

Silver Springs Campground, LLC
N5048 Ludwig Rd.
Rio, WI 53960
www.silverspringscamp.com
fun4u@sscamprio.com
920-992-3537

Seasonal 2023 Rates & Rules

Silver Springs Campground, LLC

Camping Season: April 14 - October 15

If you camp on any of the following sites, please read this section:

METERED ELECTRIC/NO SEWER: 1 300 301 302 303 304 305 306 307 308
309 310 311 312 313 314 315 316 317 318 319 320 321 322 323 324

METERED ELECTRIC & SEWER SITES:

2 3 4 5 6 7 8 9 10 11 12 13 15 16 17 19 21 22 23 24 25 29 31 33 34 35 36 40 42
44 46 48 49 50 52 55 57 58 59 60 61 62 63 64 65 66 67 68 69 70 71 72 73 74 75 76 100
101 102 103 104 105 106 107 108 109 111 114 115 116 117 118 119 120 121 122 123 124
125 126 127 128 129 130 131 132 133 134 135 136 137 138 139 140 141 142 143 144 145
146 147 148 149

\$3,100.00 If paid before January 31: \$3,050.00

Includes WI Sales Tax @5.5%

If you camp on any of the following sites, please read this section:

METERED ELECTRIC/SEWER: 26 27 30 39 43 53 54

\$3,000.00 If paid before January 31: \$2,950.00

Includes WI Sales Tax @5.5%

Your money is due:

August 15, 2022: \$500.00 and agreement is due on your site for 2023. Your site will not be held after that date, so be sure to mail it, if you won't be here.

January 31: 1/2 of the remaining balance OR paid in full to receive the \$50.00 discount. (We do not send notices).

April 1: The remaining balance is due in full. You have to pay to play, so be sure to have your agreement and site fees paid in full to access your site.

A \$100.00/month late fee will be added for any payments received past the due date.

Timely payments are expected. Charge cards will only be accepted with a 4% fee added. There is a \$50.00 charge on all returned checks.

We do not refund any deposits if you decide not to return for the 2023 season. You will be charged a \$500.00 storage fee. The trailer must be removed and the site returned to its natural state by April 1.

Departure on your part for any reason during the season will result in a monthly fee of \$650 for any month or partial month the site was occupied. The balance, minus any fees, will be refunded, only if the site is re-rented.

Seasonal Sites include Primary Camper, Spouse, and his/her/their federally defined dependent children ages 22 and younger.

Meters & Electric Payments

All Seasonal sites are metered. Meters are read at the end of June and September. A \$5.00 service charge is added to each statement. The fees are due within 7 days of the statement date. A late fee of \$15/month will apply until all charges are paid.

A \$100 meter deposit is required, which is refunded to you on the day of your final departure, provided all bills are paid.

Please know, from time to time the campground may lose power due to a storm or unknown reason, SSC will not be responsible for any loss.

Moving Trailers & Decks:

SSC must be present when ANY trailer is going on or off a seasonal site.

We will park your trailer the first time for free. After that, a \$50 fee will apply to move off & \$50 to move on, if you should get a new trailer or change sites. Please air your tires, move your deck and belongings before you schedule us to move the trailer. Trailers may only be parked Monday-Thursday. We will also move your deck, for a fee. Please ask for a quote.

Vacated sites must be returned to their original, natural (grass, trees, soil) condition (cleared of all decking, blocks, bricks, wood, landscaping mulch, rock etc.,) prior to your departure...unless approval has been granted by ownership to leave something behind.

About your Dogs: The pet rules are as follows:

Your dog must be leashed at all times.

You must clean up after your dog.

You must keep your dog quiet.

Your dog is not allowed in any of the public buildings.

Your dog is not to be in the pool or beach area.

You must not leave your dog alone.

A \$50.00 **CASH** deposit/dog is to be put down when you become a seasonal, or if you get a new dog. This stays on file until you are no longer here or do not have the pet.

If there is a problem, you will lose this deposit.

Service Animals: Animals providing a service to a disabled camper are permitted. Comfort or Emotional Support Animals or other animals are not permitted.

When someone vacates a site:

You are not to take any plants, decking material, or anything on the site that is not yours! That goes for taking wood from the transit sites or anything that may have been left behind.

Keeping up your site:

We try very hard to keep the grounds nice, and we expect you to do the same. The saying is: If you don't use it here, then take it home. Wood piles must be stacked neatly and covered with a brown tarp. It must be piled in a place that is least seen from the road.

Absolutely no fertilizer is to be used on your grass.

