

SHORT AND LONG TERM RENTALS REGISTRATION

Property Erf No or Physical Address: _____

Rental Period: Arrival _____ Departure _____

Letting Agent (if applicable): Name _____ Agency _____

Homeowner Name & Surname: _____

Tenant Name & Surname: _____

Tenant Phone Number: _____

We would like to welcome you to the estate and wish you a safe and relaxing holiday. Our St Francis Links team is enthusiastic, ready and committed to delivering the service that our valued property owners expect, including for their tenants.

To protect the enjoyment of the estate along with a lifestyle enhanced by considered protocols, we wish to draw your attention to the following important directives. **Please therefore notify everyone in your group to adhere to all rules of our estate, with emphasis on the following points:**

On any estate, the most common complaints revolve around **pets, speeding, noise nuisance and the use of golf carts**. St Francis Links is not immune, and we request that you please take note of all info below, but especially those relating to these matters:

- **Pets - No short-term tenants or visitors to guest houses and the like may bring any pets.**
Penalties will be levied for non-compliance.
- **Golf Carts - Persons under the age of 16 years of age may not drive golf carts.**
Golf carts have the right of way on course, but when crossing roads, must stop at the crossings to look out for other vehicles. All drivers and passengers must exercise extreme caution at all times. Standing on the back of carts is strictly prohibited. Kindly take note that only beige and white electric carts are permitted. Golf carts may be driven by licensed drivers, youth with valid learner licenses when accompanied by an adult, or employees of the Club or HOA who have undergone formal training only.
- **Noise**
Please be considerate of neighbours and keep music and entertainment sound levels to a minimum after 22h00.

- **Traffic and Speeding**

Safety on the estate is everyone's responsibility. Please adhere to the speed limits, stop signs and slow down wherever there is a golf cart crossing or intersection or "blind corner". There are speed cameras on the estate and penalty levies are issued to the property owner's levy account, who will then decide on recourse against the transgressor. Unlicensed people may not operate the golf carts. Speeding penalty levies as follows:

Speeding in excess of speed limits	
40.1 – 44.9 kph	Warning
Persistent repeat	R250
45 – 49.9 kph	R500
50 – 54.9 kph	R1 000
Above 55 kph	R1 750
Above 80 kph	R5 000

St Francis Links Phone Numbers	Clubhouse Golf Shop Restaurant or Functions	042 200 4500
	Homeowners Association (office hours)	042 200 4500
	Estate Helpline / Emergency Number	082 431 0082

The above-mentioned Helpline / Emergency number (**082 431 0082**) is manned 24 hours a day and for your use in the event of a disturbance or real emergency (such as a security concern or breach or the removal of a snake). It should however not be relied upon as a medical or fire emergency number. In such events, please contact **a doctor (Dr Malan – 042 294 0719) or ambulance service (Relay Ambulance Service 0861 061 061 or Gardmed Ambulance Service on 0861 666 777) or the fire department (042 291 0250)** first and then alert our HOA helpline / emergency number.

Should you require services such as an electrical, water or fibre/wifi query to be resolved, please contact the owner or agent through whom you have rented.

THE ESTATE'S MARSHALLS ARE RESPONSIBLE FOR MONITORING COMPLIANCE THROUGHOUT THE ESTATE. IN CASES OF NON-COMPLIANCE — SUCH AS UNDERAGE OR NEGLIGENT DRIVING OF GOLF CARTS — THEY ARE AUTHORISED TO TAKE IMMEDIATE ACTION, INCLUDING REMOVING GOLF CART KEYS AND CONTACTING SENIOR MANAGEMENT. FINANCIAL PENALTIES MAY ALSO BE IMPOSED.

- **Clubhouse – Visitors Most Welcome**

Our clubhouse is open for daily meals, except for 25 December when we will be closed for the day. On 1 January 2026, we will open at 08h30 and serve delicious club meals. The kitchen will close at 15h30 that day. Please consult our festive season events program on our website. The clubhouse also offers take away meals including pizzas. Call 042 200 4500 to order.

