



JACKPOT RANCH

camp verde, arizona

Site Plan

Equine Events



Descriptions



Accommodations



Rules & Policies

Site Plan Details – Jackpot Ranch

Section A – Overview (Page 2)

Parking

Parking for day guests / spectators

Stabling Facilities:

Bunkhouse Stalls — Barn Loft Stalls — Covered Horse Motel

Guest Accommodations:

Bunkhouse — Barn Loft — Blue Tiny House — Brown Tiny House — Homestead Cottage

Outdoor Amenities

Access to all green spaces, Ponds, and the Gazebo

Section B – Overview (Page 3)

Arenas — Covered Outdoor Arena and Outdoor Arena incl. Cutting and Warm Up Pen

Stabling Facilities — Arena Stalls

RV-Sites:

FH	-> 5 x Full Hookups (DIM 20x60 ft) 50 AMP electrical hook up, fresh water connection, direct access to sewer
PH	-> 20 x Partial Hookups (DIM 20x60 ft) 30 AMP electrical hookup and fresh water connection
DLA	-> 27 x Dirt lot (DIM 35x60 ft / DLA 1-27) Arena Lots with no electric, water, or sewer hookups -> 30 x Dirt lot (DIM 25x60 ft / DLA 28-57) Arena Lots with no electric, water, or sewer hookups -> 3 x Dirt lot (DIM 35x80 ft / DLA 58-60) Arena Lots with no electric, water, or sewer hookups

Arena & Pasture Lot Guidelines:

◇ Horse panels are allowed and may only be set up **next to your trailer** on your lot.

For RV site reservations, please contact the event organizer or the association directly. The RV sites are allocated exclusively by the organizer as part of the event. The Jackpot Ranch does not handle reservations for these sites.

Section C – Horse Stalls (Page 4)

Stabling Facilities:

On this page you will find all stables, numbered and labeled with their corresponding barns.

14 x Bunkhouse Stalls — 8 x Barn Loft Stalls — 10 x Covered Horse Motel — 60 x Covered Arena Stalls

For stall reservations, please contact the event organizer or the association directly. The stalls are allocated exclusively by the organizer as part of the event. The Jackpot Ranch does not handle reservations for the stalls.

Section A – Stalls & Accommodations



Section B – Arenas & RV-Sites

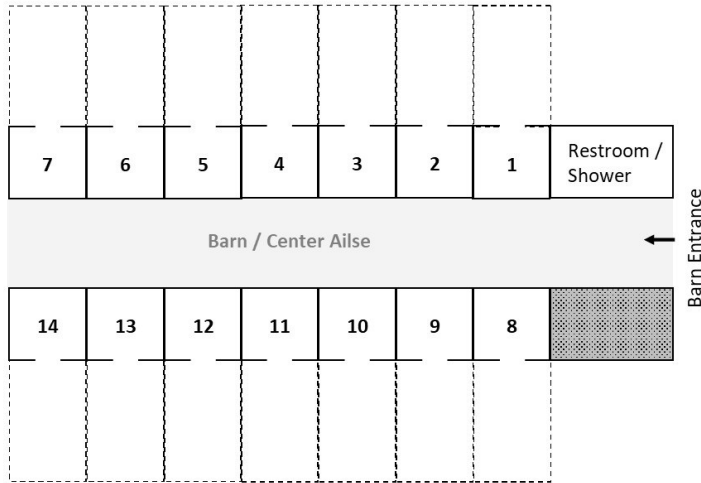


Section C – Horse Stalls

Bunkhouse Stalls

14 Stalls

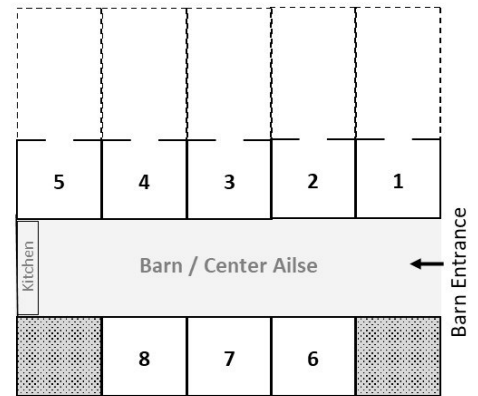
Indoor stalls (DIM 12x12 ft) with automatic waterers and attached outdoor paddocks (DIM 25x12 ft). Barn includes restroom, shower, two roll-up doors, a wide center aisle with rubber mats, and stall floors fully matted for horse comfort.



