



Terms and Conditions

Bramley Park Camping Limited

1. These Terms and Conditions apply to all bookings and visitors to Bramley Park Camping. By making a booking or entering the campsite, you agree to comply with these terms.

1.1. Bramley Park Camping takes every reasonable step to ensure the safety and comfort of its guests. However, use of all campsite facilities, including but not limited to toilets, showers, and washing up areas, is at your own risk, except to the extent prohibited by law.

1.2. Bramley Park Camping shall not be held liable for any personal injury, illness, loss, or damage incurred while using these facilities.

1.3. Guests are responsible for ensuring they use all facilities safely and as intended. Any hazardous or unsafe conditions should be reported to campsite staff immediately.

2. Alcohol Policy

2.1. Alcohol may be served and consumed on-site only in designated areas, where permitted by law.

2.2. Bramley Park Camping accepts no responsibility for injuries, accidents, or other incidents resulting from the consumption of alcohol by guests.

2.3. It is the responsibility of guests to consume alcohol responsibly and in compliance with UK laws.

2.4. Guests are prohibited from serving alcohol to underage individuals. Any violation of this policy may result in immediate removal from the premises without refund.

2.5. In accordance with UK Road Law, guests must not operate any vehicle while under the influence of alcohol..

3. Age Restrictions and Supervision

- 3.1. Bookings will only be accepted from individuals aged 18 or older.
- 3.2. Guests under the age of 18 are not permitted to book or stay at the campsite without a supervising adult who is aged 18 or older.
- 3.3. Supervising adults are fully responsible for the safety, behaviour, and compliance of any minors under their care during the stay.
- 3.4. Bramley Park Camping accepts no responsibility for accidents or injuries involving minors.

4. Health and Safety

4.1. Guests are required to follow all health and safety instructions provided by campsite staff or displayed on signage.

4.2. Open flames, including campfires and BBQs, are only permitted in designated areas and must be extinguished properly before leaving unattended.

4.3. In the event of an emergency, guests must follow staff instructions and designated evacuation procedures.

4.5. At Bramley Park Camping, the campsite is located on a working farm, which may contain inherent hazards. While we strive to maintain a safe environment for all visitors, we cannot guarantee that all areas are hazard-free. The rural environment with natural and animal-related hazards, including but not limited to uneven or slippery surfaces, animal burrows, deep water ponds, and ditches. As a result, guests must exercise caution at all times to prevent personal injury. By entering the site, you do so at your own risk.

- **Terrain and Footing:** The site may include rough or uneven ground, which could present trip hazards. Slippery conditions may also occur after rain. Guests should exercise caution and wear appropriate footwear to reduce the risk of injury.
- **Lighting:** As part of the camping experience, we do not provide artificial lighting for campers. Guests must bring a torch or lantern to navigate safely after dark.
- **Access Restrictions:** Guests must remain within the designated camping field and are not permitted to access other areas of the farm, including staff-only locations such as boiler rooms, storage

areas, or fenced-off zones. Unauthorized access is strictly prohibited.

- **Machinery and Equipment:** Do not approach or interfere with any machinery or equipment operating on the farm. Tampering with such items is strictly prohibited.
- **Supervision:** Staff may not always be on-site during your stay. Guests are responsible for their own safety and actions at all times.
- **Tent Spacing:** Tents must be pitched at least 6 meters apart if occupied by separate groups, with a minimum of 3 meters clear space between any units to prevent fire risks. Vehicles and ancillary equipment are allowed within the 6-meter space but must maintain a 3-meter firebreak.
- **Water Safety:** Swimming in any water bodies on the site is strictly prohibited.
- **Woodland Access:** Entry into the woods adjacent to the campsite is at your own risk. Guests under 18 must be supervised by an adult at all times.
- **Weather-Related Risks:** In extreme weather conditions, particularly high winds, do not pitch tents under or near trees to reduce the risk of injury or damage from falling branches. It is your responsibility to check weather conditions and ensure your pitch location is safe.
- **Pitch Selection:** Guests are solely responsible for choosing their pitch location. Camping near trees is done entirely at your own risk.
- **Consideration to others:** At peak times there may be queues for showers. We would ask you to be considerate to others when using the shower facility when there is a queue waiting.
- **Facilities (Showers, toilets, washing up area):** Our facilities are cleaned daily and inspected regularly. Guests must take care when

