

# McLaren Cottage

## Rental Terms and Conditions

### General

Payment of a deposit will assume that these Rental Terms and Conditions have been read and agreed to.

The person who requests the booking must be at least 21 years of age and is wholly responsible for ensuring full payment to the operator. They are responsible for the control and conduct of all guests or visitors entering the grounds and property. Any visitor who enters the property does so at their own risk.

We do not accept liability for any errors not notified to us at the time of booking and it may not be possible to make corrections at a later stage.

The Cottage will be made available for **Check In** by 3pm on the day of arrival, **Check Out** is by 10am on the day of departure. Please advise the operators should an earlier time be required. A Meet & Greet service can be provided on the day of arrival to hand over the keys and advise guests of the operation & location of service equipment. In the event of late or delayed arrival, instructions for key pick up will be provided. On departure if operator's agent is not available, instructions for key drop off will be provided.

The operator takes no responsibility for descriptions of the property advertised on the web, brochures or any other written material, or verbal information given by a third party.

### Confirmation and Payment of Bookings

To confirm your booking you will be required to pay not less than 20% of the value of the accommodation booking within seven days of your booking request

Full and final payment must be made 30 days prior to your arrival date.

Confirmed bookings made less than 30 days prior to your arrival date must be paid in full not less than 48 hours following confirmation.

If for any reason your payment is not received by the due date we reserve the right to cancel your booking and apply appropriate cancellation charges.

The operators reserve the right to impose the following conditions in the event of a booking cancellation.

30 days or more prior to arrival, Deposit only paid - full refund less 12% administration charges of deposit up to the value of \$50. Deposit, part or full balance paid - full refund less 12% administration charges.

29 days or less prior to arrival, Deposit only - no refund. Deposit, part or full balance paid no refund unless the operators can re-book the Cottage for the same period. Money refunded will be equal to the replacement booking, but not more than the original booking, less 12% administration charges.

No refunds on changes made to original booking request after payment of outstanding balances.

Any booking taken through SATC or SATC promoted products shall be subject to the South Australian Tourism Commission (SATC) Cancellations and Refunds policy. Contact the operators for more information.

### **Day Guests**

Any day guests admitted onto the property are the responsibility of the hirer and that those persons are to be made aware that they enter the property at their own risk. Should any day guest stay overnight, the operators have the right to deduct \$100 per bedroom used, per night from the property bond.

### **Property Bond**

A valid Credit Card will be required secure a pre-authorized amount of \$500 to act as guarantee for any damages or incurred expenses during the period of rental. For non credit card secured bookings a cash bond equivalent of \$500 will be required to be paid prior to or on arrival. A Bond refund, less any expenses incurred will be returned within seven days after the departure date, via the original Credit Card, Bank transfer or Cheque.

### **Rates, taxes and charges.**

The operators bear all statutory rates, taxes and charges imposed in respect of the premises. What could be considered normal consumption for Power and Water usage is provided for within the Rental Charges. Liquid Petroleum Gas (LPG) bottles for use in the, BBQ and Patio Heater are initially supplied full, bottles are not to be removed from the premises, contact the owners should refills be required.

Guests are to familiarize themselves with the current SA Water restrictions on arrival.

### **Maintenance of Premises**

The interior of McLaren Cottage is a designated **NO SMOKING** area, smoking on the decking area is permitted, however please dispose of all butt ends in bins provided.

The operators of McLaren Cottage will hand over the premises in a reasonable state of cleanliness, maintain the premises in a reasonable state of repair and abide by all legal requirements regarding the buildings and health and safety in respect of the premises.

Guests must keep the premises in a reasonable state of cleanliness and should notify the operators of any damage to the premises or any state of disrepair that arises during the rental period. Guests must not intentionally or negligently cause or permit damage to the premises. Any damage will incur costs for repair, replacement or cleaning. Repairs are only to be carried out by the operators or their nominated agents.

All bed and bathroom linen is provided. Guests are requested to supply their own beach towels.

A linen replacement service can be provided after seven days if required, the cost of which is included in your quoted tariff. Should you require extra linen services, or extra linen during your stay prior arrangements should be made and the associated costs paid prior to arrival.

**NO PETS** are permitted unless by prior arrangement, additional conditions will apply.

The operators will accept no responsibility for any inconvenience with service equipment breakdown. The operator's best endeavours to repair, replace or hire an alternative will be undertaken.

### **Use of Premises**

Guests will not use, allow or cause the premises to be used for any illegal purpose or cause, or allow a nuisance. Guests must not cause or permit an interference with the reasonable peace, comfort or privacy of another person who resides in the immediate vicinity of the premises. All guests are bound by the Commonwealth, Country and State laws as well as the council by-laws that are imposed by the City of Onkaparinga.

The property is not to be used for social gatherings, parties, trade demonstrations or such like without the written consent of the operators.

### **Operator's right of entry**

The operator or nominated agent may enter the premises in the following circumstances:

- (a) in the case of an emergency; (no notice is required)
- (b) at a previously arranged time with guests for the purpose of carrying out necessary repairs, maintenance or servicing of rooms / replacement of linen. Minimum 24 hours notice will be given
- (c) at a previously arranged time with guests for the purpose of carrying out maintenance of grounds or swimming pool. Minimum 24 hours notice will be given.

### **Locks and Security Devices**

The operators will provide and maintain locks and other devices that are necessary to ensure the premises are reasonably secure. Guests will not alter or remove a lock or security device or add any lock or security device. Additional key's can be provided on request. In the event of lost keys or damaged locks the operator reverses the right to charge guests for replacement keys, locks or security devices.

As the operator does not cover your personal belongings under their insurance policy and therefore take no responsibility for any loss or damage of personal belongings in or around the property, we strongly recommend you purchase Travel Insurance.

### **Alterations and additions**

Guests must not make an alteration or addition to the premises remove items of furniture, display goods or pictures. All cooking utensils, electrical goods crockery and cutlery are to remain on the premises during the guest's period of rental. Charges will be incurred for any damaged or missing items at their replacement value.

### **Subletting or Assignment**

No subletting or assignment of guest's interest to another party is permitted.

### **Termination by Operators for breach of agreement**

The operators may terminate the guests stay for any breach of this agreement, the operator reserves the right not to refund monies paid in advance.

### **Early Departure**

Neither the operator nor the guest may give notice of early departure without the approval of the other party. Early departure by the guests may result in the loss of payments made in advance.