Barnloft Stalls

8 Stalls

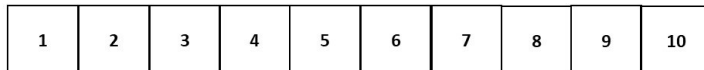
Indoor / Outdoor (DIM 12x12 ft) stalls with automatic waterers. Barn includes kitchen with fridge, one roll-up door, a wide center aisle and stall floors fully matted for horse comfort.



Covered Horse Motel

10 Stalls

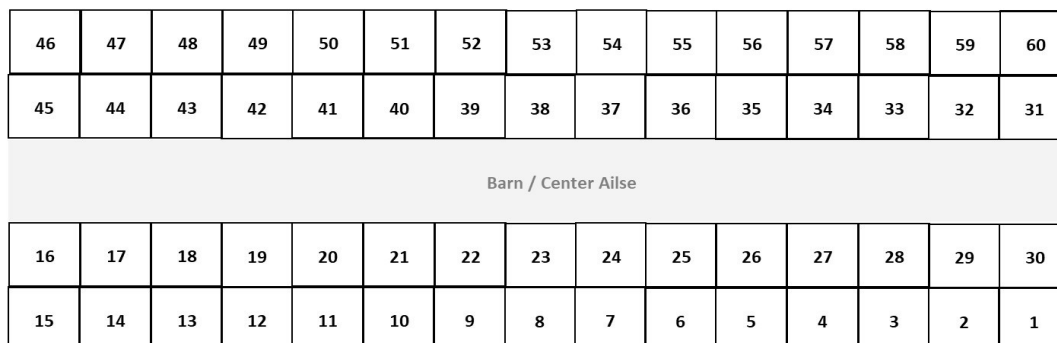
Covered outdoor stalls (DIM 12x12 ft) – fully roofed, permanent steel-framed with a well-packed dirt floor. Conveniently equipped with water hookups and hoses for efficient daily care and cleaning.



Arena Stalls

60 Stalls

Covered stalls (DIM 12x12 ft) next to the arenas – fully roofed and designed with wood-lined walls and a packed dirt floor. Equipped with convenient water access and hoses for daily care.



Accommodations – Jackpot Ranch

Preferred Lodging for Our Equine Friends

We know that most of our equine friends are perfectly comfortable spending the night in their horse trailers — after all, that’s part of the tradition and the lifestyle. But for those who might wish for a little extra comfort after a long day of riding, roping, or working with their horses, we are happy to offer something special.

All **registered participants** receive an exclusive **20% discount on our ranch lodging accommodations**. This preferred rate is just for you, our valued riders and equine partners, and not available to the general public.

So whether you choose to keep it classic in your trailer or decide to treat yourself to a cozy bed, warm shower, and a quiet retreat in one of our guest houses — the choice is yours. Either way, you’re just steps away from your horses, your friends, and all the excitement at the arena.

We look forward to welcoming you and sharing both the spirit of the rodeo and the comfort of the ranch with our equine family!

We would be delighted to welcome you to our lodging facilities. Should you have any questions or wish to make a reservation, please don’t hesitate to get in touch with us directly.