- **Refuse collection**

This takes place on Mondays and Thursdays. Please set your closed refuse bags inside the ottobins and on the roadside by 7am on these mornings. No refuse may be loose inside the ottobins. Everything must be contained in black bags. We also collect on public holidays, except for 25 Dec and 1 Jan, when we will collect on 26 Dec and 2 Jan respectively. Please note that the removal of garden refuse is your responsibility and may not be left on the verges or dumped onto neighboring properties. **Your ottobins should be kept out of sight for the remainder of the week and only be set out on refuse collection days and returned again out of sight, once emptied.**

- **Recycling**

All recyclable waste **must fit into the clear plastic bags**, except for cardboard boxes, which may be folded flat and set out with your weekly refuse. Clear bags can be purchased from the HOA office in the clubhouse, during office hours. Glass, tins, paper, cardboard and plastic are recyclable. Recyclables do not need to be washed. Styrofoam, perishables (food etc), electronics and batteries are NON-recyclable. Please do not add any other items to the bags (perishables etc). No dumping of anything anywhere on the estate, including neighbouring properties.

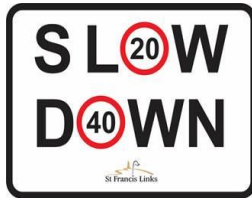
- **Domestic Workers**

Kindly note that all domestic workers (including gardeners) MUST be registered with the HOA in advance. They will be enrolled for facial recognition. They must exit their transport vehicle, even if its your own, access and exit through the turnstile each time. Please provide a copy of a valid ID and contact numbers to access@stfrancislinks.com or reception@stfrancislinks.com following which an appointment will be made at the contractors gate for facial enrollment.

SUMMARISED RULES AND CONDITIONS OF ENTERING ST FRANCIS LINKS

Any person entering St Francis Links does so at his / her own risk and by entering the Estate, accepts and agrees to the following rules and conditions:

- No valid identification means no access to the estate.
- The St Francis Links Homeowners Association NPC reserves the right to inspect and search all vehicles, persons or goods upon entering or exiting the estate.
- The St Francis Links HOA, its directors, management, employees and security guards will not be held responsible for any injury, death, loss or damage to property, person or vehicles admitted to the estate.
- In the interest of safety, please respect the speed limits on the estate which are strictly 40 km/hour except where indicated as 20 km/hr. Please also stop at stop streets and don't cut corners.
- Please respect the property owner who approved your and your party's access to the estate. The property owner remains responsible for your and your party's conduct and actions at all times, while on this estate. Please do not embarrass him or her.
- The St Francis Links HOA and Club has a policy of the fair treatment of those who serve here and does not tolerate harassment, the use of foul language or discrimination by anyone, including fellow employees, management, shareholders of the Club and members of the SFLHOA, residents, suppliers, contractors or guests against those who work for the SFLHOA and / or the Club.
- Our access control procedures are in place for the safety and security of all of our property owners. Kindly respect our security personnel by complying with their requests, be it for a driver's license or any other query. They do not make the rules, but rather work tirelessly to ensure that safety and security rules are upheld. If you would like to discuss any matter or concern, please e-mail hoa@stfrancislinks.com.
- IF YOU, AS A SHORT TERM TENANT, EXPECT GUESTS FOR A SHORT VISIT SUCH AS LUNCH OR DINNER, an access pin needs to be issued to the guest, using the St Francis Links GloVent app. Please ensure that your visitors are aware that they will require a valid drivers license to enter the estate and warn them of the speed limits. Again, any penalties are levied to the property owner's account.
- Please act in the interest of estate security by not by-passing our visitor access control system to pick visitors up in your vehicle or opening boom gates for others.
- Boats may not be stored in driveways or on verges. Vehicles must be parked responsibly, ensuring roads remain clear for traffic and that sightlines are not obstructed.



The speed limit on the Links is **40km/h** except where marked **20km/h** Please drive slowly.

No short-term tenants, family, visitors to guests houses and the like may bring any pets.

No unlicensed drivers on carts.

