

ESCAPADE

SILVERSTONE

**ESTATE REGULATIONS**



# CONTENTS

## PART 1 | PREAMBLE

- 1 Definitions
- 2 Estate Location
- 3 References

## PART 2 | GENERAL TERMS OF USE

- 4 Security & Access
- 5 Health & Safety
- 6 Conduct
- 7 Drugs & Illegal Substances
- 8 Suspension or Banning
- 9 Lost or Stolen Property
- 10 Deliveries
- 11 Animals
- 12 Food & Drink
- 13 Children
- 14 Privacy
- 15 Brand IP and Licensing
- 16 Photography & Videography
- 17 Smoking & Vaping
- 18 Use of Glass Outdoors
- 19 Gadgets
- 20 Gaming
- 21 Trading
- 22 Use of the Estate Name & Address
- 23 Water & Waste
- 24 Noise & Music
- 25 Cars & Vehicles

## PART 3 | ESC. CLUBHOUSE

- 26 Clubhouse General
- 27 Wellness General
  - 27.1 Swimming Pool
  - 27.2 Sauna
  - 27.3 Gym
- 28 External Exercise
- 29 Dining Room
- 30 Meeting Rooms
- 31 Roof Terrace

## PART 4 | EVENTS

- 32 Key Events
- 33 Hosted Events
- 34 Marquees and Outbuildings
- 35 Event Terms and Conditions

## PART 5 | FEES, CHARGES AND PAYMENTS

- 36 Clubhouse Access Fee
- 37 Special Event Fee
- 38 Late Cancellation Fees
- 39 No-Show Fees
- 40 Early Check Out Fees
- 41 Late Check Out Fees
- 42 Extra Person Fees
- 43 Payments
- 44 Charges and Other Fees

# PART 1 | PREAMBLE

These regulations remain the responsibility of the Management Company who reserve the right to alter them from time to time.

## 1. DEFINITIONS

In these Regulations, the following terms have the meaning given to them:

**BRDC** means the British Racing Drivers' Club Limited (company number 00257980), the owner of the land on which the Estate and Venue is situated.

**Clubhouse** means the Clubhouse at the Estate, including its amenities and services.

**Common Facilities** means communal areas on the Estate which the Management designate for use by Residence Owners and Guests.

**Estate** means the development known as:  
Escapade Silverstone  
Silverstone Circuit  
Towcester  
NN12 8TN

**Guest(s)** means any overnight short-term rental guest, visitor, including Residence Owner's (unless stated otherwise)

**Management** means the Management Company and/or team appointed by the Management Company.

**Management Company** means Silverstone Estates Limited (company number 01013427), a wholly owned subsidiary of the BRDC responsible for the Management and operation of the Estate.

**Property** means the Residences (individually or collectively) on the Estate

**Residence Owners** means any owner of a residence Property at Escapade Silverstone (individually or collectively).

**SCL** means Silverstone Circuits Limited (company number 00882843), a wholly owned subsidiary of the BRDC and the operator of the Venue.

**Venue** means the Silverstone Circuits Venue situated at Silverstone Circuit, Towcester, NN12 8TN of which the Estate form's part.

## 2. ESTATE LOCATION

The Estate forms part of the Venue and must comply with all SCL terms, conditions and/or regulations.

### Delivery Address

Escapade Silverstone  
Silverstone Circuit  
Towcester NN12 8TN

### Legal Address

Silverstone Estates Limited  
T/A Escapade Silverstone  
Jimmy Brown Centre  
Silverstone Circuit  
Towcester NN12 8TN

The Estate consists of:

### Residences

60 residence buildings whose lease is owned by individual Residence Owners.

### Esc. Clubhouse

The Clubhouse building, which is solely owned by the BRDC, its amenities and services which currently includes a concierge lounge, swimming pool, sauna, gym, treatment and changing rooms, dining room and roof terrace.

### Common facilities

All Common facilities on the Estate, in addition to Esc. Clubhouse, including (but not limited to) walkways, driveways, roads, parking, and entryways.

## 3. REFERENCES

These regulations are issued and are applicable in accordance with All Other Applicable Regulations issued by the Management or SCL such as (but not limited to):

- Residences Reservation Regulations
- Residence Owner Reservation Regulations
- SCL Terms and Conditions of Entry
- SCL Terms and Conditions
- <https://www.silverstone.co.uk/terms-and-conditions>
- Residence Owner Privilege Pack

# PART 2 | GENERAL TERMS OF USE

## 4. SECURITY & ACCESS

**4.1** Accreditation, ticketing, and general access requirements as well as routes into the Venue and the Estate may vary from time to time. Guests must comply with the information and direction given by SCL and/or the Management and with the SCL specific terms and conditions. <https://www.silverstone.co.uk/terms-and-conditions>

**4.2** The Estate and its facilities are for the benefit of registered Guests. The Management retains the right to refuse admission or remove from The Estate any person who does not have legal right to be there or acts contrary to these Estate Regulations or All other applicable regulations.

**4.3** Guests must operate the entrance gateway to the Estate in accordance with the Management’s instructions.

**4.4** Guests staying or visiting the residences must be registered prior to arrival. Any additional non-resident Guests must be registered by using the provided booking tools or by notifying the Management in writing.

**4.5** You must ensure that when entering the Estate, Venue, or the Property you do so safely and quietly so as not to cause any disturbance or annoyance to other Guests.

**4.6** Cars, bikes, trailers, or other permitted Property which is left in any designated area is left at the risk of the owner. The Management accept no responsibility for such items.

**4.7** Guests are reminded that entry to restricted areas of the Venue, including but not limited to the track, is prohibited and any such entry could constitute a criminal offence. SCL work closely with authorities to support the prosecution of criminal offences committee at its Venue.

