




LYDEARD
FARM

Bush Camp & Lodges

BUSH CAMP LODGES

Brochure



get off the beaten track

Welcome

We look forward to welcoming you to our Bush Camp & Lodges. Here is some useful information to help you plan your possible stay with us here at Lydeard Farm.

Sarah & Kieran

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1. HOW TO FIND US

DIRECTIONS from the North

1. Exit M5 at Junction 24.
2. Take the exit for A38 towards Taunton.
3. At next roundabout take first exit, A38 Taunton / North Petherton.
4. Pass The Compass Tavern on your left, continue straight on at the lights.
5. As you approach North Petherton village, immediately after the 30mph signs, take the first turning on the right onto Old Road; signposted Goathurst, Broomfield and Fyne Court (National Trust).
6. Drive up spine of Quantock Hills for 4.5 miles; do not veer off.
7. After Bolts Cottage (right), you will arrive at a small cross roads, Lydeard Cross.
8. Take the left turn signposted Broomfield and Fyne Court.
9. The Outposts Lodges are based on Lydeard Farm. The entrance is 300m on right hand side, past a converted barn.
10. Drive through the main gates and follow the car parking signs ahead.

DIRECTIONS from the South

Exit M5 at Junction 25 at Taunton and follow Sat Nav and Outposts signs. If you need a map we can supply by email.

ADDRESS

Lydeard Farm, Broomfield, Bridgwater, Somerset,
TA5 2EG. Grid reference: ST 228 327.

PHONE NUMBER

01823 451776

If you get no answer call 07786 176641 or
07748 775986

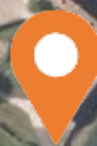
ACCESSIBILITY

Please contact us to discuss your requirements &
let us know approximate time of arrival.

Sat Nav will usually get you to Lydeard Farm but we strongly suggest you follow the directions given for the best route here.

2. WHERE TO FIND US

"WEMBLEY"



Unloading area for kitchen

BUSH CAMP SHELTER

Unloading area for lodges

THE LODGES

Car park



3. CHECKING IN

CHECK IN TIME: From **1600—19:00** on arrival day
Please let us know an estimated arrival time as we would like to welcome you at a designated time, at the Bush Camp. The Organiser named in the Booking Confirmation Invoice may be asked to supply proof of identity and nationality for security purposes. There will be an opportunity to answer any questions you may have.

CHECK OUT TIME: **10:00 on departure day**
Please vacate your lodge by this time as cleaners will be arriving to do a deep clean ready for the next guests. Anything different from the above, let us know.

CHECK IN SYSTEM: When you arrive at the farm, follow the car parking signs and drive down to the lodges. Park on the hardcore area near two birch trees just inside the gates and walk down to the Bush Camp Shelter. Door is on the far side opposite the washing up area. Here you will find your lodge keys, camp instructions. Please ensure you leave the keys on the Kitchen Counter before you leave. On arrival day someone will come to the Bush Camp at the predesignated time to say hello, show you around and answer any questions. Should you have any issues, please contact us on the numbers below.

UNLOADING & PARKING: Unload all of your food and kitchen things and take them to the Bush Camp Shelter kitchen. There is a wheelbarrow! Once you are finished, continue driving down the track towards the pond on your right and at the bottom of the hill bear left. Just around the corner you will see the first lodge at the bottom of a grassy slope. Park at the top of the slope above the lodges to unload your luggage and bedding into your lodge. PLEASE DO NOT DRIVE DOWN TO THE LODGES. There are 5 lodges, the names of the ones allocated to you will be on your key fob and in your welcome letter. One key locks all three bedrooms. It's a very secure location and most people don't lock up at all. There is coach parking available at the top of the hill

CONTACT NUMBERS **There is very little mobile phone reception here. Walk to the top of the hill and you will pick up signal.** We live in the farmhouse however we are not always there in the day. You will be provided contact number if you need them.

Space to unwind and relax.

4. FACILITIES — THE BUSH CAMP

When you book Lydeard Farm Bush Camp & Lodges your group has exclusive use of the lodges and bush camp shelter during your stay.

If you're not sitting outside admiring the view, taking in the peace and quiet or enjoying the last rays of sun, you can relax in the Bush Camp. The facilities are rustic and basic but provide essential home comforts. You will have use of the Bush Camp Kitchen in the main shelter for preparing food and eating meals and outside for alfresco dining.



BUSH CAMP SHELTER



BUSH CAMP INTERIOR



BUSH CAMP KITCHEN



BRAAI & CAMPFIRE



WASH UP AREA

5. FACILITIES — THE LODGES

There are 5 Bush Camp Lodges, with differing rooming configurations. See details below. All lodges have radiators, are well insulated and have wooden window shutters rather than curtains for privacy and to avoid light pollution. Inside the rooms are minimalist, clean and fresh with subdued lighting and plugs for charging.

Lodges Adscombe, Cothelstone & Dunster have three bedrooms comprising of two smaller rooms with bunk beds and a larger bedroom for two, with plenty of space for a cot. Lodges Broomfield & Enmore have two big rooms with three bunk beds in each.