Mowing & Raking:

If we notice that your site is in need of attention, we will take care of it and charge you a minimum of \$50.00 depending on how large of lot and if trimming is needed. If you need us to mow for you, please set this up in the office in advance. In the fall we have a scheduled clean up weekend. If you can not make it on that date, you will need to bag your leaves and take them to the burn pile. In the spring, if your lot is not taken care of by May 1, we will do it and the charge is \$300.00.

Lawn Watering: A maximum of 2 hours/day is allowed. Please do not water during peak water usage.

WIFI

Wireless Internet is available in MOST places in the campground.

It is a "free" service that we provide. We do our best to keep it up and running, but nothing is perfect and our bandwidth is very limited. If for some reason it is not available at your site, you may need to move your computer to another location to get the signal.

Bikes, skateboards, rollerblades, and golf carts are not allowed in any of the public buildings or on the sidewalks. They are not allowed after dusk. Mopeds are not allowed, unless special permission has been granted by SSC.

BOATS:

If you feel the need to have a paddle boat here, you must keep it in the water, not on the shore! They must have your site # on them.

PARKING: YOU NEED TO PARK ON YOUR OWN SITE.

Sites 300-324 have special parking, please ask.

The parking lot is for the families that have very small sites, please ask. Also, when you are adding flower beds, decks, patios or planting trees, keep in mind that you still need to park on your lot.

Garbage:

All garbage needs to be brought to the dumpsters located by the pavilion. All recyclables can be put together in the recycling container. Recyclables are: Plastics 1 & 2, tin cans, brown, green & clear glass, newspapers and cardboard boxes (must be broke down.) Do not bring your garbage from home. **ABSOLUTELY NO** grills, awnings, old LP tanks, refrigerators, mattresses, lawn mowers, lawn chairs, etc. Basically you may leave anything that is household garbage. Remember, a camera is watching!

Store Tickets:

For every \$5.00 you spend in the grill or office (excludes your site payment, electric payments, and visitor fees), you will receive a ticket that goes in a drawing for either \$100.00, \$50.00, or \$25.00 off the price of your site for the following year. You must remember to remind our staff member to give you the tickets, as they may not know you or remember. You must get your tickets at the time of the sale. Your Site # should be put on the back of each ticket and brought to the Seasonal Drawing Event, where you'll have the chance to win lots of prizes.

Seasonals are expected to follow all posted and advertised campground rules. But please remember...

- Quiet hours are from 11:00pm – 7:00am. Radios are off. Talking must be kept to a level that can not be heard by your neighbor. IF a security officer has to speak with you, your site is on the line.
- No firearms, water balloons, fireworks are allowed at any time.
- No ATV's, electric scooters, 3 wheelers, mini bikes or other motorized riding toys.

Visible Site Number

Please mark your site with a visible, nice looking sign or painted rock to identify your campsite number.

Honey Wagon Service

For those of you who have a campsite in the 300's area or Site 1, we have a honey wagon service to pump out your holding tanks, since you are not on a sewer line. We pump on Monday (Tuesday of a Holiday Weekend). Please sign up in the office the day before. Emergency pumps are \$50.00 if available. It is illegal and very harmful to our pond for gray water to go on the ground. A \$100.00 fine will apply if you are caught. Please manage water consumption. If you need a 2nd pump in a week, due to guests for example, please schedule for a Friday.

Storage

Boats, trailers, and other camping units are not to be stored on your site. Storage in the field is available, for \$200.00 for the season or \$25/week. Please register in the office.

Photos

I give Silver Springs Campsites, Inc. permission to use any photos they have taken for the use of advertising.

After the campground is closed:

It is possible to come up and check on things, but please make it brief and during the hours of **10:00am-3:00pm only**. You are not allowed to spend the night, or have a campfire. Please do not rake your leaves to the road unless it's a designated clean up weekend. Please bag them and take them to the burn pit. No garbage is to be left after we are closed. If there is any snow on the ground, please park by the dumpsters and walk. In the spring, because of frost in the ground, the road may be blocked off. Please park and walk to your site. Do not drive around the barricade!

Ash Pit

A Seasonal ash pit has been added by the horseshoe pits in the seasonal area for you to dispose of your COLD ashes. Please do not throw your ashes in the woods or dumpster.

Removal of Trees & Branches

Please make the office aware of any tree or dead branches that you feel may be harmful to you. Please don't cut any on your own without the permission of the campground.

Sand

Sand is available if you need it at your site. Please ask in the office for available delivery days. The cost is \$25.00 per tractor bucket full.

Proper Water & Sewer Usage

Please remember to limit your water usage, as all systems empty into holding tanks that have to be pumped out and hauled away. Even if you are on the sewer line, please be sure to use your holding tanks properly. Don't ever leave them wide open to continually drain. Your black holding tank should be filled with 5-10 gallons of water and the proper chemical should be added to help with smell and break down materials.