**4.8** Admittance to the Venue is subject to adherence to the rules and regulations of the Venue including all health restrictions imposed and it is the responsibility of all Guest(s) to ensure they can comply with such rules and regulations. Any breach of the rules and regulations may result in SCL refusing admission to the Venue or ejecting Guest(s) or Ticket Holder(s) from the Venue without refund or compensation. Refusal of access to the Venue for breach of these regulations includes services and accommodation booked at Escapade Silverstone also. For the avoidance of doubt this includes expectations set out in the Code of Conduct available here: <https://www.silverstone.co.uk/terms-and-conditions/events-code-conduct>

**4.9** Restriction on Protest. The Company and SCL has a responsibility to protect all attendees at events run at its Venue. By entering the Venue, you are entering private Property operated by Silverstone Circuits Ltd and Silverstone Estates Limited and accordingly we prohibit the right to protest within

our Venue (whether peaceful or not) to safeguard the event and to prevent risk to attendees.

**4.10** The Estate is located within the Venue. SCL operate the Venue and all Guests to the Estate must comply with all SCL rules, regulations, and guidance.

**4.11** Camping on the Estate is prohibited.

## 5. HEALTH & SAFETY

**5.1** Guests must always act in a responsible and sensible manner whilst at the Estate and have due regard to the health and safety of those around them taking notice of the need for diligence about track safety.

**5.2** There are leisure facilities at Escapade available for guest(s) use. Use is at the user’s own risk and the Management makes no warranty or representation as to their fitness for purpose or condition. Any concerns as to the condition of equipment should be raised with the Management.

**5.3** The maximum vehicular speed limit is 5mph on the Estate and 20mph on the Venue and is to be strictly adhered to. Anyone caught driving more than the speed limit will be asked to leave the Estate and/or Venue. This is a strict policy to secure the safety of Guests.

**5.4** All Guests must keep themselves, their Guests and their vehicles off the verges and grass areas. The Management reserves the right to raise charges against Guests should they be found to have caused damage to verge and grass areas.

**5.5** Cycling at the Estate in place of using vehicles is encouraged. Those cycling are required to do so in a responsible manner and to do so at their own risk without any representation that the surfaces upon which they are cycling are suitable for that purpose. There may be specific events where cycling is prohibited for the general safety of others, this will be communicated within the event terms and conditions.

**5.6** Guests are required to obey the hazard signs on the Estate and Venue.

**5.7** Guests are prohibited from entering construction areas and areas designated as private.

**5.8** Guests should always keep to the designated paths and access all freestanding banked viewing areas with caution using steps/path as appropriate.

**5.9** Guests are not permitted to store flammable liquids, including, but not limited to car oil or fuel canisters on the Estate including in the residences, garages, car ports or inside vehicles parked on the Estate.

**5.10** Fixing or testing of vehicles is not permitted on the Estate.

**5.11** MOTOR RACING IS DANGEROUS AND NOISY AND GUESTS ACKNOWLEDGE THAT THEY MAY BE EXPOSED TO POSSIBLE RISK OF PHYSICAL HARM DUE TO THE NATURE OF THE EVENT. SCL, THE MANAGEMENT COMPANY, THE MANAGEMENT, THE SANCTIONING BODIES, THE EVENT ORGANISERS (INCLUDING OFFICIALS, MARSHALS, RESCUE AND MEDICAL STAFF), COMPETITORS AND DRIVERS, (SUCH PARTIES TO INCLUDE WHERE RELEVANT ALL DIRECTORS, OFFICERS, EMPLOYEES, AGENTS, CONTRACTORS AND AFFILIATED COMPANIES) SHALL, TO THE MAXIMUM EXTENT PERMITTED BY LAW, NOT LIABLE FOR ANY LOSS, INJURY OR DAMAGE ("LOSS"), HOWSOEVER CAUSED, TO: - ANY GUESTS (EXCEPT WHERE AND ONLY TO THE EXTENT THAT ANY SUCH LOSS IS CAUSED BY THE NEGLIGENCE OF SEL, SCL ITS EMPLOYEES OR AUTHORISED AGENTS); OR - ANY GUEST PROPERTY.

**5.12** The Venue AND the Estate is subject to compliance with the Road Traffic Act.

### **5.13** Prohibited Items

- Bags over 20 litre capacity
- Glass bottles and glass containers
- Restricted and illegal substances
- Offensive weapons
- Items that are deemed dangerous, offensive, or unsuitable.
- Drones or remote-controlled aircraft
- tep ladders or any similar item which may obstruct another attendees' view.
- Lasers
- Fireworks / pyrotechnics
- Any items which might be subject to ambush marketing
- Smoke canisters
- Barbeques
- Tents and shelters
- Four-wheeled carry carts (does not include those used to carry children but must be empty at the gate)
- Powered scooters (excluding disability scooters) / hover boards.
- Electric cycles
- Sun parasols
- Any item, which in the opinion of SCL Ltd, may be used for the purpose of protest within the Venue, including, but not limited to, flags, clothing, or any other item for the purpose of locking on.

**5.14** The Management further reserves the right to conduct security searches of persons, their residences their belongings to ensure the safety of persons at the Estate and/or event.

**5.15** It is the responsibility of Guests to exercise appropriate caution when dealing with slippery surfaces at the Estate or during winter when dealing with ice or snow. If the surfaces of any roads are unsuitable at any time for driving the cars are to be left in the main parking areas at the entrance to the Estate until they can be driven safely to the Residences. Neither BRDC, SCL nor the Management accepts any liability for keeping footpaths or roadways clear of snow and/or ice but may take steps to improve the condition thereof (without being deemed to hold out the safety of any surface to any person) in the event of adverse weather.

**5.16** Guests and their passengers alike must always act responsibly and with due regard to safety whilst in any Estate or Venue car park (either on foot or whilst driving). SCL and Management reserves the right to refuse admission and/ or eject any person(s) found in breach of these conditions or the conditions of entry to the Silverstone Circuit Venue or the Escapade Estate. SCL and the Management reserves the right to relocate those who have purchased circuit parking or park and ride to an alternative SCL car park / park and ride location if the designated area is unavailable. SCL nor the Management shall be liable for any loss or damage caused if any Venue or Estate car park or park and ride site is unavailable due to reasons beyond SCL's control.

