

RoVer's Roost

A PLACE TO CROW ABOUT



EST. 1981

CASA GRANDE, AZ

FIRST ESCAPEES PARK

3241 S. Montgomery Rd.
Casa Grande, AZ 85193

Phone: 520-426-3589

Office Hours:
8am - 12pm & 1pm - 5pm

E-mail: rovers_roost@yahoo.com
www.roversroost.com

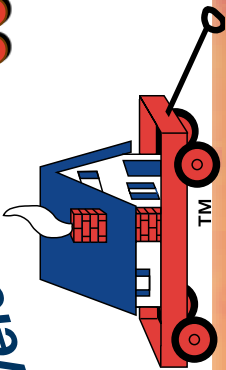
After Hours Restroom Comb.



Welcome To

“ROVER’S ROOST”

SKP CO-OP



TM

Social Hour
3:45pm
Mon-Fri

Pet Walk Area  **Gate**

95	96	97	98	99	100	101	102	103	104	105	106	107	108	109	110	111	112	113	114	115	116	117	118	119	120
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70	71	72	73	74	75	76	77	78	79	80	81	82	83	84	85	86	87	88	89	90	91	92	93	94
45	46	47	48	49	50	51	52	53	54	55	56	57	58	59	60	61	62	63	64	65	66	67	68	69

Entrance

20	21	22	23	24	25	26	27	28	29	30	31	32	33	34	35	36	37	38	39	40	41	42	43	44
Desert Garden		P		1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19		

Clubhouse	P	Shop	C	D	E	F	G	H	I	J	K	L	M	N
														

Pet Walk Area 

Gate

Gate  **Pet Walk Area**

Weekly Activities
 See activities calendar for times.
 See whiteboard for updates.

Morning Coffee
Line Dancing
Card Bingo
Regular Bingo
Cards & Games

Stay Connected

Wireless Internet

AireBeam.com

Local TV Channels

3.1 IND 10.1 FOX

5.1 CBS 12.1 NBC

7.1 IND 15.1 ABC

8.1 PBS 22.1 GN

(point antenna northwest)

Dish Network

Azimuth 173

Elevation 50

Skew 94

Direct TV

Azimuth 164

Elevation 52

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Banner Urgent Care®

4



DESERT SKY DENTAL

2

Located at the corner of Peart Rd. and Kortsen Rd.

1968 North Peart Rd.
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New Patients Welcome



NORRIS RV

3

- RV Sales & Consignment **520-836-7921**
- Accessories www.norrisrv.com
- Mobile Service
- Storage
- Propane
- Parts



973 W. Gila Bend Hwy, Casa Grande, AZ 85122
1 mile west of Pinal Ave.



SCAN & ANSWER FOUR YES/NO QUESTIONS, GET
ENTERED INTO A MONTHLY DRAWING FOR A
\$100 VISA GIFT CARD

WIN \$100.00

www.GuestGuideSurvey.com

Day Trips from RoVers Roost

- Arizona- Sonora Desert Museum
- Casa Grande Ruins National Monument
- Picacho Peak State Park
- Rooster Cogburn Ostrich Ranch
- Shamrock Dairy Farm Tours
- Caywood Cotton Farm Tours
- SkyDive Arizona
- Dwarf Car Museum
- Cactus League Spring Training
- Desert Botanical Garden
- Saguaro National Park
- Sabino Canyon
- Harrah's Ak-Chin Casino
- Tohono O'Odham Nation Cultural Center & Museum
- Hall of Flame Museum
- Dave White Municipal Golf Course
- Casa Grande City Pickleball courts