The 3 closest lodges are in line of sight of the Bush Camp Shelter, so most baby monitors should work.



BEDROOMS & BATHROOMS

We will discuss your particular rooming requirements prior to your arrival to ensure rooms are ready and base sheets can be allocated depending on your group configurations. Please turn over for rooming configuration details.

Each lodge has its own bathroom including two separate shower cubicles, two WCs and two wash basins. These are located in between the bedrooms and accessible via the walk way that links all the rooms at the front of the lodges. Please remember to bring your own toiletries and hand soap. Cleaning materials, mops & buckets will be provided and squeegees for clearing excess water off the floors.



6. FACILITIES — THE ROOMS

Please liaise with us to discuss your rooming requirements.

| LODGE INFO | ADSCOMBE | BROOMFIELD | COTHELSTONE | DUNSTER | ENMORE |
|---------------|---|-------------|---|--|-------------|
| SLEEPS | 8 | 12 | 10 | 14 | 12 |
| ROOM 1 | 2 bunk beds | 3 bunk beds | 2 bunk beds | 2 bunk beds | 3 bunk beds |
| ROOM 2 | 1 bunk bed | 3 bunk beds | 2 bunk beds | 2 bunk beds | 3 bunk beds |
| ROOM 3 | 2 single beds <i>which may form a double</i> | N/A | 2 single beds <i>which may form a double</i> | 3 bunk beds <i>used as a bedroom for up to 6 people</i> | N/A |



7. WHAT TO BRING

In order for you to enjoy your stay here, please don't forget to bring:

- Bedding: Pillows, duvets / blankets or sleeping bags (a base sheet will be provided)
- Towels
- Personal wash items
- Shower gel / shampoo
- If applicable, a cot for young children
- Tea towels
- J-cloths
- Washing up liquid
- Head torches: For use in and around the Bush Camp as it can be very dark on a cloudy night and to have to hand in bedrooms when the main light is switched off or / and if you want to read your book.
- Food!
- Disposable glasses: We ask if you want to have drinks outside or on 'Wembley' (the flatish grass area up the drive) to please bring disposable glasses. We do have glasses for use within the Bush Camp but as we are also an outdoor activity company and have school groups on the farm and so cannot have broken glass anywhere. Thank you for your help with this.

Please note: The Bush Camp is on a septic tank so non bio soap and cleaners appreciated.

Bring head torches! Dark skies are beautiful!

8. WE WILL PROVIDE...

IN THE BUSH CAMP KITCHEN...all the essentials for you to use to prepare and cook meals.

- Toaster, electric kettle, small microwave, a large fridge and small freezer in the Bush Camp Kitchen.
- Stove kettle to use on gas cooker.
- Cooking facilities in the Bush Camp Kitchen.
- Oven gloves.
- Basic cooking utensils, crockery, KFS, mugs, and glasses (please bring non breakable).
- Small oil, salt & pepper.
- Use of the Bush Camp Shelter communal space.
- Paper towels.
- Recycling bins.
- First Aid kit.

IN THE LODGES

- Base sheet and mattress.
- Hygienic toilet paper dispensers are provided in each lavatory and will be full at the start of your stay. If it empties, please replenish with your own toilet paper.

FIRES & BBQ

- Logs. We allocate enough logs for a fire every evening but please use wisely. Additional wood will be at a cost. Please use the fire responsibly – we want you to enjoy it, but need to balance with environmental impact of fires.
- BBQ (plus basic implements).
- A bag of charcoal and box of firelighters.

CLEANING

- Cleaning sprays.
- Mop and bucket.
- Broom for cleaning.
- Squeegee for bathroom.
- Dustpan & Brush.
- Hand sanitiser.

OTHER

- Picnic benches, trestle tables & benches, wooden seating and camping chairs (the camp chairs are stored away in the cupboard in the shelter).
- High chair (upon request).

Somewhere between camping & glamping

9. IMPORTANT INFO

WIFI

Please note that there is no WIFI in the Lodges or Bush Camp Shelter and very little mobile reception. Look on this as a positive and enjoy. Some 4G reception can be found if you walk back up the track towards the top of the hill and stand on “Wembley”, the large flat mown area. You can use Wembley for playing football, cricket or rounders.

FIRE DRILL

If the fire alarm sounds in the lodges, please evacuate to a place of safety. Suggest the Bush Camp Shelter where there is an emergency phone to call 999. If there is a fire in the shelter please inform the owners in the farm immediately and call 999 from up the hill where there is reception. Fire extinguishers are available in the Kitchen, BC Shelter and by the Lodges. Location: Lydeard Farm, TA5 2EG. Grid reference: ST 228 327.

EMERGENCY PHONE

In the case of an emergency, there is a phone in the Bush Camp Shelter. It is located on the wall just inside the door to your right as you go in.

LOCAL HOSPITALS

Minor injuries: Bridgwater Community Hospital, Bower Lane , Bridgwater, TA6 4GU. 01278 436 555

Nearest A&E Hospital: Musgrove Park Hospital, Taunton, Somerset, TA1 5DA. Tel: 01823 333444.