## **6. CONDUCT**

**6.1** Guests at Escapade Silverstone shall, subject to these Regulations, be entitled to use and enjoy (in common with other Guests) the Esc. Clubhouse, Common facilities, amenities, and services therein provided for your use,

**6.2** Guests shall not use the Common facilities for the purposes of any trade, profession, or business or in a manner prejudicial to the Management's interest; or conduct themselves in a manner likely to cause discomfort, inconvenience or annoyance to the other Guests or behave in such a manner as to bring the Management Company into disrepute.

**6.3** Guests must ensure both they and their Guests respect the employees of the Estate and Venue as well as other Guests, and to leave the Common facilities quietly without disturbance to in-house residents.

**6.4** Guests shall always be responsible for the conduct of his, her or their Guests on the Estate and Venue, including the Clubhouse and Common facilities, such that a failure by a guest to comply with these rules relating to the conduct shall be deemed to be a failure by the Guest.

**6.5** Guests who fail to behave in a manner deemed acceptable to the Management may be refused admission, asked to leave, or have their access to the Estate (or parts of it) restricted.

**6.6** Residence Owners who fail to behave in a manner deemed acceptable to the Management may result in their access or privileges on the Estate (or parts of it) restricted.

## **7. DRUGS AND ILLEGAL SUBSTANCES**

**7.1** Guest(s) found in possession of, or to be under the influence of any illegal substance will be asked to vacate the premises and the matter will be reported to the police without exception.

**7.2** Guests found taking, or in possession of, any illegal substance, will be refused access to the Venue and Estate or will be removed without any right of a discount or refund.

## **8. SUSPENSION OR BANNING**

**8.1** If, in the opinion of the Management, a Guest OR their guest(s) is in breach of these Regulations, or whose conduct on the Estate or Venue is prejudicial to the Management Company's

interest or not befitting of a Guest, The Management, may refuse access to the Estate, Clubhouse or Venue.

**8.2** Guests or their Guests who have received a ban or suspension from visiting the Venue or Estate may not enter or use facilities on the Estate as outlined in their banning order.

**8.3** Guests who has been refused access to the Estate or Venue for non-compliance with these Regulations shall have no claim for refund of fees, including pre-booked products or services (subject to their terms and conditions).

**8.4** No guest shall invite anyone onto the Venue or Estate who is a person who has been banned from using the facilities and services or refused entry.

**8.5** The Management may refuse admission to the Estate or Venue any person in its discretion who, in its opinion is not fit to be received, without giving any reason.

**8.6** SCL reserves the right to refuse entry to or remove from the Venue, bearers of tickets and/or passes purchased or received in contravention of these regulations or the Venue's terms and conditions.

### 9. LOST OR STOLEN PROPERTY

**9.1** Any lost Property misplaced or left behind at the Estate that is found will be stored for one month, and thereafter disposed of at the discretion of the Management team.

**9.2** To the fullest extent permitted by law, the Management shall not be responsible for the loss or damage of personal Property. This includes theft, unintentional or intentional damage, fire and flood or terrorist activity.

### 10. DELIVERIES

**10.1** Guests may not collect mail or arrange deliveries to the Estate. Letters, parcels, etc will not be forwarded to a guest's private address. Verbal instructions will not be accepted for the direction of mail. (Small letters or parcels shall be accepted by the concierge where the guest has an accommodation reservation within 14 days of the delivery. Any letters or parcels received without a valid reservation shall be refused).

**10.2** Residence Owners may leave small artifacts with the Management between overnight stays to furnish their properties. These items must be pre-agreed with the Management to ensure suitable storage, security and insurance is available to do so.

**10.3** All deliveries (scheduled or otherwise) to the Venue are subject to time and movement restrictions, which may vary, from event to event. If Guests would like to arrange a delivery during their stay, please ensure it is agreed and approved by the Management and/or the Venue. Neither the Management nor SCL accept responsibility for the delay or non-completion of deliveries.

### 11. ANIMALS

**11.1** All Guests with non-approved animals shall not be allowed into the Venue.

**11.2** Guests who seek approval to bring service animals onto the Estate must be in the possession of the correct licence.

**11.3** Service animals must always bear the contact details of their owners.

**11.4** Service animals must be always kept on its lead when outside of the Residence or Clubhouse.

**11.5** Guests shall be fully responsible for their service animals and are liable without limit for any damage caused.

**11.6** Please do not feed any wild animals or wildfowl on the Estate or Venue.

### 12. FOOD AND DRINK

**12.1** The Estate offers food and drink in the Clubhouse and via residence service within its opening hours. Guests are permitted to bring food and drink from outside of the Estate into their private residences subject to Regulation 5.13 above.

**12.2** Please note that the Management shall not accept any responsibility or liability for the storage, preparation or cooking of food or drink brought from outside of the Estate including consequential health impacts from such food or drink, including, but not limited to food poisoning.

### 13. CHILDREN

**13.1** The Estate is designed to welcome friends and families of all ages. For the safety and enjoyment of all Guests, all minors under 16 (15 and under) must be accompanied by an adult in all Common facilities.

**13.2** Gym access is for adults (16+) only.

**13.3** Time restrictions in Common facilities, including the Clubhouse are in place to enhance the enjoyment for adult Guests.

**13.4** The swimming pool and sauna is available for children from 8am to 6pm daily.

Saunas are generally not recommended for children under the age of 16 because children and teenagers may have difficulty regulating their body temperature, and the intense heat of a sauna can be harmful to them. If you allow children to use the sauna, they should always be supervised by a responsible adult.

