



## **TORBAY COUNCIL CONDITIONS FOR SITES PREDOMINANTLY USED FOR TOURING CARAVANS**

**Site Licence Conditions referred to in Caravan Site Licence No  
for land situated at  
shown hatched red on the attached drawing No**

In this licence any reference to a unit means a caravan or main tent together with any one small tent sited within 3 metres of it and used in conjunction with it.

A unit includes any porch or awning or any other extension. But excludes tow bars and entry platforms.

### **1.0 Seasonal Occupation**

1.1 Units on the site shall only be occupied during the period from  
to \* in each year.

### **2.0 Site Density**

2.1 Not more than units shall be stationed on the site.

Site density should not exceed 75 units per hectare (30 units per acre) calculated on the basis of the useable area rather than the total site area (i.e. excluding crags, lakes, roads, communal services, land used for sewerage treatment etc)

Where the number of units on the site is to be limited by condition it may be appropriate to prescribe maxima by reference to specified periods so as to permit upto 10% more units during such peak periods as may be agreed between the site licensing authority and the licence holder without the provision of additional facilities, provided that the maximum density of 75 units per hectare and that spacing and site facilities conditions are satisfied.

### **3.0 Spacing**

3.1 Every unit should be not less that 6 metres from any other unit.

3.2 Vehicles and other ancillary equipment should be permitted within the 6 metre space between units but, in order to restrict the spread of fire, there should always be 3 metres clear space within the 6 metres separation.

3.3 Emergency vehicles should be able to secure access at all times to within 90m of any unit on the site.

### **4.0 Car Parking**

Car parking is only to be permitted on reasonably level ground (to minimise danger from cars out of control)

## **5.0 Entrances**

- 5.1 Entrances and exits shall be surfaced with a suitable material to the satisfaction of the local authority.  
A "Suitable Material" must be stable, hard enough to take traffic and minimise dust.

## **6.0 Drinking Water Supply and Waste Water Disposal**

- 6.1 All sites shall be provided with a satisfactory water supply. Each unit shall be situated not more than 90 metres from a water standpipe. Every standpipe shall be provided over a concrete base of sufficient size and suitable design ensuring that the waste water therefrom is discharged into a trapped gulley with a suitable drainage system.
- 6.2 Waste water disposal points should be provided so that each pitch is no further than 90 metres from a waste water disposal point. The water authority should be consulted about the arrangements for disposal of water likely to be contaminated.

## **7.0 Communal Facilities**

- 7.1 All communal facilities and entrances thereto shall be provided with adequate artificial lighting.
- 7.2 Toilet WC's should be provided on a scale of 1 WC and 1 Urinal for men and 2 WC's for women per 30 units and their location should be to the satisfaction of the licensing authority. Satisfactory provision shall be made for the disposal of sanitary towels.
- 7.3 Communal toilet blocks shall be provided with adequate supplies of water.
- 7.4 Whether or not Wc's are provided, a properly designed disposal point for the contents of chemical closets should be provided together with an adjacent adequate supply of water for cleansing containers. The method of disposal will need to be considered in the light of the particular circumstances and should be to the satisfaction of the local authority. The water supply should be clearly labelled as non-potable.
- 7.5 No unit is to be sited within 10 metres of a disposal point.
- 7.6 A minimum of 4 wash basins, with water, per 30 units; 2 each for men and women should be supplied adjacent to the toilets.
- 7.7 Baths with hot and cold water or showers with hot and cold water at a suitably controlled temperature should be available on the basis of 1 shower for each sex for 25 units. Sufficient space shall be allowed in each shower compartment to enable clothing to be stored and kept dry.

7.8 Provision shall be made to the satisfaction and approval of the Licensing Authority for the disposal of foul drainage from the site by means of a connection to a public sewer or by other suitably approved means of sewage disposal, and the drainage system and plant shall be well maintained and kept in a proper working order.

7.9 Particular consideration should be given to the needs of the disabled in the provision made for water points, toilets, washing points and showers.