SECURITY

For your security the main gates into the farm yard have CCTV and may be shut at night . If you wish to go out in the evening and come back late, let us know and the gate can be left open.

WATER HAZARDS

There are ponds near the Bush Camp. If you have young children its your responsibility to know where they are at all times. **The Ponds are NOT policed by anyone but yourselves.**

In the interests of your well-being and that of the wildlife that lives in them, please do not swim in in the ponds or throw anything into them.

DOG & CHILDREN

We live on the farm with our 2 children and dog ‘Chase’. Chase may come and visit the Bush Camp out of curiosity. We endeavour to prevent this but the smell of BBQ food can be very tempting. Please do not feed or encourage him, and let us know on the emergency phone and we will come and get him.

10. DO'S AND DON'TS

DO'S

- Please make use of our braai area / BBQ . We provide some charcoal and wood for your use.
- You can light an outside fire in the Braai area and there is a wood burning stove in the Bush Camp Shelter with an allocation of wood provided. Only adults must light these fires and must be 100% responsible for them at all times. Fires are not permitted anywhere else on the property.
- Feel free to explore the local area. Some maps are provided but do some research before you come, bring your own maps or print off walks you want to try. Google Maps does not work here.
- All gates must be left as they are found. This is a working farm and there may be livestock on site. Any fields with stock in must not be walked through. When grass is long it will be made into hay so please follow mown paths.
- To minimise light pollution please turn lights off when not in use, and shut shutters at night.
- Please shut doors to prevent damage by the wind.
- Please do not enter any fields with animals in the,
- Please leave the Bush Camp Shelter and the Lodges as you find them.
- If you need some help or further information please ask.

DON'TS

- **Noise:** We have had some very rowdy guests who have gone on too long and too loud for the local environment. The bush camp is isolated but noise travels depending on the wind direction. Please be courteous. If we can hear you, so can the village so, have fun, play music but not too loud and not at all after 2300.
- No food or drinks (apart from water) in the Lodges please.
- Smoking is allowed but in designated areas outside only. Metal fire buckets are supplied for the stubs. This is a beautiful area and we try and keep it litter free.
- No smoking or vaping whatsoever in or around the lodges please.
- No pets (unless by special arrangement).
- We have many activity tasks around the farm which are out of bounds and not to be used. You will liable for damages and could damage yourself.
- Please don't interfere with any of the boilers or gas bottles. If something is wrong, please contact us.
- Please do not wander around the farm yard and buildings.

Thank you for your cooperation

We want you to love your stay with us. This information is for your own safety

11. LOCAL AMENITIES

We are proud to be supporting local businesses

SOME LOCAL SHOPS

| | | |
|-------------------------------------|---|---|
| Tesco Express | 68 Fore St, North Petherton, Bridgwater TA6 6QA | Usual times 06:00—23:00 |
| Post Office | 125 Fore St, North Petherton, Bridgwater TA6 6SB | Usual times 07:00—23:00 |
| Pharmacy | 105 Fore St, North Petherton, Bridgwater TA6 6RY Tel: 01278 662288 | Usual opening times 09:00—18:00 Please call to check. |
| Spaxton Community Stores | High Street, Spaxton, Bridgwater, TA5 1BS Fresh Fish in a van before 11.00 on Wednesday outside the store. | Mon - Fri 9:00-12:30 & 13:30-17:00 Sat 8:30-12:30 Sunday closed |

TAKE AWAY OPTIONS

| | | |
|---|--|--|
| North Petherton Fish & Chips | 121 Fore Street, North Petherton Tel: 01278 662385 www.npfishbar.co.uk | Place orders online/by phone for collection Usually open Mon—Sat from 16:30—20:30. Please call to check. |
| Indian take away | 44 Fore St, North Petherton, Bridgwater TA6 6PZ Tel: 01278 663800 https://www.spicegallery.co.uk/ | Please call in advance to check days and times |
| China Cottage Chinese Takeaway | 4 Gore St, Bishops Lydeard, Taunton, Somerset, TA4 3BW 01823 433 933 <u>China Cottage :: Home</u> <u>chinacottagetaunton.co.uk</u> | Cash only |

12. THINGS TO DO...

We recommend that you research & book prior to your arrival as no wifi here

ADVENTUROUS ACTIVITIES

In case you decide you want to have a day's adventure with your group whilst staying on the Quantock Hills. Please do contact any of these to make a booking if you want. Some of the activities can take place on the farm or are in walking distance from it. This would be at your own expense and separate to the booking of the Bush Camp & Lodges. Be aware that group sizes have an impact on some of the activities because they require a client to instructor ration for safety reasons.