An ESTATE MARSHALL will be patrolling the estate.

THE PROPERTY OWNER REMAINS RESPONSIBLE AT ALL TIMES FOR THE CONDUCT AND ACTIONS OF ANY VISITORS / TENANTS THEY PERMIT ACCESS TO AND PENALTIES FOR VIOLATIONS OR NON-COMPLIANCE (INCLUDING BY RENTALS AND THEIR GUESTS) ARE LEVIED TO THE HOMEOWNERS ACCOUNT. THEY RESERVE THE RIGHT TO CLAIM SUCH PENALTY LEVIES FROM YOU AS TENANT.

THE ST FRANCIS LINKS GLOVENT APP

For stays longer than 7 nights, you may download the app to allow access to visitors during your stay. In all cases, access pins are only valid until 01h59 the next morning. If guests depart after that, you will need to issue another new pin.



St Francis Links App

The app is free and is available in the following stores:

Apple App Store, Google Play Store and the AppGallery.

Download by clicking on the relevant link below from your mobile phone:



For Apple Devices



For Android Devices



For Huawei Devices

- **Download and open the app**
- **Sign Up**
- **Complete your details** (*ensure you have the property's ERF number of physical street address*)
- **Submit Request** (*whereafter the HOA will onboard you, if the property owner has consented to the stay*)
- **Remember your password**
- **The HOA will be in contact once you have been onboarded**



Disclaimer

Persons entering this facility or participating in any of the activities on this estate shall do so entirely at their own risk. None of the St Francis Links developers, St Francis Links Homeowners Association NPC members, Links Golf Club (RF) Limited shareholders, operators or their successors in title, nor employees shall be liable for any loss, damage, injury or death, including consequential loss to any person or property, including vehicles, whilst on the estate or whilst participating in any of the activities on the estate, howsoever the same may be caused and whether caused by the ordinary or gross negligence of the owner, its employees, agents or contractors. All persons playing or practising golf or making use of any facilities and / or participating in any of the activities on the estate, including use of the golf course, clubhouse, roads, pools, gymnasium, trails and any other facilities on the estate, accept liability for any damage caused to person or property as a result of such person's activity. Such persons also indemnify the St Francis Links developers, St Francis Links Homeowners Association NPC, Links Golf Club (RF) Limited, employees and operators against any claims which may be made against St Francis Links as a result of the activities of such person.

Any person/s accompanying or in control of a minor or a person with limited capacity indemnify/ies (where more than one person, jointly and severally) St Francis Links (and its associated companies, developers, directors, operators and employees) against any claim by such minor or person arising from or in connection with his/her presence in the premises, including specifically without being limited thereto, any claims in respect of injury, loss or damage, as aforementioned, and arising from any cause referred to above.

We respect the privacy of everyone who visits St Francis Links. The estate collects and processes personal information for estate management and security purposes which includes the use of CCTV cameras and biometric technology. We process your personal information in accordance with the Protection of Personal Information Act of 2013 as well as our Privacy and Consent Notice available on our website (www.stfrancislinks.com) and at the entrances to the estate. By entering this facility, you consent to your personal information being used in this manner and take note that the facility is under CCTV surveillance.

**Use of this facility is entirely at your own risk
Right of Admission Reserved. Trespassers will be prosecuted.**

TENANT ACKNOWLEDGEMENT

1. Acknowledgement

I, the undersigned tenant, accept full responsibility for the behaviour and conduct of all persons who reside in or visit the property during the lease period.

2. Compliance with Rules

I acknowledge that I have been informed of the Homeowners' Association (HOA) conduct rules and undertake to inform all occupants and guests of these rules. I take special note of the rules relating to speed limits, parking, and the use of golf carts within the estate.

3. Responsibility for Penalties

I understand that any penalties or fines arising from my actions, or the actions of those residing with me or visiting the property, including speeding or any other violations, will be charged to the HOA levy account of the property owner. I acknowledge that the homeowner has advised me that they will communicate and resolve any such penalties with me directly.

Tenant Signature

Homeowner Signature

Date

Date