**13.5** Regulations to treatments vary, please see the treatment booking terms and conditions.

### 14. PRIVACY

**14.1** Guests are expected to respect the privacy of others on the Estate.

**14.2** CCTV is in operation across the Estate and Venue including inside the Clubhouse.

**14.3** Please do not approach or seek to enter any Property (other than your reserved Residence).

**14.4** Escapade shall at times be home to interesting and unique vehicles on the Estate. Please keep a safe distance from the vehicles and avoid any physical contact without the express permission of the vehicle owner.

**14.5** Guests are not permitted to take any photograph or video recording of other Residences, whether occupied or unoccupied.

**14.6** Except with the express permission of the vehicle owner, Guests are not permitted to take any photograph or video recording of any vehicle on the Estate (it being acknowledged by the Guest that the Estate is private).

**14.7** CCTV and film cameras may be present at the Venue, this includes filming by the police or security team carried out for the security of Guests, and filming and/or photography authorised by Event Organisers or SCL. By making a reservation for a service at Escapade, purchasing a ticket to an Event and/or attending the Estate or Venue, you give your express consent to all such filming and to your actual or simulated likeness being included within any film, photograph, audio and/or audio visual recording (footage), all rights in which will be owned by SCL and/or the Event Organiser (or by any party authorised by SCL or the Event Organiser from time to time). You also agree that any such Footage may be used by SCL and/or the Event Organiser (and by any third party authorised by SCL and/or the Event Organiser from time to time) in any and all media for any purpose at any time throughout the world, including (with the exception of CCTV or security Footage) for commercial purposes, such as merchandising or DVDs, without payment or compensation to you. If you wish to withdraw such consent, please contact the SCL Data Protection Officer ([dataprotectionofficer@silverstone.co.uk](mailto:dataprotectionofficer@silverstone.co.uk)).

**14.8** Information about you and your visits to the Venue. We process information about you in accordance with our Privacy Policy. By using our site, you consent to such processing, and you warrant that all data provided by you is accurate. The SCL Privacy Policy is available [here](#). SCL work with several external organisations (including but not limited to the Police and emergency services) to ensure the safe and secure operation of the Event at the Venue. Pursuant to this, in addition to the personal data SCL collect from you (as more particularly set out in the SCL Privacy Policy), some of the external organisations may collect personal data of Ticket Holders through different means which, in relation to the Police, may include using body worn cameras or live facial recognition software. Each external organisation will process personal data in accordance with their own privacy policy and any other information they provide as part of collecting any such data.

**14.9** Guests should be aware that CCTV is used throughout the Estate, in line with the information commissioner's office's code of best practice.

## 15. BRAND IP & LICENCING

No person may use the name of the Event or part thereof (nor any abbreviation or foreign language version thereof) nor

any logo or graphic device of or relating to the Event for any commercial purpose whatsoever without the prior written consent of SCL and/or the Event Organiser first being obtained, exercisable in SCL and/or the Event Organisers discretion. SCL is the sole owner of the Venue Logos and all copyright, trademarks (whether registered or unregistered) and other intellectual Property rights and goodwill associated with the Venue are owned by SCL. All rights reserved.

## 16. PHOTOGRAPHY & VIDEOGRAPHY

**16.1** Photography and videography is permitted throughout the Clubhouse unless notified otherwise. There are dates and times where there are exclusive events happening around the Venue where the circuit are subject to privacy and non-disclosure agreements. At these times Guests are welcome to enjoy viewing of the activity from the Estate, however, all Guests will be asked to refrain from photography or videography.

**16.2** Guests may encounter someone they recognise, and we ask that you respect the privacy, comfort, and enjoyment of all fellow Guests and always and refrain from requesting photos.

**16.3** The use of drones or similar equipment, for any reason, is prohibited on or near the circuit without express permission.

**16.4** Ticket Holders must not make, create, store, record or transmit any kind of sound recording, visual footage, or audio-visual footage ("Recording"), or store, record or transmit any information or other data, including official timing, results, performance, telemetry, weather, or race control data ("Data") of, at or in relation to the Event. It is forbidden to take into the Venue any equipment that may enable you to do the acts. Personal electronic devices (including still image cameras, mobile telephones, and other personal communications devices) are permitted within the Venue, unless otherwise advised, provided that any Recording, Data, and any image, including photographic images, and any still pictures derived or capable of being derived from a Recording ("Image") of the Event that is recorded, stored and/or created thereon is used solely for personal and private non-commercial purposes. As a condition of entry to the Event you agree that (a) the use of any such Recording, Data or Image, for any form of public advertisement or display, or for profit or commercial gain or for any other purposes including without limit for display on any internet site (except the private enjoyment of the person making or storing the Recording, Data or Image) without the prior written consent of the Event Organiser and/or SCL is strictly forbidden and will constitute a breach of these terms and conditions for which you may be liable; (b) on request by SCL or the Event Organiser you shall assign to the Event Organiser and/or SCL in writing the copyright and all other intellectual Property in any Image or Recording you create, make, store or record of, at, or in relation to the Event; (c) you consent to the use by the Event Organiser and/or SCL (and by any third party authorised by the Event Organiser and/or SCL from time to time) for the purposes of or in connection with any publication, exhibition or broadcast (including any advertising or promotional literature, campaign or material) in any media worldwide, in perpetuity and on a royalty-free basis, and approved by the Event Organiser and/or SCL of any still or moving picture images taken at the Event where such image includes any image of you, your voice or your likeness and you waive any and all of your

personality and privacy rights to the extent necessary to permit such use; and (d) transfer any profits made on such a Recording, Data or Image to the Event Organiser and/or SCL as requested.

### 17. SMOKING & VAPING

Smoking is prohibited in all enclosed buildings on the Estate including the Clubhouse, residences and any erected outbuildings or marquees. Designated smoking areas will be provided around the Estate.

### 18. USE OF GLASS OUTDOORS

**18.1** To reduce the risk of harm or injury over selected events, the use of glass or sealed containers is prohibited in all outdoor areas where there is risk of them falling onto the passing public OR such items being thrown towards the track. Guests will be provided with decanted beverages or will be asked to decant them when taking them outdoors.