| Provider | Distance from Lydeard Farm (LF) | Activities | Notes | Contact details |
|---------------------|---|--|---|---|
| Basic Bush Craft | On site at Lydeard Farm | Air Rifle shooting Archery Bushcraft Leadership & Team building Survival | Suitable for a day of activities at Lydeard Farm. | Steve Bedford 07920855883 steve.ote@gmail.com |
| Black Rock Outdoors | 1 mile North of LF and on Mendip Hills* | Archery Canoeing Caving* High ropes Kayaking Raft building Rock climbing* | Very local provider with a wide array of opportunities. Or a foray to the Mendip Hills (1 hour) for caving and climbing. | Gof Daine & Sophie Truslow 07780 929537 info@blackrockoutdoors.co.uk |
| Exmoor Adventures | 28 miles west. 1 hour drive. | Coasteering Kayaking Mountain biking Paddleboarding Raft building Rock climbing | Opportunities for either a day at the coast of Rock climbing / Paddleboarding and Kayaking or a day of Mountain biking on the Quantock Hills, 30 mins from LF. Electric mountain bikes also available for hire. | Dan French Porlock Weir, Exmoor National Park, Somerset, TA24 8PE. 07976 208279 info@exmooradventures.co.uk |
| Active Escape | 50 miles west. 1.5hr drive. | Coasteering Mega Stand up Paddleboarding Stand up Paddleboarding Surfing | The very best coasteering location near to LF. A day of coasteering combined with Stand-up Paddleboarding works well. Excellent changing facilities, loos, showers and a café. | Ben Kennedy Active Escape. Watermouth Cove, A399, Watermouth, Ilfracombe EX34 9SJ. 01271 320745 www.activeescape.co.uk |
| Wimbleball Lake | | Walk around the lake. Boat hire Cafe | | Brompton Regis, Dulverton, Somerset. TA22 9NU Activity Centre Tel: 01398 371460 wimbleball@swlakestrust.org.uk Café Tel: 01398 371257 |

12. THINGS TO DO...cont

FURTHER ACTIVITIES & TRANSPORT

| Provider | Distance from Lydeard Farm (LF) | Activities | Notes | Contact details |
|--|---------------------------------|--|--|--|
| Somerset Boat Centre | | Boat hire & narrow boat hire. Paddleboard, Canadian canoe, kayak | | Maidenmead Moorings, Banklands, North Newton, Bridgwater, Somerset, TA7 0DQ Tel: 07508 959 996 or 07946 580 050 info@somersetboatcentre.co.uk |
| Exmoor Pony Centre | | | | CONTACT US: 01398 323093 info@exmoorponycentre.org.uk |
| West Somerset Railway | | Steam railway journey from Bishops Lydeard to Minehead | | West Somerset Railway The Railway Station Minehead Somerset TA24 5BG 01643-704996 |
| Transport: Ridlers Coaches | | Transport seating capacities: 16, 29, 33, 41, 49, 53, 57 and 70. | They have been our supplier many years and know many of our destinations for activities. | Ridlers Ltd, Jury Road Garage, Dulverton, Somerset, TA22 9EJ 01398 323398 info@ridlers.co.uk www.ridlers.co.uk |
| Transport: Knight Brothers Minibuses | | Transport seating capacities: 16 and 33. | We use them for small groups and runs to and from Taunton Station. | Knight Brothers Travel Ltd Thornfalcon Garage Taunton TA3 5NN 01823 442205 info@knightbrotherstravel.co.uk www.knightbrotherstravel.co.uk |

13. FOOD & DRINK

| Provider | Contact details |
|---------------------------------------|---|
| White Willow Pub | North Petherton 01278 663816 www.whitewillowspubbridgwater.co.uk |
| The Rising Sun Inn West Bagborough | Tel: 01823 432 575 Address: The Rising Sun Inn West Bagborough, Taunton, Somerset, TA4 3EF Email: info@therisingsunbagborough.co.uk |
| Quantock Brewery | https://www.quantockbrewery.co.uk/ Call us on 01823 433812 or email info@quantockbrewery.co.uk Or visit us at: Quantock Brewery , Westridge Way, Broadgauge Business Park, Bishops Lydeard, Taunton, Somerset TA4 3RU |
| Porlock Bay Oysters: | www.porlockbayoysters.co.uk info@porlockbayoysters.co.uk 8 Harbour Studios, Porlock Weir, TA24 8PD Tel. 07435 652381 |
| Sheppy's Cider House | Sheppy's Cider, Three Bridges, Bradford-on-Tone, Taunton TA4 1ER <u>01823 461 233</u> info@sheppycider.com |
| The Swan, Kingston St Mary | Taunton Road, Kingston St Mary, Taunton TA2 8HW 01823 451383 |
| The Farmer's Arms | Coggins Lane, Combe Florey, Taunton TA4 3HZ +44 1823 432267 www.farmersarms.net |
| The Compass Inn | Bridgwater Rd, North Petherton, Bridgwater TA6 6PR 01278 551082 |
| Pines, Butchers and Farm Shop | Market Way, North Petherton, Bridgwater TA6 6DF 01278 663050 |

14. GROUPS & SCHOOLS



We welcome bookings for schools, youth groups and corporate team building.

Day bookings or residential stays available.

Our residentials, create the kind of action-based, contextual learning experiences needed to build confidence, establish a growth mindset and develop 'life skills' for a brighter future. After all, it is in the world beyond the classroom where young people will end up applying all their learning!

From the moment you arrive you are absorbed, active and having fun.