entering and using the facilities by wearing appropriate not slip footwear. If a guest is to spot any issues with the facilities they must immediately stop use and report to staff.

- **Out of Hours Emergencies:** Any situation where a crime is being committed or you require the Fire Brigade or an ambulance – call 999. Our post code is BN26 5PH. There is a local Minor Injuries Department based at Eastbourne: Station Health Centre, Eastbourne Station, Terminus Road BN21 3QJ Tel: 01323 726650. Opening Hours normally 8am - 8pm. Please do check with them before you travel.

4.6. Bramley Park Camping accepts no liability for injuries, damages, or losses arising from these risk. By staying on the site, you acknowledge and accept these risks.

5. Property Damage and Conduct

5.1. Guests are liable for any damage caused to campsite property, facilities, or other guests' belongings due to their actions.

5.2. Bramley Park Camping reserves the right to remove any guest whose behaviour is deemed unsafe, disruptive, or non-compliant with these Terms and Conditions. No refunds will be provided in such cases.

5.3 By entering the premises or completing a booking, you confirm that you have read, understood, and accepted these Terms and Conditions. If you do not agree, please do not proceed with your booking or visit.

6. Noise and Behaviour

6.1. Guests are required to respect the peace and quiet of others staying at the campsite. The following rules must be observed:

- Loud, offensive, or intimidating language or behaviour will not be tolerated under any circumstances.
- Young persons must remain in their own accommodation by 10:00 PM.
- Quiet hours must be observed between 10:00 PM and 7:30 AM.

- Amplified music, loud musical instruments, or percussion instruments are strictly prohibited. Sound carries more easily at night, and guests are expected to minimize noise levels.

6.2. Failure to adhere to these rules may result in the immediate termination of your stay by campsite management. In such cases, no refunds will be issued.

6.3. The site is based in an area classified as a “National Park” as it’s in the South Downs National Park. Please help us to be considerate towards our local habitats and nature.

7. Child Safety

7.1. Parents and guardians are responsible for the supervision and behaviour of their children at all times. Ensure you know the whereabouts of your children while on-site.

7.2. By staying at the campsite, you agree to comply with these policies.

8. Vehicle Policy

8.1. Speed Limit: All vehicles must adhere to a maximum speed limit of 5 mph while on the campsite premises.

8.2. Vehicle Restrictions:

- Commercial vehicles must check viability before booking
- Caravans and motorhomes are not allowed.
- Small and long-wheelbase campervans, such as VW Campers, Ford Transits, and Mercedes Sprinters, are welcome.

8.3. Driving Conduct:

- Guests must operate vehicles responsibly at all times.
- Any actions causing unnecessary damage to the ground, including but not limited to drifting, skidding, handbrake turns, and wheel spinning, are strictly prohibited.
- Violations will result in a £100 fine, which will be charged to your booking, and may also lead to the immediate termination of your stay without refund.

- UK Road Law applies on-site, for example, persons should not under any circumstances operate a vehicle whilst under the influence.
- Uneven surfaces due to the campsites off-road nature must be driven with care. Bramley Park Camping accepts no liability for any damage to vehicles.

8.4. By bringing a vehicle onto the site, you agree to comply with these terms. Bramley Park Camping accepts no liability for any damage to vehicles caused by uneven surfaces or other conditions on the site. Guests are responsible for exercising care when driving on-site.