**18.2** In the event that a guest fails to comply with Regulation

**18.1** and causes injury to a person or damage to Property, the Guest shall be fully responsible for any such injury or damage and liable for any such loss, costs or expenses arising from such actions. Each Guest fully releases the Management company, the landowner, and any members of the landowner's group of companies from any responsibility or liability arising from any failure of a Guest to comply with Regulation 20.1

### 19. GADGETS

**19.1** The use of mobile phones is permitted throughout the Estate and Common facilities, but all Guests should keep their phone calls discreet and be mindful of other Guests using the common spaces.

**19.2** Personal audio equipment may be used, provided they are not audible to other Guests.

**19.3** The Management reserves the right to amend or implement other rules, restrictions and timings relating to personal device usage, including laptops, to ensure the Common facilities are enjoyable for all.

### 20. GAMING

No betting, wagering, game with dice or gaming shall take place on the Estate premises, nor shall any game of hazard or chance be played other than normal stakes.

### 21. TRADING

Only official merchandising and approved Trade Stands are on sale inside the Venue and Estate. No unauthorised trading is permitted within the Venue or Estate, in any official car parking facility or any other land owned or operated by SCL or the Management Company.

### 22. USE OF THE ESTATE NAME AND ADDRESS

**22.1** The name and address of the Estate shall not be given

by a guest as their address for the purpose of identification in connection with legal proceedings or in any advertisement, prospectus, business circular or other commercial document, and Guests may not give the Clubhouse a business reference.

**22.2** The Management shall retain the exclusive right to use and licence the use of the name of the Clubhouse and its amenities. Residence ownership does not grant any Guests any right to use any such name.

### 23. WATER & WASTE

**23.1** Guests are reminded that that no dirt, rubbish, rags, sanitary material, plastics, latex (or similar), refuse or the like may be disposed into sinks, showers lavatories cisterns waste or soil pipes of the Property. Cooking fat and oil must not be discarded down drains, it must be left to cool and placed in a sealed container within the household waste.

**23.2** Details of managing household refuse will be provided in the Residences. Only household waste and recycling only be placed within the bin stores provided for the Residences (other than general purpose litter bins) and must not be left on any open area. Recycling facilities, where available, must be used in accordance with instructions issued by the Management Company.

**23.3** The Estate is aiming to reduce its waste production and as a result ask Guests to be mindful of their waste production and recycle where they can.

**23.4** As a sensitive environmental area, littering of any kind is not permitted. Anyone caught littering will be asked to leave the Estate and forfeit any pre-paid accommodation costs.

**23.5** it is prohibited to discard other waste such as car parts, tyres, fuel canisters on the Estate.

### 24. NOISE & MUSIC

**24.1** No amplified music may be played by Guests on the Estate at any time.

**24.2** In the interest of all guests enjoying the Estate, may we remind you that noise and light pollution travels across neighbouring properties where there may be residents, guests and small children retiring.

**24.3** All Guests must ensure that when entering the Estate and the Residence they do so quietly so as not to cause any disturbance or annoyance to adjoin occupiers.

**24.4** Particular care must be taken between the hours of 10.00 pm and 8.00 am and consideration should be given to your fellow neighbours. If security or another member of Estate staff receive complaints due to noise it will be considered a breach of the terms of Guests Booking Regulations.

**24.5** Be aware that the areas around other Residences are private, do not walk around Residences, or borrow/use equipment belonging to other properties.



**24.6** The SCL track normally operates between 09:00 and 17:00 7 days per week. Due to the nature of the Venue, it must be expected that from time to time, the circuit shall operate prior to and post these times.

**24.7** Noise levels may be very loud within the Venue. Guests are advised to bring and wear hearing protection during races and live concerts (if any) to reduce the risk of hearing damage.

### 25. CARS & VEHICLES

**25.1** All Guests must provide vehicle registration plate details of all cars/vehicles to The Management Company via the Residence booking process prior to arrival at the Estate.

**25.2** Due to the restricted access to the Estate, only cars and motorbikes will be permitted access to the Estate. Should your group be travelling by bus or coach, OR if you intend on bringing a trailer to transport your race vehicle, please speak with the Management to assist prior to arrival.

#### 25.3 Residence Parking

Each Property has either one or two dedicated car parking spaces adjacent to or underneath the Property. The number of spaces allocated to each residence will be communicated as part of the reservation. Should Guests require more parking on the Estate please park at the designated overflow parking area outside of the Clubhouse. The Management will be able to assist with parking information. All parking bays are sign posted with your Residence number.

#### 25.4 Clubhouse Parking

The Estate has additional parking spaces located conveniently outside the Clubhouse. These spaces are exclusively reserved for Guest(s) staying overnight and/or using the Clubhouse facilities.

#### 25.5 Accessible Parking Spaces

Accessible parking spaces are provided at accessible Residences and in the Clubhouse parking area. Accessible bays in the main car park are marked and are located close to the Clubhouse entrance to accommodate those with mobility challenges.

#### 25.6 Electric Charging Points

We offer electric charging points within our parking area as well as in all residence parking bays. Charges may apply.

#### 25.7 Parking Regulations

To ensure the smooth flow of traffic and the safety of all Guest(s), please adhere to the following parking regulations:

**25.7.1** Park only in designated parking spaces.

**25.7.2** Do not block or obstruct access to accessible parking spaces.

**25.7.3** Use electric charging points responsibly and move your vehicle once charging is complete.

**25.7.4** Follow all posted parking signs and instructions from our staff.

**25.7.5** Double parking and parking in non-designated areas are prohibited.

**25.7.6** Parking and Garages at Escapade are for residential purposes only. No fixing of cars or testing of cars is permitted at any time.

**25.7.7** We appreciate many vehicles brought onto the Estate may be for race purposes, please refrain from revving engines or causing excessive noise from vehicles whilst on the Estate.