SKP CO-OP

ROVER'S ROOST RENTER / GUEST RULES AGREEMENT

PLEASE TAKE TIME TO READ OUR CO-OP GUIDELINES FOR YOUR BENEFIT

- No Reservations:** Lots are assigned only to Escapees who have their RV in the park on a first-come/first-served space available basis.
- NO REFUNDS** for early departure.
- Check Out Time & Exiting the Lot:** Check out time is 12:00 noon. When leaving with your RV, you must exit your rental lot by turning left. Exception: lots 20, 70 and boondocking sites turn right. South Street is one-way eastbound for all RVs and large commercial vehicles. See management if you have a motorhome and need propane.
- Parking RVs:** Renters/Guests must be escorted to their lot each time they park their RV. The RV cannot be parked after dark, except in boondock. Escorted re-parking is allowed between 5PM and 8PM only with prior approval of the management, otherwise renter/guest must park in boondock. Parking is limited to one (1) RV and up to two (2) vehicles (car, truck, tow dolly, cargo trailer and motorcycle) per lot.
- Occupancy:** Maximum occupancy is limited to 6 persons per RV. Persons under age 18 are restricted to 14 days of occupancy in any 365 day period. An adult must accompany persons under age 14 in the clubhouse. RVs may not be left unattended for more than 24 hours without notifying the manager. Renters may not leave their RV unattended/unoccupied for more than seven days.
- Length of Stay:** Maximum full hook up rental time is 180 days in a 365 day period unless approved by the manager or president of the board of directors on a space available basis. Renter(s) agrees to be moved to a different lot when deemed necessary by the manager. Guests of RoVer's Roost Co-op members in residence may stay up to 7 days in the boondock area. Maximum stay in the boondock area is 7 days in any 28 day period, unless approved by the manager or president of the board of directors on a space available basis.
- Sewer Connection:** Sewer hose connections must be either a screw adapter or a tight fitting expandable adapter. Sewer hoses must be adequately supported off of the ground on a continuous slope, with no sags or traps, to provide full drainage. Since the park has a septic system, we require the use of biodegradable toilet chemicals and filters on your washer drain.
- Self Contained RV:** All RVs in the park must be fully self-contained and set up to allow all functions of living (sleeping, eating, cooking and sanitation) to be handled completely while inside the RV. A toilet system, including a holding tank is an absolute requirement. A commercial composting toilet is permitted.
- Generator Hours:** 8AM - 10AM and 5PM - 7PM.
Quiet hours: 10PM - 7AM.
- Speed Limit:** 10MPH in the park for all vehicles, including bicycles, motorcycles and golf carts.
- Propane:** Propane is available to residents of the park only. Portable propane bottles (40 pound maximum) placed at the front of your lot will be picked up, filled, and returned. Payment in the office is expected the date of filling.
- Garbage and Litter:** Including cigarette butts and pet droppings, must be bagged and disposed of in the appropriate containers.
- Pets:** Limit three (3) pets per site. Pets are to be controlled at all times (no excessive barking and kept fenced, tied or leashed). Maximum 8 foot leash while in the park. **Do not leave pets unattended outside of your RV.** Potentially dangerous and objectionable pets are not allowed. Other than service dogs, pets are not allowed in the park buildings. Pet walks are located on the north and south side of the park. All pet droppings inside and outside the park shall be picked up, bagged and disposed of properly in the special containers located at the north and south gates on the east side and at the Clubhouse south gate.
- Campfires:** Only campfires in containers are permitted. No open burning is allowed in the park.
- Smoking:** Prohibited in park buildings.
- Business Signs & Sales:** Signs are not to be displayed on lots. Permanent signs that are on your vehicle before it arrives are allowed. A reasonably sized, dated sign may be posted on the bulletin board, with manager's approval. No item may be sold outside a resident's unit except with manager's permission or at approved events. Door-to-door selling is not permitted.
- Vehicle Washing:** Renter(s) must obtain manager's approval before washing any vehicle.
- Oil Changes:** Changing oil or other automotive fluids is not allowed in the park.
- Walkways:** Please respect your neighbors. Do not walk through an occupied lot. Riding bicycles or motorbikes on walkways is prohibited.
- Storage:** Storage outside the RV must be kept to a minimum.
- Liability:** RoVer's Roost SKP Co-Op Retreat, Inc. is not liable for any loss from fire, theft or other injuries occurring during your stay.

RV Length Limit: NO longer than 40 feet.

This agreement may be terminated if any guest, renter, or their pet(s) become unruly (i.e. excessive noise, causing a scene, using abusive language or exhibiting unfit behavior) or refuses to abide by this agreement, and the Co-Op Rules and Bylaws, which are posted in the club house. Offenders shall be asked to leave the park.

