are welcome under the control of the occupier.

Noise Nuisance

19. You must not use musical instruments, all forms of recorded music players, radios and other similar appliances and motor vehicles so as to cause a nuisance to other occupiers, especially between the hours of 10.30pm and 8.00am.

Pets

20. You must not keep any pets or animals except the following:

- Not more than one small to medium sized dog (being no taller than 60cm at head height) (other than any of the breeds or cross breeds which are subject to the Dangerous Dogs Act 1991 which are not permitted at all). You must keep any dog under proper control and you must not permit it to frighten or intimidate other users of the park. You must keep any dog on a leash not exceeding 1m in length and must not allow it to despoil the park. Strictly no fouling of paths, roadways or other Occupiers' plots and any 'accidents' must be cleaned up immediately.
- Small fish which are housed in an aquarium and remain at all times within your home.
- Budgerigars (or other small birds) which are housed in a cage and remain at all times within your home.

21. Cats are not permitted, nor is the feeding of strays. Bird food may be left on a bird table, but should not be left on the ground as it attracts vermin.

Note: The express terms of a homeowner's agreement contain an undertaking on the part of the homeowner not to allow anything which is or becomes a nuisance, inconvenience or disturbance to other occupiers at the park (including persistent barking) and this undertaking extends to the behaviour of pets and animals

Note: These rules do not have retrospective effect. If the keeping of the pet complied with the previous rules, an occupier will not be treated as being in breach when these rules take effect. However, when the pet dies or leaves it can only be replaced if this would comply with these rules.

22. Nothing in rule 20 of these Park Rules prevents you from keeping an assistance dog if this is required to support your disability and Assistance Dogs UK or any successor body has issued you with an Identification Book or other appropriate evidence.

Water

23. Where water is not separately metered at the park home or not separately charged you must not use hoses, except in case of fire.

24. You must protect all external water pipes from potential frost damage.

25. You must not interfere with Fire Points, which are for the use only in case of emergency and notify the Park Owner if any extinguishers have been discharged.

Visitors, Vehicles and parking

26. You must drive all vehicles on the park carefully and within the displayed speed limit.

27. You must not park more than one vehicle on the park. These rules do not have retrospective effect. If the keeping of more than one motor vehicle was permitted by the park owner for an occupier prior to commencement of these rules, that occupier will not be treated as being in breach when these rules take effect. However, when the occupier leaves the park, any subsequent occupier or owner will have to comply with rule 27.

28. You are responsible for the conduct of visitors and their children and that they are made aware of the park rules.

29. You must not park on the roads or grass verges.

30. You must not park anywhere except in the permitted parking spaces. Visitors' vehicles must at all times be parked in authorised visitor parking areas.

31. Other than for delivering goods and services, you must not park or allow parking of caravans or motor caravans, trailers, commercial vehicles of any sort on the park, including: taxis, light commercial or light goods vehicles as described in the vehicle taxation legislation and vehicles intended for domestic use but derived from or adapted from such a commercial vehicle, with the exceptions of commercial vehicles operated by the park owner.

32. You must hold a current driving licence and be insured to drive any vehicle on the park. You must also ensure that any vehicle you drive on the park is taxed and tested in accordance with the requirements of law and is in a roadworthy condition.

33. Disused or unroadworthy vehicles must not be kept anywhere on the park. We reserve the right to remove any vehicle which is apparently abandoned.

34. You must not carry out the following works or repairs on the park: (a) major vehicles repairs involving dismantling of part(s) of the engine (b) works which involve the removal of oil or other fuels.

Weapons and Drugs

35. You must not use or display guns, firearms and offensive weapons (including crossbows) on the park and you may only keep them on the pitch or in your home if you hold the appropriate licence and they are securely stored in accordance with that licence.

36. The use of narcotics and drugs (other than those medically prescribed) is not allowed at the park.

External Decoration and alterations

37. Homeowners must maintain the outside of their park home in a clean and tidy condition. Where the exterior is repainted or recovered homeowners must use reasonable endeavours not to depart from the original exterior texture, finish or colour-scheme.

38. Any external or structural alteration of, or addition to the park home or plot must be approved by us in writing (approval will not be withheld or delayed unreasonably). This includes roof alterations, satellite dishes, TV or radio aerials, conservatories, extensions, porches etc.