

HOLIDAY CARAVAN RENTAL TERMS AND CONDITIONS

These Terms and Conditions apply to the hire of holiday accommodation by <<Name of Owner>> (“**Owner**”). The Terms and Conditions are made available to you on the basis of your contract with the Owner so please read them carefully before making a reservation.

1. Definitions

- “**Booking Confirmation**” means the confirmation of booking provided to the Customer once the booking has been accepted;
- “**Booking Deposit**” means the amount of the Rent;
- “**Booking Form**” means the reservation booking form completed by the Customer;
- “**Customer**” means the person booking holiday accommodation;
- “**End Date**” means the date of the end of the Rental Period;
- “**Inventory**” means the list of fixtures furniture and effects at the Property of which is kept at the Property;
- “**Property**” means the property identified in the Booking Form and includes fixtures furniture and effects specified in the Booking Form;
- “**Rent**” means the amount specified in the Booking Form;
- “**Rental Period**” means the period specified in the Booking Form;
- [“**Security Deposit**” means the amount of the Rent] **OR** [£<< >>];
- “**Site**” means the park known as <<Name of park>>
- “**Start Date**” means the date of the start of the Rental Period.

2. Booking and Payment of Rent

- 2.1 A booking is made by submitting the Booking Form and paying the Booking Deposit.
- 2.2 The Customer must pay the Booking Deposit to the Owner within <<insert number of days, e.g. 14>> days of the date of the Booking Form.
- 2.3 Once the Owner has received the Booking Form and the Booking Deposit the Owner will send the Customer a Booking Confirmation. At this point a binding contract exists.

3. Payment of Rent

- 3.1 The Customer must pay the Rent due to the Owner at least <<insert number of days>> days before the Start Date.

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4. **[Security Deposit**

- 4.1 The Customer must pay the Security Deposit to the Owner no later than the date on which the booking is confirmed and the amount paid.
- 4.2 The Security Deposit shall be held by the Owner and applied against the cost of remedying any damage caused by the Customer.
- 4.3 The Security Deposit shall be returned to the Customer not more than 14 days after the End Date of the booking, unless the Customer is liable for the cost of remedying any damage.]

5. **Cancellation of Booking**

- 5.1 If the Customer cancels the booking more than <<insert number of weeks, e.g. 8>> weeks before the Start Date, the Owner shall be entitled to retain a cancellation fee but the Owner will refund all other sums paid by the Customer.
- 5.2 If the Customer cancels the booking less than <<insert number of weeks>> weeks as above, e.g. <<insert number of weeks>> weeks, the following provisions will apply:
 - 5.2.1 cancellation <<insert number of weeks>> weeks or more before the Start Date – the Owner retains <<insert percentage>>% of the Rent and will refund all other sums paid by the Customer.
 - 5.2.2 cancellation <<insert number of weeks>> weeks or more before the Start Date – the Owner retains <<insert percentage>>% of the Rent and will refund all other sums paid by the Customer.
 - 5.2.3 cancellation <<insert number of weeks>> weeks or more before the Start Date – the Owner retains <<insert percentage>>% of the Rent and will refund all other sums paid by the Customer.
 - 5.2.4 cancellation <<insert number of weeks>> weeks or more before the Start Date – the Owner retains <<insert percentage>>% of the Rent and will refund all other sums paid by the Customer.
- 5.3 If the Customer has not paid the full Rent and Security Deposit] by the date specified in Clause 5.2, the booking shall be deemed to have cancelled the booking under Clause 5.2.

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6. **Owner's obligations during the booking**

- 6.1 The Owner agrees to provide the Customer with quiet enjoyment of the Property during the booking period without any interruption from the Owner or any person claiming under the Owner.
- 6.2 [The Owner shall provide the Customer with linen and towels at the Property.]
- 6.3 The Customer may not use the Property for any purpose leading to the Property to go to the detriment of the Owner.
- 6.4 The Customer may not use the Property for any purpose as the Owner is permitted to use the Property for any purpose, subject to the payment of £<< >> per adult and £<< >> per child (if applicable) (all utilities pass).

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7. **Customer's obligations during the booking**

- 7.1 The Customer shall use the Property in a reasonable and careful manner, not allowing it to deteriorate or be damaged in any way at all times.
- 7.2 The Customer shall be liable for any damage caused to the Property (including

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the Owner's fixtures through:

other property owned by the Owner

7.2.1 any breach of

in these Terms and Conditions;

7.2.2 any improper use of the Property

of the Customer or any person at the Owner's permission.