EVENINGS

Evenings are spent den-building, performing plays, toasting marshmallows and doing quizzes. As we are situated on the edge of Exmoor, an International Dark Sky Reserve, views of the Milky Way on night walks are awe-inspiring.

CATERING

Self-catering is available through use of our bush camp kitchen. Or there is a catered option.

We cater for any dietary requirements with prior notice and are completely nut free. There is the choice of a continental style buffet or cooked breakfast and for lunch either a hot or packed option. Wholesome evening meals are followed by delicious puddings. Snacks, hot and cold drinks are available all day. There is also an outside bria/ BBQ area for a BBQ night.

HOW IT WORKS

We work with local activity providers for some of the activities to take place on our 70 acre farm when we also have several activity stations. Our quote to you includes the accommodation and food where required and a bespoke quote will be provided by our recommended activity provider



15. AVAILABILITY

The bush camp & lodges are available seasonally, usually from Mid March to Mid October each year.

Please contact us with your dates and we will advise of our availability.

The minimum number of nights stay is 2 nights.

PRICING

Please let us know how many people are within your group and we will provide you with a personalised quote.

The lodges can sleep up to 56 persons. The larger the group the lower per night charge applies.

You will be allocated the appropriate number of lodges based on your group size. If you are wanting more space and an additional lodge for example, please ask and we will advise the surcharge.

BOOKING

In order to confirm a booking your will need to complete a booking form and accept our booking terms and conditions. A copy of our booking terms are on the following pages.

A non refundable 25% deposit is required by BACS transfer to confirm the date. The remaining balance is due 8 weeks prior to arrival.

16. Booking Terms - 1

Lydeard Farm Bush Camp & Lodges Terms and Conditions for Accommodation Bookings

Issue 1 - January 2023

1. MAKING A BOOKING

- 1.1. For the purpose of these terms and conditions, guests shall be deemed to be the party booking the accommodation. Before confirming the booking, guests should complete the booking form, examine the Booking Confirmation Invoice (where applicable) and read these Terms and Conditions closely to ensure that the accommodation meets their requirements. Guests should then forward their booking form and deposit requested, normally 25% of the total cost of the booking, to
- 1.2. If guests make their booking within 8 weeks of the start date Lydeard Farm Bush Camp & Lodges will require full payment at the time of the booking as a pre-requisite of the booking being accepted.
- 1.3. Upon receipt of the requested deposit in cleared funds, Lydeard Farm Bush Camp & Lodges will confirm the booking. Each booking form, together with the Booking Confirmation Invoice, these terms and conditions and any other information that Lydeard Farm Bush Camp & Lodges has supplied to the guest forms the contract between the guest and Lydeard Farm
- 1.4. Where the accommodation is being booked by an entity such as a business, school or other organised group (hereinafter referred to as the "group") and the intended guests are under 16 years old, then the booking form must be signed by a duly authorised representative of the group, who, for the avoidance of doubt, agrees to be responsible for the guests and the full cost of the booking (including the deposit).
- 1.5. Guests under 16 are not permitted to stay in the accommodation unless accompanied by a parent, guardian, or duly authorised group leader as at 1.4. Lydeard Farm Bush Camp & Lodges reserves the right to request valid photographic proof
- 1.6. The person making the booking must be at least 18 years old at the time of booking.

2. ACCOMMODATION AND MEALS

- 2.1. Accommodation and meals will be provided as detailed in the Booking Confirmation Invoice for those clients that have requested meals. Unless specified, towels and bedding are not included.
- 2.2. The number of guests to be accommodated must not exceed that specified in the Booking Confirmation Invoice. Lydeard Farm Bush Camp & Lodges reserves the right to conduct checks on occupancy.
- 2.3. Where applicable, any special dietary requirements must be notified to Lydeard Farm Bush Camp & Lodges on request. Whilst every effort will be made to meet such requirements, they cannot be guaranteed.
- 2.4. Unless the Booking Confirmation Invoice specifies otherwise, exclusive use is not guaranteed.

3. TERMS OF PAYMENT

- 3.1. Payment in full is required 8 weeks before commencement of the stay.
- 3.2. Lydeard Farm Bush Camp & Lodges reserves the right to:
 - 3.2.1. Charge interest on any amounts overdue at the rate of 4% per annum over Lloyds Bank base rate from time to time until payment is made; and/or
 - 3.2.2 (Without prejudice to clause 8) treat the booking as cancelled.
- 3.3. The rights of Lydeard Farm Bush Camp & Lodges under this clause are cumulative and not alternative and any waiver by Lydeard Farm Bush Camp & Lodges of any of its rights shall be without prejudice to any other rights of Lydeard Farm Bush Camp & Lodges under the Agreement.

16. Booking Terms 2

4. PAYMENT

- 4.1. Lydeard Farm Bush Camp & Lodges accepts payment by direct bank transfer to an account specified by Lydeard Farm Bush Camp & Lodges

5. INSURANCE

- 5.1. Lydeard Farm Bush Camp & Lodges recommends all guests obtain suitable and appropriate comprehensive personal or travel insurance to cover their stay, including medical cancellation, personal accident and personal liability insurance.
- 5.2. Lydeard Farm Bush Camp & Lodges has Public Liability Insurance to and can provide a copy of its insurance certificate on request.