#### 25.7.8 Oil Spillage & Cleaning Charges

Spillage of oil or fuel on the Estate will be subject to cleaning charges being applied. The tariff of these charges shall be provided by the Management following an inspection.

#### 25.7.9 Height, Width and Depth Restrictions

Please ensure you comply with all height, width and depth signage and information provided by the Management on the Estate.

#### 25.7.10 Road Gradients

All road surfaces at the Estate have been designed with race and track cars in mind. It is the Guest's personal responsibility to visibly inspect the suitability of the parking area for their vehicle and the Management Company/Management accept no responsibility or liability for damage arising from the misjudgement of the Guest.

#### 25.7.11 Liability

The Management, SCL and the Management Company shall not be held responsible for any theft, damage, or loss of Property that occurs within the parking area.

Users are solely responsible for their vehicles and belongings.

#### 25.7.12 Enforcement

Escapade Silverstone reserves the right to enforce these parking regulations. Failure to comply may result in parking privileges being revoked and/or fines imposed.

#### 25.7.13 Reporting Issues

If you encounter any issues related to parking or have concerns about accessibility, please inform our staff promptly so that we can address them accordingly.

#### 25.8 Refuelling

The Venue has a dedicated petrol station located in the National Paddock. Guests are welcome to use the refuelling station at the displayed tariffs.



**25.9 Bicycles**

Escapade Silverstone is not responsible for bicycle maintenance or repairs.

**25.9.1 General Bicycle Use**

If you encounter any issues or have safety concerns while cycling on our premises, please report them immediately to our staff.

Bicycles are permitted for use within Estate. Please be mindful of pedestrians and other cyclists.

**25.9.2 Safety Precautions**

**25.9.3 Liability**

The safety of all cyclists and Guest(s) is of paramount importance. Please adhere to the following safety precautions: Wear appropriate safety gear, including helmets, gloves, and any other necessary protective equipment.

The Management, SCL and the Management Company shall not be held liable for any accidents, injuries, or damage that occurs while using bicycles on the premises. All cyclists use our facilities at their own risk.

Abide by speed limits and yield to other cyclists or pedestrians. Be aware of your surroundings, especially in shared spaces. Avoid reckless riding or manoeuvres that may endanger yourself or others.

**25.9.4 Age Restrictions**

If you bring your own bicycle, please ensure it is in good working condition.

Children and teenagers under the age of 16 must be supervised by an adult while cycling on the premises. Certain track use may have age restrictions, and parental consent may be required.

# PART 3 | ESC. CLUBHOUSE

**26. CLUBHOUSE GENERAL**

**26.1 General information**

the Management. Any amendments shall be communicated to Guest(s) at the earliest opportunity.

The Clubhouse comprises of (1) Concierge Area, (2) Restaurant + Bar, (3) multi-use meeting rooms, (4) Wellness area with Treatment Rooms, Gym, Swimming Pool, Sauna, and Changing Rooms, (5) Roof Terrace.

Management has full discretion to impose access restrictions for types of users at various times of day.

The Clubhouse is to provide social and recreational facilities to Guest(s) individually and collectively.

The Clubhouse may be subject to temporary or seasonal closure as may be required by any appropriate regulatory authority or Management.

All facilities, services and benefits are offered in accordance with these Regulations and may vary from time to time, and at the Management Company's discretion.

**CONCIERGE**

Concierge Services: 24 hours  
Concierge Lobby: 24 hours

All the above areas, amenities, and services within are subject to change at the Management and/or Management Company's discretion.

**WELLNESS**

Gym: 24 hours  
Swimming Pool: 07:00 – 21:00  
Changing Facilities: 07:00 – 21:00  
Sauna: 07:00 – 21:00  
Treatment rooms 08:00 – 20:00

The Clubhouse is owned by the BRDC and is operated by the Management Company which is made up of Management and staff as elected by the Management Company.

**FOOD AND DRINK**

**Restaurant:**

	Monday- Friday	Saturday- Sunday
Breakfast	7:00 – 9:30	7:00 – 10:00
Brunch	N/A	11:00 - 15:00
Lunch	12:00 – 15:00	N/A
Dinner	18:00 – 21:00	18:00 – 21:00

**26.2 Hours of Operations**

Access and use of the Clubhouse services, amenities and facilities are subject to the Clubhouse opening hours and a held reservation. Reservations are subject to availability and hours of operation are subject to change at the discretion of

**Bar:**

Thursday- Saturday	Sunday- Wednesday
11:00 – 00:00	11:00 - 23:00

Residence Service: 07:00 -23:00

Roof Terrace: 07:00 – 19:00

**26.3 Access**

**26.3.1** Guest(s) shall be provided with the use of the Clubhouse and are subject to the Regulations outlined in these Regulations and all other applicable Regulations, terms, and conditions.

**26.3.2** Guest(s) must always hold a reservation to use the facilities, either by having a Residence reservation OR a Clubhouse reservation by using the supplied Reservation tools via the Escapade Silverstone website or Guest App. Reservations are subject to availability.

**26.3.3** The Management reserves the right to, without notice, close any spaces as required from time to time to Guests and Residence Owners, for reasons including, but not limited to; repairs and maintenance, commercialisation, private events, hospitality, or event mobilisation/demobilization.

**26.4 Guests with a Residence Reservation**

**26.4.1** Where a Residence has been reserved, all registered Guests shall be provided with access to the Clubhouse and, except as provided for in 26.4.2 below, are subject to a “clubhouse access fee” which will be included in the overall fee for the reservation of your residence.

**26.4.2** Where Residence Owners have reserved their Residence in accordance with the Residence Owner Reservations Regulations, Owners and their Guests are exempt from the “clubhouse access fee”.

**26.4.3** Access to the Clubhouse facilities for Guests with a Reservation is from 12pm on the day of arrival until 12pm on the day of departure. Use of the Clubhouse facilities may be subject to a Reservation being required.