9. Arrivals, Departures, and Extensions Policy

- **Arrival Time:** Check-in is between 3:00 PM and 9:00 PM on your arrival date.
- **Check-In Procedure:** All guests must check in with a staff member before pitching their tent.
- **Late Arrivals:** If you arrive after the specified check-in times without prior arrangement, you may be refused entry, and no refunds will be provided. If the gate is locked, please call the number displayed on the gate for instructions.
- **Visitor Policy:** All visitors must report to reception upon arrival and notify a staff member. Guests inviting visitors are responsible for ensuring they are aware of this policy.
- **Tent Tags:** Tent tags issued at check-in must be displayed clearly at all times. If a tag is not received or misplaced, it is your responsibility to report to reception at the next available opportunity. Guests without proof of booking may be asked to leave the premises.

9.1. Late Arrivals, No-Shows, and Early Departures

- **Booking Commitment:** Your booking is for the specified dates, and we will assume you or your group will stay for the entire duration.
- **Refund Policy:** No refunds will be provided for late arrivals, no-shows, early departures, or unused nights due to illness, personal matters, work commitments, travel issues, or adverse weather.

9.2. Extending Your Stay

- **Notification:** It is your responsibility to notify a staff member, either in person or by calling [Campsite Name], if you wish to extend your stay.
- **Unauthorized Stay:** Guests found staying beyond their booked dates without paying will be fined accordingly.
- **Agreement to Terms:** By making payment to extend your stay, you are automatically reaffirming your agreement to these Terms and Conditions.

9.3. Departure

- **Departure Time:** Guests must vacate their pitch by 11:00 AM on departure day.
- **Fire Pits:** Fire pits must be returned to their original location, and spent ash must be disposed of in the designated metal bin. Ash must not be discarded elsewhere.
- **Pitch Cleanliness:** All litter must be placed in the provided bins, and pitches should be left clean and tidy. Campfires must be extinguished before leaving.
- **Late Check-Out:** Guests who fail to vacate their pitch on time without prior agreement will be charged for an additional night.

9.4. By staying at Bramley Park Camping, you agree to these policies.

10. Cancellation Policy

10.1. Cancellation by Bramley Park Camping

- **Standard Cancellation:** If Bramley Park Camping cancels your booking for any reason, a full refund of all monies paid will be provided.
- **Adverse Weather and Site Access:** In the event of extreme weather that affects access to the site, no refunds or compensation will be offered as long as reasonable alternatives can be provided. For example, alternative arrangements such as parking within 1km of the camping field and carrying items into the area may be required.

10.2. Cancellation by the Customer

- **Non-Refundable Payments:** All payments made for bookings are non-refundable.
- **Force Majeure:** In cases of force majeure (e.g., unforeseen and unavoidable circumstances), payments may be transferred to an alternative booking date if available and agreed by Bramley Park Camping.
- **Breach of Terms:** If you are found to be in breach of our Terms and Conditions or policies, your booking will be cancelled, and you will be required to leave the site immediately without any refund.

10.3. Cancellation Due to Force Majeure

- **Definition:** Force majeure events are exceptional circumstances outside of our reasonable control. These include but are not limited to severe weather, flooding, pandemics or epidemics, interruption or failure of utilities (e.g., electricity, gas, or water), or damage to the venue.
- **Notification:** In such cases, we will make every effort to notify you as soon as reasonably possible.
- **Refunds:** If a force majeure event necessitates the cancellation of your booking, we will refund all payments made to us. This refund constitutes our sole liability to you.
- **No Liability for Consequential Losses:** Bramley Park Camping will not be held liable for any consequential or indirect losses incurred due to the cancellation.

10.4. By booking with Bramley Park Camping, you agree to these cancellation terms.

11. How to Find us

11.1. Our Post Code for SatNavs is BN26 5PH. We are based approximately half a mile down Wannock Road from the Junction with the Harvester Restaurant.