You can reach us by Phone at 928-300-5490 or simply send an email to sgouder@jackpotranch.org

Below you will find an overview of all available accommodations:

Bunkhouse — Single Room Booking	The Bunkhouse features 14 rooms with a total of 23 beds: 5 rooms with 1 queen bed each; 3 rooms with 1 queen over queen bunk bed each; 3 rooms with twin over full bunk bed each; 3 rooms with twin over twin bunk bed each. The facility includes 4 bathrooms with showers, as well as a spacious kitchen equipped with 2 fridges, 2 dishwashers, 2 stoves a breakfast bar, and a large dining area.	per room	Reg.: \$ 160 / day Disc.: \$ 128 / day
Barn Loft	The Barn Loft includes 3 rooms: 2 with queen beds and 1 with a full bed. It also offers a kitchen, a comfortable living area, and a small porch.	max 6 persons	Reg.: \$ 275 / day Disc.: \$ 220 / day
Blue Tiny House	The Blue Tiny House includes 1 room with a queen bed, a kitchen, a comfortable living area, and a large terrace area.	max 2 persons	Reg.: \$ 180 / day Disc.: \$ 144 / day
Brown Tiny House	The Brown Tiny House includes 1 room with a queen bed and an upper loft with 2 full mattresses. It also features a kitchen, a comfortable living area, and a large terrace area.	max 4 persons	Reg.: \$ 195 / day Disc.: \$ 156 / day
Homestead Cottage	The Homestead Cottage offers 2 rooms, each with a queen bed, as well as a living room, kitchen, and dining room. It also features an inviting terrace.	max 4 persons	Reg.: \$ 250 / day Disc.: \$ 200 / day
Hilltop House	Features 2 rooms with a kingsize bed each; 1 room with two full beds; 1 room with a sleeper sofa. Open-concept kitchen, living, and dining area plus a large porch for relaxing and enjoying the view.	max 7 persons	Reg.: \$ 650 / day Disc.: \$ 520 / day
House of Honor - Group	Includes 4 bedrooms with 2 full beds each; and 1 bedroom with 2 queen beds. Fully ADA-compliant with accessible bathrooms, a spacious kitchen, inviting porch, and two handicap parking spaces.	max 20 persons	Reg.: \$ 1,300 / day Disc.: \$ 1,040 / day

Rules & Regulations — Jackpot Ranch

Welcome to the Jackpot Ranch!

We're happy to have you here and hope you enjoy your stay. We work hard to keep our ranch, buildings, lawns, and event areas clean, safe, and inviting – and we appreciate your help in keeping it that way.

Quiet Hours

- ◇ Quiet Hours are from 10pm until 7am.
- ◇ After 10pm no amplified sound will be allowed. All approved amplified sound **MUST BE** turned off at 10pm.

General cleanliness

- ◇ Please leave all areas just as you found them, so other guests can enjoy them too.
- ◇ Trash bins are located throughout the property – thank you for using them.
- ◇ Guests (or their coordinators) are responsible for cleaning all event areas after use.
- ◇ Guests are responsible for cleaning and maintaining their RV spot during their stay.
- ◇ RV spots must be cleaned and cleared before departure. A \$50 cleaning fee will be charged for any site left unclean.

Trash & Waste

- ◇ All trash must be placed in designated bins or dumpsters.
- ◇ Any decorations, rental items, or personal belongings must be removed from the premises.

Dry Lot Parking Guidelines

- ◇ Horse panels are welcome, but please remember that they **cannot be set up on the drive lanes** at any time. Horse panels may only be set up **next to your trailer** on your lot.
- ◇ All guests are responsible for cleaning their assigned dry lot daily and prior to departure. We provide trash cans so you can easily take manure to the large contractor dumpster on site.
- ◇ A \$50 dry lot cleaning fee per lot will be applied if parking lots are not properly cleaned at check-out.

Dogs & Pets

- ◇ **All dogs must be kept on a leash at all times** for everyone's safety and comfort.
- ◇ **Please pick up after your pets right away!** To make this easy, dog bag dispensers are mounted at all restroom facilities.