7.3 The Customer shall return the Property in the same condition as it was at the start of the Rental Period (fair wear and tear and damage excepted) and shall replace with articles of equal value such as may be lost or broken or destroyed (the Customer shall be liable to pay compensation to the Owner).

returned in the Inventory clean and in the same condition as it was at the start of the Rental Period (fair wear and tear and damage excepted) and shall make good or replace with articles of equal value such as may be lost or broken or destroyed (the Customer shall be liable to pay compensation to the Owner).

7.4 The Customer shall maintain in good order and repair the taps, baths, wash basins, toilets, cisterns and other plumbing fixtures.

the damage the taps, baths, wash basins, toilets, cisterns and other plumbing fixtures exclusively serving the Property.

7.5 The Customer shall ensure that the Property is kept at a reasonable level during the winter months to prevent frost damage to the property or the water pipes drains tanks and other plumbing fixtures.

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7.6 The Customer shall not cause any damage, destruction, loss, defect or disrepair affecting the Property as it comes to the attention of the Customer.

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7.7 The Customer shall use the receptacle(s) provided for the disposal of waste.

the receptacle(s) provided for the disposal of waste in accordance with the relevant authority.

7.8 The Customer shall ensure that the Property is kept in good order and repair and shall engage their respective agents, contractors, workmen and necessary tradesmen at reasonable times of the day to inspect the Property and carry out any necessary repairs and maintenance in regard to the work of the Property and shall not interfere with or obstruct the work of the Property.

the owner of the Site or their agents, contractors, workmen and necessary tradesmen at reasonable times of the day to inspect the Property and carry out any necessary repairs and maintenance in regard to the work of the Property and shall not interfere with or obstruct the work of the Property.

7.9 The Customer shall not allow the Site or anyone visiting the Property to be used for any purpose without notice.

allow the Owner or the owner of the Site or anyone visiting the Property to be used for any purpose without notice.

7.10 The Customer shall not use the Property as a private holiday residence for a maximum of <<insert number>> people only.

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7.11 The Customer shall not use the Property in a way which may be a nuisance to or cause damage to the Property or any adjoining property.

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7.17 [The Customer shall not keep a pet on the Property.]
OR

[The Customer shall not keep a pet on the Property other than a single well behaved dog.]

OR
[The Customer shall not keep a pet on the Property without first obtaining the Owner's consent, subject to any conditions imposed by the Owner.]

7.18 The Customer shall not keep a pet on the Property.

7.19 The Customer shall not keep a pet on the Property without first obtaining the Owner's consent, subject to any conditions affecting the Property which the Owner has drawn to the Customer's attention.

7.20 The Customer shall not keep a pet on the Property or any part of the Property and shall not allow any person to keep a pet on the Property or any part of the Property or share occupation of the Property.

7.21 The Customer shall not occupy the Property as a lodger.

7.22 The Customer shall not alter the appearance structure or arrangement of the fixtures furniture or fittings on the Property.

7.23 The Customer shall not leave the Property clean and tidy.

7.24 The Customer shall not allow any person to occupy the Property as a lodger or as the Owner or the owner of the Site may designate.

7.25 The Customer shall not wash or clean any vehicle on the Property or place any items or hang any laundry on the Property.

7.26 The Customer shall not allow any person to occupy the Property as a lodger or as the Owner or the owner of the Site may designate, or the Site may from time to time require the Customer to vacate the Property.

7.27 At the end of the tenancy the Customer shall remove the Customer's belongings from the Property and leave the Property clean and tidy so that the Property is ready for occupation by the next tenant.

8. Forfeiture and termination

8.1 If there has been a breach of any of the Customer's obligations the Owner may forfeit (and terminate) the tenancy that exists in relation to the Property and may exercise all the remedies of the Owner in respect of the Property. The other rights and obligations of the Customer shall survive the termination of the tenancy.

8.2 If the behaviour of the Customer or any person occupying the Property is unacceptable to the Owner the Owner may terminate the tenancy and the Property must be vacated and no refund will be made.

9. General

9.1 Any obligation on the Customer under these Terms and Conditions not to do an act or thing includes the obligation not to permit or suffer another person to do such act or thing.

9.2 Whenever there is a breach of any of the obligations of the Customer or the Owner or the Site comprising the Owner or the Site the obligations shall be enforceable against all of them jointly and severally.

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against each of them

9.3 The Owner and Contractor should be enforceable of Third Parties) Act

that the contract between them by virtue of the Contracts (Rights

9.4 An obligation in the obligation to pay Value

conditions to pay money includes an of that payment.

9.5 Under section 48 of notified that notices Owner by the Customer

Act 1987 the Customer is hereby proceedings) must be served on the press:-

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9.6 This contract between law of England and

customer shall be governed by the

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