**26.5 Guests without a Residence Reservation**

**26.5.1** Where accommodation has not been reserved, Guest(s) shall be provided the opportunity to reserve paid services within the Clubhouse (subject to availability) via the provided booking tools on the Escapade Silverstone Website and Guest App. Such reservations are subject to these Regulations and All other applicable Regulations, terms, and conditions.

**27. WELLNESS**

**27.1 General**

**27.1.1** For the safety of Guest(s) and other users, it is essential that all wellness area users are fully aware of all the rules and Regulations contained in the Estate Regulations as well as all safety guidance provided.

**27.1.2** Access to the wellness area is restricted and access

keys will be required each time a person uses the gym and wellness areas. It is essential that anyone under the age of 16 is not given a key to access as the area requires supervision by an adult.

**27.1.3** Regulation of this facility will also be affected by (but not limited to) health and safety policies and guidance from time to time. All users are required to comply with any notices relating thereto which may be displayed.

**27.1.4** In case of an emergency there are emergency phones or safety cords provided in unsupervised areas of the Clubhouse. The Management can be reached with this phone. There are alarm panels also present. If any alarms are activated the relevant area where assistance is required is indicated by these panels.

**27.1.5** In the event of a fire alarm, please evacuate the building and await instruction of the Management before re-entering the building.

**27.2 Physical fitness and mental health**

**27.2.1** Guests shall use the Common facilities, including the fitness and wellness facilities at their own risk.

**27.2.2** By using the Clubhouse facilities, each Guest warrants that they:

- (a) confirm that they know of no medical or physical reason they would not be capable of performing the physical activity in which they choose to participate at the Clubhouse. They acknowledge their responsibility in communicating to a staff member, prior to commencing activity, any physical and/or mental concerns affecting them which could conflict with participation in their chosen gym or wellness activities;
- (b) understand the instructions for using the equipment located at the Clubhouse;
- (c) assume all risks of injuries associated with the use of the Clubhouse and its facilities including, but not limited to falls, contact with other participants, exercises and techniques taught to them by trainers employed by or providing services to the Clubhouse and all other risks being know and appreciated by them;
- (d) have obtained prior medical authorisation to do so or confirm that they are not in need of such medical advice; and
- (e) are aware there is no lifeguard on duty at the swimming pool. Guests swim at their own risk and acknowledge that swimming while intoxicated or under the influence of illegal substances is not permitted and may result in the Guests being required to leave.

**27.3 Changing Rooms**

**27.3.1** All changing rooms are equipped with lockers. These lockers are lockable, please follow instructions provided.

**27.3.2** Replacement keys are available upon request and may be chargeable.

**27.3.3** Towels, robes and slippers shall be provided for your use within the wellness area and must be returned by using the towel drops or designated areas provided. The removal of towels and bathrobes from this area is prohibited and is subject to a fee being charged.

### 27.4 Swimming Pool

**27.4.1** Guests must shower before entering the pool area using the showers in the changing rooms OR the pool area.

**27.4.2** The pool is 15 metres in length, 5m in width and has an even depth of 1.4m. The swimming pool is NOT supervised by a lifeguard at any time so for health and safety reasons children under the age of 16 must not be allowed into the pool unattended.

**27.4.3** Access to the pool area is restricted to in-house Guests, Residence Owners and Guests who have a paid wellness reservation. The Management may from time-to-time request verbal identification to maintain exclusivity.

**27.4.4** No Diving – the pool has a depth of 1.4m and the risk of injury is high.

**27.4.5** No Running in the pool area, the area is slippery, and the risk of slipping is high.

**27.4.6** To avoid contamination of the pool and for hygiene of the area, no eating or drinking in the pool area is allowed.

**27.4.7** Please do not enter the wellness area just after eating or when under the influence of alcohol.

**27.4.8** For the privacy of our Guests, personal camera equipment is not permitted in the pool area or changing rooms.

**27.4.9** Please be considerate of other Guests by keeping noise to a minimum.

**27.4.10** Appropriate swim wear must be worn buy all pool users including infants.

**27.4.11** Body oils or creams (suntan, baby oil, etc.) are prohibited in the wet areas.

**27.4.12** Please note that access restrictions and opening times may fluctuate depending on usage, the time of year and according to appropriate Management of the facilities available.

### 27.5 Sauna

Please note the following additional sauna rules:

- As a general guide please do not use the sauna for longer than 20 minutes every one 1 hour.
- This is for your own health and taken from recognised guidelines for sauna use.
- Please do not use the water from the pool in the sauna.

- Please do not touch the sauna stove.
- Please do not use anything other than the ladle provided to pour water onto the stove.
- Please do not use the sauna directly after eating or under the influence of alcohol.
- Please shower before and after using the sauna
- Please consult your GP if you are unsure as to whether you should use the facilities.

### 27.6 Gym

**27.6.1** The gym is for the exclusive use of in-house Guests, Residence Owners and Guests with a personal training reservation.

**27.6.2** If you have any questions about the equipment or find anything that is damaged the user must let a member of staff know.

**27.6.3** Please note the following additional gym rules:

- No food is allowed in the gym at any time.
- Please do not drop the free weights from height.
- Please cover mats and benches with the towels provided when working out.
- Please wear appropriate gym clothing and footwear
- Please wipe down equipment using the towels and wipes provided after each use.
- Please return all equipment to its correct place after use
- Please refrain from indulging in any noisy activities that may distract other gym users.
- Please do not use the gym when under the influence of alcohol.
- Please do seek medical advice before using this equipment if you have any medical conditions.

## 28. EXTERNAL EXERCISE

**28.1** Physical exercise is permitted and encouraged outside of the designated gym areas including running, cycling and other classes and activities.

**28.2** There is strictly NO ACCESS to the Silverstone track, grandstands or other areas of the Estate or the Venue without express permission or unless you are booked as part of an Escapade guided running or cycling event.

**28.2** outdoor exercise must not be performed in such a way which damages plants, buildings, or animal habitats at the Estate.