11.2. Once heading down Wannock Road you will then see a layby and signage for the entrance to Bramley Camping through the gate. Drive up the path and follow the signs for camping.

11.3. We are also listed on Google Maps which will give you pin point directions to us and we recommend using this.

12. Glamping Policy

12.1. Security Deposit

- A refundable deposit of £100 is required upon arrival for all glamping bookings. This deposit is held to cover any potential damages or missing items incurred during your stay.
- The deposit will be refunded within 72 hours after your departure, provided no damages have occurred.

12.2. Damages

- If any damage or loss is identified, the cost will be deducted from the deposit in accordance with our inventory list.
- If damages exceed the £100 deposit, you will be charged the additional amount. An invoice detailing the total cost will be sent to you following your departure.
- Any outstanding balance for damages exceeding the deposit must be paid within 60 days of receiving the invoice. Failure to make payment within this time frame may result in legal action to recover the balance.

12.3. Smoking Policy

- Smoking is strictly prohibited in all glamping accommodations. A £100 fine will be imposed for any breach of this policy.

12.4. Inventory List:

ITEM	PRICE
Bell Tent (5m)	£750
Guy Ropes	£20 Each
Tent Poles	£100
Double Bed Frame	£150
Mattress	£400
Bedding	£50
Single bed	£90
Table	£50
Camping Chairs	£30 Each
Pillows	£10 Each
Lantern	£30
Flowers & Plants	£10
Matting	£100
Firepit	£100
Picnic Bench	£250
Camping Stove	£20
Camping Gas	£5
Cooking Utensils	Variable
Kettle	£20
Storage Boxes	£10
Shoe Rack	£20
Welcome Matt	£20
Fairy Lights	£10
Cushions	£10 Each
Bed Throw	£25

12.5. Gas Stove Usage Guidelines

1. Setup

- **Surface:** Place your gas stove on a flat, stable surface **outside** of your tent.
- **Pan Support:** Remove the pan support from the stove and turn it over so it is facing upwards and ready to hold your pan.

2. Connecting the Gas Cartridge

- **Open Cartridge Cover:** Open the cartridge cover on the stove. Remove the lid from your gas canister.
- **Insert Cartridge:** Gently slot the gas cartridge into the stove. Hold it in place and press the cartridge stop lever down to secure the canister.
- **Check Connection:** Ensure the gas canister is correctly secured in place before proceeding.

3. Ignition

- **Lighting the Stove:** Turn the control knob fully to the left to the 'ignition' position. Continue turning until the stove clicks and ignites. If it does not ignite, repeat the process until it does.
- **Flame Adjustment:** Once lit, adjust the control knob to the desired flame height.

4. Usage Precautions

- **Pan/Kettle Size:** Use only appropriately sized pans or kettles. Avoid using oversized items as they can redirect heat downwards toward the gas cartridge.
- **Multiple Stoves:** If using more than one stove, ensure they are positioned at a safe distance from each other to prevent overheating.
- **Indoor Use:** Stoves must not be used indoors or inside tents under any circumstances.

5. Turning Off and Cleaning

- **Turning Off:** Turn the control knob to the 'off' position and lift the cartridge lever to the unlock position to disengage the gas canister.
- **Cleaning:** Clean the stove and return all items to the designated cookery box.

6. Issues

If you experience any problems with your stove, please notify a member of staff immediately.

By following these guidelines, you help ensure safe and efficient use of the stove.

12.6. Glamping Firepits/Grills provided are subject to, but not limited to, the same terms and conditions detailed in point “13”.

12.7. By booking a glamping stay with Bramley Park Camping, you agree to these terms.

13. Fire Policy

General Rules for Fires and Barbecues

1. **Open Ground:** Fires are strictly prohibited on open ground or any unapproved areas under any circumstances.
2. **Supervision:** Children and pets must be supervised at all times when around fires or barbecues.
3. **Placement:** Firepits and barbecues must be placed on a flat, stable surface, away from flammable objects, and at least 10 meters from tents.
4. **Movement:** Never move a firepit or barbecue until it has completely cooled. Be cautious of hot surfaces around the firepit as they may expose flames.
5. **Unattended Fires:** Once lit, fires or barbecues must not be left unattended.
6. **Extinguishing Fires:** Once the fire or barbecue has cooled, ash must be emptied into the designated metal ash bin at the entrance to the camping field before lighting another fire or upon departure.

Prohibited Items and Activities

7. **Sky Lanterns:** The lighting and release of sky lanterns (e.g., Chinese lanterns) is strictly prohibited.
8. **Indoor Use:** Barbecues, firepits, or any fire equipment are not permitted inside structures such as tents, gazebos, or other enclosures due to fire and carbon monoxide risks.
9. **Fuel Restrictions:** Only firewood, kindling, and firelighters purchased from Bramley Park Camping may be used. Collecting wood from the surroundings or using accelerants (e.g., flammable liquids, aerosols) is not allowed.
10. **Furniture Use:** Firepits or barbecues must not be placed on campsite-provided furniture such as picnic tables. Damages will incur charges.

Age Restrictions

11. **Underage Use:** No one under the age of 18 is permitted to use firepits or barbecues.

Safety Procedures

12. **Emergency Readiness:** Ensure emergency equipment, such as a fire extinguisher, bucket of sand, or water, is readily available when using a fire or barbecue to manage any emergencies that may arise.
13. **Inspection:** Before use, ensure the firepit or barbecue is in proper working condition. Report any issues to campsite management immediately.
14. **Cleanliness:** Firepits or barbecue grills must be cleaned and returned to their original condition before handing them back to reception.
15. **Be aware:** Locate fire extinguishers and protocol prior to igniting in case of emergency.

Smoking Policy

15. **Smoking:** Smoking, including electronic cigarettes, is not permitted inside campsite buildings (e.g., restrooms, showers). Dispose of all cigarette waste in the provided bins or ashtrays.

Additional Site Regulations

16. **Fire Safety Awareness:** Familiarize yourself with the site map, which details fire extinguisher locations, fire alarms, and the fire assembly point at the campsite entrance. In case of emergency, call 999.
17. **Management Authority:** Bramley Park Camping reserves the right to prohibit the use of any fire-related equipment, including barbecues, gas stoves, and firepits, in situations deemed unsafe (e.g., heatwaves) without prior notification or refunds.
18. **Liability for Damage:** Any damage caused by failure to adhere to these rules, including damage to grass, property, or surrounding areas, will incur costs.

Enforcement and Agreement

19. **Rule Violations:** Any person found violating these rules will be asked to leave the campsite immediately without a refund.
20. **Acceptance:** By booking with Bramley Park Camping, you acknowledge and agree to adhere to these fire safety policies and understand the potential consequences of non-compliance.

This policy is in place to ensure the safety of all guests and preserve the natural surroundings of Bramley Park Camping.

14. Legal

14.1. Bramley Park Camping (hereinafter referred to as "we," "us," "our," or "the business"), is the owner of the business. The contract for booking a stay with us is made between the "Customer" and Bramley Park Camping, located at Bramley Farm, Wannock Road, Polegate, BN26 5PH.

14.2. The lead name on the booking is considered the "Customer" and enters into a contract with us upon payment of the booking fees and acceptance of our Policies, Terms, and Conditions.

14.3 The booking confirmation (whether by letter, email, or telephone), along with these Terms and Conditions, forms a legally binding contract between the Customer and us. The "Other Information" provided forms part of our Policies. We strongly advise you to read both carefully, as they legally bind you.

14.4 The Customer, along with all their guests, must read and comply with our Policies and Terms and Conditions.

15. Booking Details

15.1. It is your responsibility to review your booking details and notify us immediately of any errors or omissions.

16. Information About You

16.1. We retain information about you on our systems to facilitate the service you have booked and to administer our business operations.

16.2. From time to time, this information may be used to contact you regarding our services and products.

16.3. We respect your privacy, and your information will never be shared with third parties without your consent. If you prefer not to receive communications from us, please inform us in writing or via email.

17. Large Groups

17.1. To ensure the enjoyment of all of our guests, we regulate large group bookings and large single-sex bookings (6 or more individuals).

17.2. Please contact us prior to booking for groups of more than 6 so we can discuss how we can accommodate you.

18. Touching Our Animals

18.1. Please be aware that animals in their natural environment may carry diseases, known as "zoonoses," which can be transmitted to humans. For your safety and well-being, we ask that you refrain from touching the animals or the electric fences surrounding our animal areas.

19. Pets

19.1. Well-behaved dogs are permitted on-site, but they must be kept on a lead at all times, and owners are required to clean up after them promptly.

19.2. Dogs are not allowed in any of the site's facilities, including but not limited to toilets, showers, reception, and food areas.

19.3. No other pets are permitted on-site without prior written permission by the Campsite Manager.

20. Liability

20.1. We do not accept liability for any loss, injury, death, or damage, except where it is caused by our negligence or failure to fulfil our legal duties.

20.2. Please take care when bringing personal belongings to the site and ensure valuables are kept with you at all times.

20.3. While we are located in a relatively crime-free area, we do not assume responsibility for any items left unattended, including vehicles and their contents in the car park.

20.4. Bramley Park Camping is located in farmland and therefore requires off-road travel. We accept no responsibility for any damage or injury incurred to persons or vehicles whilst traveling on-site.

20.5. We make every effort to ensure that the information on our website is up-to-date; however, we cannot be held liable for any errors or omissions.

21. Financial

21.1. VAT at the applicable rate is included in the prices shown on your booking confirmation for relevant products and services. The booking confirmation itself does not serve as a formal VAT invoice or receipt.

22. Changing These Terms and Conditions

22.1. We reserve the right to amend, change, or alter these Terms and Conditions and Policies at any time, without prior notice.

23. Feedback and Complaints

23.1 We hope that you have an enjoyable experience with us. If there is anything we can do to improve your stay, please speak to a member of our team while you are on-site.

23.2. If you wish to provide feedback or make a complaint, please direct it to: Bramley Park Camping, Bramley Farm, Wannock Road, Polegate, BN26 5PH.

23.3 Any complaints should be reported to campsite management promptly to allow for timely resolution.

23.4. By making a booking, you agree that any legal disputes shall be governed by the laws of England and Wales.

24. Law

24.1. Your booking is non-transferable and is governed by the laws of England and Wales. Your statutory rights are not affected.

25. Other premises


25.1. The terms and conditions on this document are also relevant to Bramley Farm, Bay Tree Lane, Polegate, BN26 6QN.

25.2. The terms and conditions on this document are also relevant to permitted events held outside of the campsite parameter on the same farm.

26. Deposits

26.1. Some bookings require a 50% deposit, this is non-refundable and the remainder of the booking must be paid two weeks prior to the arrival date for the booking to be confirmed.

26.2. See “14. Glamping” for deposits specifically relating to glamping stays.



Stay safe

Carbon Monoxide- the invisible killer

Safety awareness in tents and awnings

Carbon monoxide (CO) is poisonous, colourless, tasteless and odourless. It is produced when carbon (including gas, wood, oil or barbecue coals) is burned with insufficient oxygen to produce carbon dioxide. Carbon monoxide poisoning happens when the gas is breathed in, even at very low levels. It can be fatal.

NEVER take a portable barbecue, lit charcoal or a camping stove into an enclosed space like a tent, caravan, awning or camping pod, either for warmth or to cook.

MAKE SURE camping lights and stoves are clean and properly adjusted to manufacturers' specifications.

ENSURE all barbecues, stoves and camping lights are fully out before going to bed.