6. HEALTH, SAFETY & ACCESSIBILITY

- 6.1. Guests shall notify Lydeard Farm Bush Camp & Lodges of all details relevant to their health and safety. For the avoidance of doubt, if any guest has a medical condition, allergy or disability that may affect their enjoyment of the accommodation,
- 6.2. While Lydeard Farm Bush Camp & Lodges will use reasonable endeavours to cater for any requirements; it cannot guarantee that it will be able to do so.
- 6.3. Lydeard Farm is a semi working 70 acre farm. You are welcome to stroll around the large main field and enjoy the peace and quiet surroundings. We respectfully ask you to not disturb any animals by entering any fenced fields where they are present, and to look after our environment by not littering. It is not permitted to enter any farm buildings. There may be farm machinery on the farm however we will let you know of any planned activity during your stay.

Parents/ guardian, or duly authorised group leader are responsible for the supervision of children at all times. Vehicles must only be driven on the designated roadways and please follow all signage. We do not allow Chinese lanterns or fireworks. As we are located in an area of Outstanding Beauty there is little outside lighting therefore please bring a torch. Please note you are visiting the countryside where the ground surface is undulating and variable. We advise you to wear suitable footwear for the conditions. ie enclosed shoes with a good grip. You may notice our outdoor activity stations within fenced areas or the farmland. Under no circumstances can these be used unless part of an organised activity. There is open water near the lodges, please take care. They are not suitable for bathing. Supervise all children at all times.

7. CANCELLATION BY THE GUEST

- 7.1. Subject always to clause 7.2, a guest may cancel their booking at any time before the start of their stay providing that any person who signed the booking form makes the cancellation and it is communicated in writing to Lydeard Farm Bush Camp & Lodges, which may be preceded by email or phone call if within 2 weeks of the start of the stay.
- 7.2. A charge of 25% of the total cost of the booking will apply to all cancelled bookings. This is a cancellation charge to compensate the accommodation provider and is not for any service.
- 7.3. Bookings may not be resold or transferred, either wholly or in part, and must not be advertised or offered for sale either on their own or as part of any combined offer.

16. Booking Terms - 3

8. TERMINATION BY LYDEARD FARM BUSH CAMP & LODGES

- 8.1. Lydeard Farm Bush Camp & Lodges shall have the right at any time to terminate this Agreement immediately by giving notice to the guest in the event that:
- 8.1.1. The guest has committed a material breach of any obligation under this Agreement which breach is incapable of remedy or cannot be remedied in advance of the stay;
 - 8.1.2. The guest has committed a material breach of any of its obligations under this Agreement and has not remedied such breach (if the same is capable of remedy) within 14 days of being required by written
- 8.2. For the avoidance of doubt, where the guest is contracting as a group, any guest's failure to comply with clause 13 shall be a material breach of this Agreement.

9. ALTERATIONS TO OR CANCELLATION OF BOOKINGS BY LYDEARD FARM BUSH CAMP & LODGES

- 9.1. Lydeard Farm Bush Camp & Lodges will use all reasonable endeavours to provide the accommodation that has been confirmed, but Lydeard Farm Bush Camp & Lodges reserves the right to modify or cancel any booking even after the confirmation of bookings in its sole discretion. Lydeard Farm Bush Camp & Lodges will inform guests as soon as possible and will provide guests with a full refund of all money paid if the booking is cancelled.
- 9.2. Lydeard Farm Bush Camp & Lodges may cancel any booking because of unavoidable and extraordinary circumstances, including for reason of political tension or natural disaster, and will be obliged to do so if specifically recommended to do so by government authorities or if the circumstances fall within the scope of Events Outside Lydeard Farm Bush Camp & Lodges Control - see clause 12 below. In such circumstances Lydeard Farm Bush Camp & Lodges will notify the guest as soon as possible.

10. BROCHURE / WEBSITE ACCURACY

- 10.1. All information given in Lydeard Farm Bush Camp & Lodges brochures / websites / booking confirmations is, to Outposts Ltd's knowledge and belief, correct at the time of publication. However, services and facilities may change. Therefore, changes may be made to the particulars contained in Lydeard Farm Bush Camp & Lodges brochures or websites at any time before the contract with the guest is made. If this happens Lydeard Farm Bush

11. LIMITATION OF LIABILITY

- 11.1. Under no circumstances shall Lydeard Farm Bush Camp & Lodges be liable for any actual or alleged indirect loss or consequential loss howsoever arising suffered by any guest including loss of profits, anticipated profits, savings, business or opportunity or loss of publicity or loss of reputation or opportunity to enhance reputation or any other sort of economic loss.
- 11.2. Lydeard Farm Bush Camp & Lodges maximum aggregate liability in contract, tort or otherwise (including any liability for any negligent act or omission) howsoever arising out of or in connection with the performance of Lydeard Farm Bush Camp & Lodges obligations under this Agreement in respect of any one or more incidents during its application shall be limited to a sum equal to the price paid by the guest for the accommodation. For the avoidance of doubt, nothing shall limit the liability for death or personal injury arising out of the negligence of Lydeard Farm Bush Camp & Lodges or any of its officers.
- 11.3. Lydeard Farm Bush Camp & Lodges shall have no responsibility or liability for any loss of or damage to the property and effects belonging to any guest.

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- 11.4. The guest undertakes and agrees that it will irrevocably indemnify and hold Lydeard Farm Bush Camp & Lodges, its officers, employees' agents and sub-contractors harmless from and against all costs and expenses (including reasonable legal costs), actions, proceedings, claims, demands and damage arising from a breach of the representations, warranties or undertakings contained herein or arising from the acts or omissions of the guest.
- 11.5. Without prejudice to clause 11.4, the guest undertakes and agrees that it will irrevocably indemnify Lydeard Farm Bush Camp & Lodges in respect of any damage accidentally, intentionally or negligently caused by a guest to any property belonging to or in the control of Lydeard Farm Bush Camp & Lodges or to any third party. In the event that such damage does occur the guest shall, within 7 days of Lydeard Farm Bush Camp & Lodges letter outlining the damage to be remedied, ensure payment of any costs arising.
- 11.6. Lydeard Farm Bush Camp & Lodges holds appropriate insurance policies as required by law and in respect of its obligations under this Agreement. Where the guest is contracting on behalf of a group, and a breach by the guest of the guest's obligations under this Agreement cause any of Lydeard Farm Bush Camp & Lodges insurance policy premiums to be increased, or cause Lydeard Farm Bush Camp & Lodges to claim under its insurance policies and accordingly pay a premium, then the guest will indemnify Lydeard Farm Bush Camp & Lodges from and against all such increased costs and expenses arising from such breach.

12. EVENTS OUTSIDE LYDEARD FARM BUSH CAMP & LODGES CONTROL

- 12.1. If Lydeard Farm Bush Camp & Lodges is unable to perform or is delayed in performing any of its obligations under this Agreement by reason of any circumstance, cause or event outside of its control including any governmental restrictions, adverse weather, riot, civil commotion, invasion, terrorist attack or threats of terrorist attack, war (whether declared or not) or threat or preparation for war, fire, explosion, storm, flood, earthquake, subsidence, epidemic or other natural disaster, or failure of public or private telecommunications networks, acts of God, industrial action, breakdown of plant or any failure of gas, water services, electricity etc., Lydeard Farm Bush Camp & Lodges shall be entitled to be relieved of its obligations hereunder to the extent to which performance of the obligations is prevented, frustrated or suspended. In such circumstances non-performance, part-performance or delay in performance of the obligations of Lydeard Farm Bush Camp & Lodges hereunder shall not entitle the guest to claim damages of any kind whatsoever whether direct, indirect or consequential.

13. STANDARDS OF CONDUCT OF GUESTS

- 13.1. Guests must not:
 - 13.1.1. Smoke anywhere inside. This includes the smoking of e-cigarettes. Permitted smoking areas will be identified on site.
 - 13.1.2. Bring any pets onto the premises, with the exception of assistance dogs;
 - 13.1.3. Bring any potentially dangerous or hazardous materials or equipment onto Lydeard Farm Bush Camp & Lodges premises;
 - 13.1.4. Use any electrical appliances that may set off the fire alarm system, such as toasters, mini cookers or portable grills;
 - 13.1.5. Tamper with any fire alarms or emergency equipment;
 - 13.1.6. Utilise the accommodation to store items (personal or otherwise) which could in the sole opinion of Lydeard Farm Bush Camp & Lodges cause damage to the room, or be a risk to the health and safety of staff or property;
 - 13.1.7. Prevent Lydeard Farm Bush Camp & Lodges management, housekeeping and/or maintenance staff from access to the accommodation as and when required by Lydeard Farm Bush Camp & Lodges.
 - 13.1.8. Remove, damage or destroy any Lydeard Farm Bush Camp & Lodges property;
 - 13.1.9. Damage other guests or their property;

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- 13.1.10. Use any technology which may be provided by Lydeard Farm Bush Camp & Lodges to download or access any unlawful or obscene material;
- 13.1.11. Cause unreasonable disturbance. Noise must be kept to a minimum after 2330 hrs in consideration of the AONB and those that start their working day early.
- 13.2. The importation of recreational drugs, illicit substances and other restricted materials is treated very seriously and will be dealt with under the law.
- 13.3. All guests are required to comply with these standards of conduct and, where the guest is contracting on behalf of a group the guest must ensure that each group member is aware of and adheres to them.
- 13.4. Where the guest is contracting on behalf of a group:
 - 13.4.1. where a representative of the guest witnesses a breach of these standards of conduct, such representative shall immediately intervene and sanction the group member accordingly; and
 - 13.4.2. the guest representatives shall use their best endeavours to ensure that any instructions delivered by Lydeard Farm Bush Camp & Lodges staff shall be followed by group members. In particular, guest representatives shall ensure that all appropriate safety procedures are followed, and that group members listen and adhere to all safety announcements.
- 13.5. (Without prejudice to clause 11.5.) in the event that damage does occur to Lydeard Farm Bush Camp & Lodges property, guests or the property of other guests, the guest shall, within 7 days of Lydeard Farm Bush Camp & Lodges letter outlining the damage to be remedied, ensure payment of any costs arising.
- 13.6. Lydeard Farm Bush Camp & Lodges reserves the right to cancel the booking of any guest whose behaviour at any time in the sole opinion of Outposts Ltd breaches these terms and conditions, and if appropriate eject them from the accommodation with immediate effect, and
 - 13.6.1. Restrict their access to the property, including refusing future bookings;
 - 13.6.2. Remove their items from the property, disposing of such items (at no cost and no liability) to a local charity should such items not be collected by the guest within 7 days of removal;
 - 13.6.3. Retain all sums paid in respect of the accommodation.
- 13.7. Lydeard Farm Bush Camp & Lodges will not be obliged to cover any additional expense or to offer compensation in such circumstances.
- 13.8. Where guests are under 16, it is the responsibility of the group organiser, parent, guardian or other person acting 'in loco parentis' for the guest to advise Lydeard Farm Bush Camp & Lodges in advance of any disabilities or any social or behavioural problems that the guest currently has, or has recently experienced, which might affect them, other guests or any third party during their stay.

14. ARRIVAL & DEPARTURE

- 14.1. The accommodation is available during the period specified in the Booking Confirmation Invoice. Failure to leave the accommodation by the agreed departure time may result in an additional charge.
- 14.2. The personal details of guests, including nationality and passport details (if required) must be supplied prior to arrival. Guests will be asked to supply proof of identity and nationality on arrival. Acceptable forms of identification are a passport, driving licence, ID card or police warrant card.

15. COMPLAINTS

- 15.1. Lydeard Farm Bush Camp & Lodges will always endeavour to resolve any complaints at the relevant time, however if the matter cannot be resolved guests should write to Sarah & Kieran Spottiswoode, within 28 days of the end of their stay. Lydeard Farm Bush Camp & Lodges will endeavour to resolve the problem as promptly as possible. In the unlikely event that the problem is not amicably resolved the case will be referred to mediation in accordance with the Centre for Effective Dispute Resolution (CEDR) Model Mediation Procedure. Unless otherwise agreed between the parties, the mediator will be nominated by CEDR.

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16. DATA PROTECTION

- 16.1. Lydeard Farm Bush Camp & Lodges and the guest shall comply with the provisions of the Data Privacy Notice for Accommodation Bookings.

17. GENERAL

- 17.1. All rights, remedies and powers conferred upon the parties are cumulative and shall not be deemed to be exclusive of any other rights, remedies or powers now or subsequently conferred upon them by law or otherwise.
- 17.2. Each party will do all things necessary including executing all documents necessary to give effect to the intention of the parties in relation to this Agreement.
- 17.3. Should any term of this Agreement be considered void or voidable under any applicable law, then such terms shall be severed or amended in such a manner as to render the remainder of this Agreement valid and enforceable, unless the whole commercial object is thereby frustrated.
- 17.4. Nothing in this Agreement shall be deemed to constitute a joint venture, partnership or relationship of agency or employment between the parties.
- 17.5. This Agreement shall be governed by English law and shall be subject to the exclusive jurisdiction of the English courts.
- 17.6. Lydeard Farm Bush Camp & Lodges shall have the right to make any changes to this Agreement which are necessary to comply with any applicable law or safety requirement, or which do not materially affect the nature or quality of the activities provided, and Lydeard Farm Bush Camp & Lodges shall notify the guest in any such event.

17. PLACES TO VISIT

Here are just a few ideas to get you started with what you can do and where you can visit whilst staying with us...



QUANTOCK HILLS & EXMOOR



HESTERCOMBE

Explore

CHEDDAR GORGE
& CAVES



FOSSIL
HUNTING AT
KILVE BEACH



DUNSTER CASTLE



18. THE ENVIRONMENT



LIGHT POLLUTION

Torches and head torches are a must here. There is very little outside lighting and we use dim gas lighting in the Bush Camp to ensure we don't spoil the dark sky experience so you have a clear view of the stars.



SAVE WATER

On average 9 gallons are used daily per person for flushing the toilet. Our 6 compost loos on site don't need water, electricity or chemicals. 5 water butts collect rain water from each lodge which we use to clean kit & muddy boots.



SOLAR ENERGY

32 solar panels on the farm are used to generate electricity which powers our entire office! Any additional energy goes to the national grid.



WASTE RECYCLING

We are on a mission to reduce the plastic use in the first place. For example we ask groups to bring their own re-usable drinks bottles. We try not to print things and have recycling bins for the essentials, including ink cartridges. Our food waste 'feeds' the composting loos!



LOCAL WILDLIFE

Rabbits, hares and squirrels can be seen scurrying around. We often discover muntjac, roe and red deer when it is quiet. Amongst the birds you can see are buzzards, kestrels, woodpeckers, blackbirds and finches. 1500 native trees



We look forward to welcoming you