



Dear Guest

Welcome to Johannesdal Villa, our special treasure that we are excited to share with you. As we all know, for a treasure to retain its value, it needs to be maintained and kept safely. To ensure the longevity of our beautiful farmhouse, we have established a few policies that guests need to abide to, so that the Johannesdal Villa can be appreciated for decades to come. Please familiarise yourself with the T&C's below. Please don't hesitate to ask us if you are unsure of any of them.

Effective From March 2025

General T&C's

1. Johannesdal is nestled between the serene Drakenstein mountain range, and although it may seem rather isolated, we have neighbours very close by. We are also situated in the Banghoek Conservation area, which means we need abide to strict noise restrictions. To keep our neighbours and the municipality happy, we have a strict noise policy that no music will be allowed after 21h00. All guests except staying guest needs to be off the premises by 22h00. All service providers off premises latest 23h00

Please take this into consideration when planning a function at the Villa, all events will have to be held early enough to respect this policy. We prefer to only host daytime events, however evening events can be arranged on a case to case basis.

2. Although we love a good party, unfortunately there can be no dancing inside the Villa or on the patio. If you'd like to dance you are required to hire a dancing floor.

3. Cooking inside the Villa is restricted to 15 guests, in the case of a larger event, you will have to hire a caterer. The caterer will need to supply all cooking equipment, and are required to cook outside of the Villa, at the Cellar or Garage.

4. No illegal substances will be allowed on site. Any guests in possession of said substances will be escorted off site.

5. All furniture from the Villa and on the patio may not be moved outside onto the lawns for any function.

6. No crockery, glassware or cutlery from the Johannesdal kitchen may be used for an event over 15 guests.

7. If the Villa has been booked in conjunction with another venue / accommodation (e.g. Johannesdal 1207), additional guests may not move from the other venue to the Villa apart from the persons sleeping at the Villa, or the persons attending the function quoted at the Villa. We have had challenges in the past with guests having afterparties at the Villa, which is the reason for this clause.

8. A refundable deposit equivalent to **one-nights accommodation** will be required for each booking. This deposit is to cover any damages that are made during your stay. We usually do not have an issue with guests, but some are intentionally reckless with our decorations and art pieces.

9. Owners reserve the right to stop any function with immediate effect should these terms and conditions not be abided to.

10. Cancellation policy : More than 6 months before expected arrival 0%

Between 6 months and 1 month before expected arrival date 50%

Within 1 month of expected arrival date: 100%

Please note our dear ginger cat Oscar is the boss of the Villa, if you are allergic or not fond of cats please rather not book our Villa for your function or accommodation

Villa as Accommodation

10. When the Villa is only booked for accommodation (i.e. no function is being held), we allow a maximum of 7 additional guests on the property (on top of the 8 already staying on site). This makes for a maximum capacity of 15 people. If you would like to host additional guests, a function hire fee will be imposed based on our pricing brochure.

11. In the case that guests stay for more than one night (i.e. two or more nights), and they wish to circulate the guests staying in the Villa rooms with others who are staying at different accommodation, a fee of R1000.00 will be deducted from the deposit per room, for guests who were not originally sleeping in the Villa on the first night.

12. An inverter has been installed in our Villa to assist during the national loadshedding (blackout) times. The inverter will assist in powering basic essentials such as lights, WIFI, chargers etc.; however it will not suffice in powering heating equipment such as kettles, heaters, microwaves etc. Please refrain from using these appliances during loadshedding and instead use our gas stove to heat your items.

Villa usage for 'Long Form Function**

13. Only approved service providers will be allowed. **Clients will have to use our designated DJ for their long for event, and the music volume will be controlled by our DJ and Chris.** Contact Chris (+27 84 689 9248) for our DJ's contact details.

14. Solely OKASIE furniture and florals are to be used to dress and style your event on Johannesdal grounds.

15. If your event is above 40 PAX, you will need to acquire an events co-ordinator.

16. For **'long form functions'**, you will need to book at least 3 nights accommodation. When a 3 nights stay is booked, only 1 function/gathering will be permitted on the middle day. This is to allow for sufficient time for the setup and breakdown of the venue.

We ask that all our guests keep in mind that Johannesdal is a private residence and not equipped or built as a venue. We kindly ask that you respect the Johannesdal grounds and all the rules that come with the booking of the Villa. Please sign below to state that you have read and understood these terms and conditions to ensure that this special place is also available to be enjoyed by other future guests. Thank you for choosing Johannesdal Villa, and we hope you have a fabulous stay.

Full Name:

Signature:

Date: