Responsibilities of caravan park residents

The responsibilities of caravan park residents are set out in the *Caravan Parks Act 2012* (the Act).

The resident must:
- pay the rent as agreed
- notify the operator in writing, if repairs or maintenance are required
- notify the operator in writing, of any damage or potential damage to the premises
- notify the operator in writing, if premises are to be vacant for more than 30 days
- notify the operator in writing, of any intention to sell a caravan before displaying a 'for sale' sign in or on the caravan or site.

The resident must not:
- maintain the premises in an unreasonably dirty condition
- cause or permit damage to the agreement property, caravan park or common areas
- use the premises for any illegal purpose
- cause or permit a nuisance
- alter, remove or add a lock to the agreement property without the consent of the operator, unless there is a reasonable excuse - if a lock is altered, a key must be given to the operator within two business days
- interfere with the reasonable peace or privacy of another person within the vicinity
- alter the premises without written consent from the operator.

Subletting or assigning interest in the agreement property
A resident cannot sublet or assign their interest in the agreement property to someone else unless they have prior approval from the operator.

If a resident wants to sublet or assign their interest, they should:
- apply to the operator and supply the name of the person they want to assign their interest, or sublet the agreement property to, and
- give the operator the same information about the person, that the resident was required to give when the agreement was first entered into.

For more information contact NT Consumer Affairs:

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