VISITORS:

A visitor is anyone that is not on your Seasonal Agreement.

- Day guests are \$5.00/person. Senior citizens (65 and older) are free during the day, but not for overnight. Everyone needs a car pass.
- OVERNIGHT guests are \$7.00/person/night when they stay in your trailer. If they put up another unit on your site, they are charged the regular nightly camping rate, but first must have SSC approval.
- There is no charge for grandchildren age 17 and under. EVERYONE must register in the office immediately upon arriving. Even if your guests ride with you in your car, they must still register and pay.
- It is your responsibility to make sure your guests are aware of all rules of the campground.
- Any guest staying at your site when you are not present, must be pre-approved with the office.

Decks/Hard Awnings/Screen Porches/Taxes:

Campground approval is required for any deck, hard awning, or screen porch prior to installation and must not exceed 400sq feet in total.

Only pre-made screen porches are allowed. The Township of Springvale will send you a personal property tax bill on decks & screen porches. It must be paid in full by the end of December. A \$1000.00 deposit is required to cover any tax not paid after you leave. It may be held until June of the following year. Failure to gain approval could lead to the removal of a structure.

A \$100 tax deposit is required, which is refunded to you once your final tax bill has been paid.

FAILURE TO PAY YOUR TAXES WILL RESULT IN THE LOSS OF YOUR CAMPSITE

Selling your trailer on site:

Please check with the office when you're first considering to sell your trailer. If someone has already requested a specific site, we must honor that first. If the trailer is 15 years or older or your campsite is not maintained, you will not be able to sell on site. "For Sale" signs are not allowed. Information will be handed out in the office and posted in the laundry rooms. The charge for selling on site is 7% of the sale or \$500.00, whichever is greater (CASH only).

The potential new owner must be approved by SSC prior to closing any deal.

Insurance:

You must carry insurance on your trailer and belongings.

Proof of insurance must be on file with the office on your trailer & golf cart at the beginning of every spring or when it expires.

Your trailer is in Columbia County Sec 27, Twn 12, Rg 11

About Gun Deer Season:

The grounds are absolutely closed during the week of gun deer season. This also applies to any T-Zone times as well. Please keep off the grounds during this time.

Car Passes:

All Seasonals are required to have a seasonal car sticker affixed on all their vehicles. Please register all your vehicles with the office. License plate number and description of the car is required. Failure to have a car pass could result in your vehicle being towed and/or the loss of your campsite.

Back Flow Preventers

They are required by the State of Wisconsin regulations. You will experience water output when turning the water on or off. This is normal. We will be doing a check of these to make sure they are all on. If one is missing you will be charged \$20.00. Also, if we get a fine for yours not being on, the fine will be passed along to you.

Storage Sheds:

Sheds are allowed and must be the plastic Rubbermaid type. Sheds count toward the 400 sq foot rule. Please seek out "ownership" in the office prior to purchasing & for assistance in following the 10' rule. The largest size you can have is a 8 x 10 assuming there's room for it.

GOLF CARTS:

We only allow electric golf carts. Please be sure to register your golf cart with the office and get a certificate of insurance for our files each spring. **Your site number must be clearly visible, on the back of the golf cart in large numbers.**

The rules are as follows...

- 1.) You MUST be at least 18 years old to drive a golf cart on this property.
- 2.) The hours of operation vary depending on the time of year. Golf carts may only be used from dawn to dusk. If the security vapor lights are on, your cart should be parked at your site. You must take responsibility for being parked on time...when in doubt, park it.
- 3.) The number of people allowed per cart is based on the number of seats. All passengers must be seated, if the golf cart is moving.
 - 4.) Pool patrons, please park behind the pool.
 - 5.) They are not allowed on the sidewalks.
- 6.) No horseplay or reckless driving. Also, no drinking and driving allowed.
- 7.) We also need a certificate of insurance on your golf cart at the beginning of every spring or when it expires.
- 8.) 5 miles per hour throughout the whole campground.

Failure to follow these rules will result in the loss of your golf cart privileges for the year. No warnings will be given.

Your dependents, regardless of age, are not allowed to be here without you, unless prior approval has been granted.

Trailer Length & Age:

The maximum length for trailers will vary from site to site. 38' is the max from bumper to ball of hitch on most sites, provided your site is large enough. We do allow a trailer bigger than 38' on a few select sites. Please ask for more information.

We do not allow any trailers 15 years or older.

Do you know what your kids are doing?

Please talk with your children about respecting the campground property, rules and other people's belongings. Remind them that curfew is 11pm and that means back at their campsite. Bikes should be parked at dusk. Please ensure they police their own garbage.

You are responsible for your child's actions and your site will be forfeited if the rules are not followed.