Stables & Barn Areas

- ◇ All guests are responsible for cleaning their assigned stalls daily and prior to departure. We provide wheelbarrows and bins so you can easily take manure either to the dumpsters next to the hay barn, or the manure pit beside the arena stalls.
- ◇ The barn aisle must always remain clear for safe access. If a stall is used for two horses instead of one, the regular stall fee will simply be charged twice.
- ◇ A \$50 stall cleaning fee per stall will be applied if stalls are not properly cleaned / mucked out at check-out.
- ◇ In the Coverde Arena stalls, Jackpot Ranch provides 6 manure forks, and 4 wheelbarrows, while each of the other barns is equipped with one manure fork and one wheelbarrow. All wheelbarrows, and manure forks remain the property of Jackpot Ranch, and any missing items will be charged to the association/organization at the following replacement costs: wheelbarrow \$200.00 each, and manure fork \$50.00 each.

Policies & Disclosures — Jackpot Ranch

Jackpot Ranch Policies & Disclosures

We're honored to be part of your event and are committed to providing a beautiful, clean space for all of you. To help us maintain the quality of our facilities, we ask that all event spaces be returned to their original condition at the end of the event.

Personal Property Policy

Jackpot Ranch is **not responsible for any loss, theft, or damage** to personal property brought onto the premises by the Customer, their guests, vendors, or any other parties. **Jackpot Ranch does not carry insurance** that covers personal belongings or equipment belonging to outside parties. It is the Customer's sole responsibility to ensure that all personal property, including that of vendors and guests, is **removed from the Facility within twenty-four (24) hours** after the designated Event Cleanup Time. **Any items left behind beyond this timeframe will be considered abandoned**, and Jackpot Ranch reserves the right to discard, donate, or otherwise dispose of such items at its sole discretion. The **Customer will be responsible for any costs incurred** by Jackpot Ranch in the removal or disposal of these items.

Water Safety Policy

For the safety of all guests, the following rules and guidelines apply to all water areas on the property, including ponds, fountains, ditches, irrigation systems, and any other water features (collectively referred to as "water facilities"):

- ◇ **No lifeguard on duty.** All water use is at your own risk.
- ◇ **Life jackets are required** for all individuals—**regardless of age**—when engaging in any water activity.
- ◇ **No one under the age of 15 is permitted in or around water facilities without adult supervision.**
- ◇ **No diving is allowed** in any water facility.
- ◇ **Climbing on fountains is strictly prohibited.**
- ◇ **Use of Jackpot Ranch boats is permitted only with prior approval from management.**

Water Safety Disclosure:

The Customer acknowledges that the property contains various water facilities that pose **inherent risks**, including but not limited to drowning, slipping, falling, or injury caused by submerged or concealed hazards. The **Customer assumes full responsibility** for the safety and supervision of all guests and participants during their event and agrees to take appropriate precautions to prevent accidents or injuries. Depending on the size and nature of the event, **the Customer may be required to provide certified lifeguards** to monitor water areas. **Jackpot Ranch, LLC and the Shuster Foundation, Ltd shall not be held liable** for any injury, damage, loss, or harm resulting from the use of or proximity to water facilities, regardless of the cause—including the absence of lifeguards, equipment failure, or negligence.

Fires

To ensure the safety and enjoyment of all our guests, we kindly ask that you observe the following fire regulations during your stay:

- ◇ **Fires are permitted only in designated outdoor fireplaces and fire pits** located on the property.
- ◇ **Open ground fires or campfires outside of these designated areas are strictly prohibited.**
- ◇ **Guests are responsible for providing their own firewood.** We do not supply wood for personal use.
- ◇ Fires must be supervised at all times and fully extinguished before leaving the area or turning in for the night.

During high fire risk conditions, temporary fire bans may be in effect. Please respect any posted restrictions. Failure to comply with these policies may result in additional charges or dismissal from the property without refund. Thank you for helping us protect this land and everyone who enjoys it.