## **8.0 Electrical Installations**

8.1 Where there is an electrical installation other than Supply Company works and circuits. It should be installed to the requirements of the Institution of Electrical Engineers Regulations for Electrical Installations (the IEE wiring regulations) for the time being in force and, where appropriate, to the standard acceptable for Overhead Lines as far as reasonably practicable and should be periodically inspected and tested by a competent person in accordance with the IEE wiring regulations every year, unless that person certifies that a longer period is satisfactory (not exceeding 3 years). Such a Person should within one month of such an inspection issue an inspection certificate in the form prescribed in the IEE wiring regulation which should be retained by the site operator and displayed with the site licence. The cost of the inspection and report should be met by the site operator.

## **9.0 Refuse Disposal**

9.1 Adequate provision should be made for the storage, collection and disposal of refuse.

## **10.0 Fire Precautions**

10.1 No unit should be further than 90 metres from a fire point. At each fire point there should be 2 water (Gas expelled) extinguishers each of 10 litres capacity and complying with the Relevant National Standard together with a means of raising the alarm in the event of fire (i.e. a manually operated sounder, gong or hand operated siren) all fire fighting equipment susceptible to damage by frost, should be suitably protected.

10.2 Wherever there is a likelihood of fire spreading due to vegetation catching fire, suitable beaters, of the type used by the forestry commission, should also be provided at each fire point.

10.3 Fire points should be clearly marked and easily accessible. All fire fighting equipment should be maintained in working order and kept available for use and for inspection by the licensing authority.

10.4 Each fire point should exhibit a conspicuous notice indicating the action to be taken in case of fire and the location of the nearest telephone. The notice should include the following:-

#### On Discovering Fire

1. Raise the alarm
2. Ensure the affected unit is evacuated
3. Call the fire brigade (the nearest telephone is
4. If practicable, attack the fire using the fire fighting equipment provided.

### **11.0 Liquefied Petroleum Gas**

- 11.1 Arrangements for the storage of liquefied petroleum gas (LPG) on the site should be in accordance with the current national code of practice and regulations.

### **12.0 Site Roads and Footpaths**

- 12.1 Site roads of suitable material shall be provided so that no unit or toilet block is more than 150 feet (45 metres) therefrom. Each toilet block shall be connected to a site road by a footpath with a hard surface constructed of a suitable material. Site roads shall be not less than 13 feet (4 Metres) wide or, if they form part of a one way traffic system, 9 feet (3 metres) wide. Footpaths shall be not less than 2 feet 6 inches (0.75metres) wide. "Suitable Material" in this condition means a material which is stable, hard enough to take traffic and minimise dust. Tarmacadam, concrete, cement stabilised soil, or bitumenized chippings on a hardcore foundation will be satisfactory.

### **13.0 Surface Water**

- 13.1 There shall be adequate surface water drainage for site roads, footways and paved areas and for the said land generally.

### **14.0 Sinks**

- 14.1 Where the site is to accommodate tents adequate sinks with drainers and hot and cold water are to be provided for dishwashing.

### **15.0 Site Notices**

- 15.1 A suitable sign indicating the name of the site should be prominently displayed at the site entrance.
- 15.2 Notices should be displayed prominently on the site indicating the action to be taken in the event of an emergency and shows where the site manager or person in control of the site, police, fire brigade, ambulance and local doctors can be contacted, and the location of the nearest public telephone. The notices shall also give the name and location/telephone number of the site license holder or his/her accredited representative. A permanently accessible telephone should be provided on the site and the full address of the site should be displayed near the telephone.
- 15.3 At sites subject to flood risk warning notices should be displayed giving advice about the operation of the flood warning system.

- 15.4 At sites with overhead electrical lines, warning notices should be displayed on the supports for the lines and at the site entrance. Where appropriate, these should warn against the danger of contact between the lines and the masts of yachts or dinghies.
- 15.5 A copy of the site licence with its conditions should be displayed predominately on the site.
- 15.6 All notices shall 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. (See also 8.1, 10.4).

## **16.0 Site Maintenance**

- 16.1 The site operator is to be responsible for maintaining the site in a tidy and orderly condition.
- 16.2 All buildings, structures, roads, footpaths, works, fittings, apparatus and plant including sanitary facilities on site, shall be maintained in good order and repair and in clean and wholesome condition.
- 16.3 The site operator shall be responsible for ensuring that the grass is kept reasonably short and that farm animals are not allowed on the site during the whole of the period that any of the units are occupied