



ENTRANCE  
TO  
FM409  
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MAP NOT TO SCALE

**TEXAS PALMS RV PARK**  
 8800 FM 1409  
 Dayton, TX 77535  
 (936) 257-8449  
[www.texaspalmsrvpark.com](http://www.texaspalmsrvpark.com)  
[stay@texaspalmsrvpark.com](mailto:stay@texaspalmsrvpark.com)

# Park Rules & Regulations – Highlights

Additional rules & regulations apply. A copy of the complete Rules & Regulations is available at the office.

## VEHICLE POLICY:

- Speed limit within the Company is 5 mph. For the safety of all this rule is strictly enforced.
- All vehicles must be registered in the name of a site occupant.
- No sleeping in personal vehicles, or anywhere outside of your RV.
- All vehicles must have current insurance in place at all times.
- RV washing is permitted on the property. Please use a water restricting valve and auto shutoff nozzle.
- Anyone operating any motorized vehicle must have a valid driver's license.
- Drive only on the roadways and never through an empty site.
- All vehicular noise is to be kept to a minimum.
- Golf carts are allowed & must be registered at the office.
- Use of ATVs, dirt bikes, children's motorized ride-on vehicles, and similar vehicles is not permitted.

## SITE CONDITION:

- Please keep your campsite tidy and debris-free, including oil and mud.
- Only outdoor or patio furniture and items intended for outside use are allowed outside the RV and must be kept to a minimum. Indoor furniture such as couches, recliners, and end tables are not permitted outside the RV.
- Clutter and eyesores such as garbage, boxes, tools, wood, empty flowerpots, etc. are not permitted.
- Windows must be covered with standard window treatments. No aluminum foil, flags, blankets, or similar items.
- Only 2 storage containers are allowed under the RV.
- The following are not allowed on sites (including under the RV):
  - ~ Sheds, decks, stairs, fences, or utility buildings.
  - ~ Concrete blocks to form structures or brace awnings.
  - ~ Tarps, clotheslines or hanging of laundry.
  - ~ Appliances outside the RV including hot tubs.
  - ~ Carpets, mats, lawn chairs, potted plants, firepits, etc. on grass.
  - ~ Contact the office if you wish to sell your RV. Occupancy of Extended Stay Site cannot be transferred as part of the RV sale. The Company and new User must sign a new contract, subject to approval.

## PET POLICY:

- Non-aggressive pets are welcome and must be registered at the Office upon arrival. There is a maximum of 3 pets per site.
- Pets must be kept on a maximum 6-foot leash at all times while within the Company. Remember, cats are pets too and the rules apply to them. They are not to be let out to run loose.
- Pets may not be left outside unattended.
- Pet kennels, pens, fencing, corrals, or crates, etc. are not permitted.
- Guests are responsible to "clean up" after their pet. All pet dropping must be properly disposed of in a trash receptacle or collection area. A \$25 fine will be assessed for each occurrence of improper disposal or cleanup.
- Guests should carry proof of pet's current vaccinations.
- Pets are prohibited in ALL Company buildings, including restrooms.
- Noisy, vicious, or unruly pets are not allowed. Guests who are unable to control their pets must remove them from the premises.
- The Company is not responsible for and will hold accountable pet owner for any injury or damage caused by pet(s). In addition, the owner of the pet that causes injury or damage to others is expected to resolve the issue directly with the injured party.
- Feeding of stray animals is prohibited.

## SECURITY:

- Video cameras are in use in common areas of the Company. These devices, or lack thereof, are not a guarantee of personal safety or protection of personal property and are not a guarantee against criminal activity.
- Management is not responsible for lost, stolen or damaged articles.
- Keep your valuables and bikes locked up.

## CODE OF CONDUCT:

- Quiet hours are 10pm to 8am
- Parents are responsible for their children's and guest's behavior and compliance with Company rules.
- Children under 14 must be accompanied by an adult at all times while on park premises.
- Please be courteous to other guests around you and do not walk through other campsites.
- Loud, objectionable noise is not allowed at any time. Running of a generator is not allowed.
- Profanity, violence, or inconsideration towards other guests and/or Company personnel will not be tolerated.
- No soliciting of business is allowed on company property unless specifically permitted such as a resort-sponsored event. Signs for the sale of products, services and RVs are not allowed.
- No smoking, including vaping, in any Company buildings or outdoor recreational amenities. Smokers, please do not throw your cigarette butts on the ground.
- No possession or use of illegal drugs.
- Texas Palms RV Park is a privately owned resort. Management reserves the right to refuse services, ask visitors to vacate or deny access to anyone under any circumstances it deems necessary. There are no refunds if you are asked to leave the resort.

## SITE AMENITIES:

- Please report any issues with your site to the Office.
- Sewer: All sewer connections must have an airtight seal as required by State & Federal law. All sewer hoses must be elevated and free of leaks. You must use septic-friendly tank treatment and RV toilet paper, no other chemicals or paper products including flushable wipes, paper towels or feminine products, grease/fats, diapers, cat litter, hazardous substances, syringes, etc. can enter the septic system.
- Water: We recommend the use of a water pressure regulator. Excess hose must be coiled neatly on the site pad.
- Fires: Propane fire pits are allowed. Elevated wood burning fire pits with mesh tops are allowed as long as they are not placed on the grass of within 15 feet of a vehicle, structure or pedestal.
- Propane and charcoal grills are allowed.

## NATURE:

- Please do not cut, trim or otherwise disturb the natural vegetation in and around the Company. No nails, screws, or bolts in resort trees.

## EMERGENCY AND SAFETY:

- If you need to call 911 and time allows, please call the Office so the staff can be prepared to escort the emergency personnel to your site.
- If you observe any activity you believe to be of concern, please call the Office at 936-257-8449.
- Firearms including BB guns, pellet guns, air guns & paintball guns must be kept inside the RV. Pursuant to Section 30.07, Texas Penal Code (Trespass by license holder with an openly carried handgun), a person licensed under Subchapter H, Chapter 411, Government Code (Handgun Licensing Law), may NOT enter this property with a handgun that is carried openly.
- FIREWORKS are PROHIBITED.

*The above rules & guidelines were established to maintain high standards of cleanliness, safety, and maintenance, with a "Good Neighbor Policy" in mind. Since every contingency cannot be covered in a set of rules, we reserve the right to update the Extended Stay Rules and Regulations at our discretion. Your compliance is very much appreciated and will ensure a pleasant stay for all.*