**28.3** Ball games on the Estate are prohibited.

## 29. RESTAURANT AND BAR

**29.1** The restaurant and bar is available for in-house Guests and Residence Owners. From time to time, the dining room will be available to reserve for external Guests, subject to availability.

**29.2** Table reservations may be required for in-house Guests and Residence Owners during peak periods and will be subject to availability.

**29.3** Table Availability: The Management cannot guarantee that a table reservation will be available during your stay, particularly at

your preferred time. All efforts shall be made by Management to accommodate in-house Guests and Residence Owners.

**29.4** Reservations: To make a reservation, Residence Owners and Guests should use the dining room Reservation tool provided on the Escapade Website or Guest App.

**29.5** At peak times, table reservations may be subject to a time limit which shall be notified at the time of reservation.

**29.6** Reservations shall be held up to 15 minutes from the Reservation time, at which point, table reservations may be cancelled.

**29.7** For table cancellations, including no-shows and late arrival, a cancellation fee may be applied.

**29.8** Please respect that no food or drink brought from outside is permitted in the Clubhouse except for baby food. Guests may request in advance and in writing for specific exceptions, (i.e celebrations) in such regard, the Management shall grant permission in writing and a non-negotiable plating and/or corkage fee will be charged.

### **29.9 Group Reservations:**

**29.9.1** Reservations for 8 Guests or more are considered to be a group.

**29.9.2** Group reservations may require advanced notice.

**29.9.3** A reservation fee or deposit may be required.

**29.9.4** Group reservations may require advance notice.

**29.9.5** For larger groups, a set group menu may be provided, or a pre-order may be required.

**29.9.6** Longer cancellation policies may apply for group reservations.

**29.9.7** The dining room cannot be reconfigured to accommodate larger groups. Groups will be offered tables in the original restaurant layout.

### **29.10 Private Dining**

A private dining room is available for up to 10 Guests. Should you wish to reserve the PDR, please make a reservation enquiry via the restaurant Reservation tool on the website or Guest app.

### **29.11 Special Events**

The dining room may at times, be host for special events, which could affect regular availability and may be chargeable. Advance notice of such events will be provided to Guests with accommodation reservations and Residence Owners. Alternative arrangements may be provided.

### **29.12 Dress Code**

We encourage Guests to follow a smart yet casual dress code and to dress appropriately for the occasion and time of year. Teamwear is permitted unless stated otherwise.

**29.13** Children must be always supervised in the restaurant and bar area and particular care must be taken supervising them when the fireplace is on because the glass screen to the fire will be hot to touch when the fire is being operated.

## **30. MEETING ROOMS**

A meeting room is available for up to 20 Guests. Reservations, details and prices are available by writing to [reservations@escapade.silverstone.co.uk](mailto:reservations@escapade.silverstone.co.uk)

## **31. ROOF TERRACE**

**31.1** The roof terrace is available for all Guests to view activities on the circuit.

**31.2** Children under the age of 16 are not permitted to access the roof terrace without supervision from an adult.

**31.3** The roof terrace is available for private hire and therefore, may be closed to Guests from time to time.

# **PART 4 | EVENTS**

## **32. KEY EVENTS**

**32.1** During selected ticketed events, the Escapade Estate shall be operated as a private enclosure and all guests shall require an "Escapade Enclosure Ticket" to enter. The Escapade Enclosure ticket is separate from a General Admission ticket and shall only be assigned to guests with a General Admission event ticket and a valid reservation at Escapade. Valid reservations include an overnight residence reservation or hospitality reservation.

**32.2** During selected key events, the Clubhouse may have its day-to-day use altered to accommodate hospitality. In the event the Clubhouse is used for this purpose, all reserved Guests, including Residence Owners must hold a valid hospitality package and the required event accreditation to enter.

**32.3** Event listings and dates are subject to change. Where a change occurs to listed events, The Management reserve the right to cancel and/or reschedule all bookings or events without penalty or liability.

### 33. HOSTED EVENTS

**33.1** The Management aims to provide Guests and Residence Owners with a series of pre-programmed events throughout the year. Capacity for such events may be limited and the Management, at its discretion, may charge an additional fee to attend.

**33.2** Guests, may, by prior arrangement and agreement with the Management, hold private parties in designated areas of the Estate.

**33.3** The Management may close parts of or the entirety of the Clubhouse, Properties or Common Facilities on the Estate for a private party or hospitality (paid or otherwise) for any period they deem fit. No Guest or Residence Owner shall be entitled to a refund or compensation in the event of such closing.

**33.4** Each event will be subject to its own terms and conditions, which will be communicated as part of the event communication and/or at the reservation stage.

### 34. MARQUEES AND ADDITIONAL OUTBUILDINGS

From time to time, including over major events, the Management may add outbuildings, (for example, a hospitality marquee) where services and products may be offered at an additional cost or may be used for private hospitality. Use of outbuildings or structures may fall outside of Guest or residence owner usage rights.

### 35. EVENT TERMS AND CONDITIONS

All Terms and Conditions related to Silverstone events can be found [HERE](#).

## PART 5 | FEES, CHARGES AND PAYMENTS

### 36. CLUBHOUSE ACCESS FEE (CAF)

**36.1** As set out in regulation 26.4, a clubhouse access fee maybe charged for access to the Clubhouse.

**36.2** The CAF is compulsory and not refundable.

**36.3** The CAF may vary and shall be reviewed on a regular basis and may be amended from time to time.

### 37. SPECIAL EVENTS

Ticketed Special Events shall be held from time to time on the Escapade Estate including within the Clubhouse. The Management reserves the right to charge Guests and Residence Owners for special ticketed events held on the Estate, including the Clubhouse.

### 38. CANCELLATIONS

All reservations, including residences, dining, treatment, and training are subject to cancellation fees being applied. Please refer to the cancellation policy at the point of reservation.

### 39. NO-SHOWS

In the event Guests fail to show for their reservation, a no-show charge shall apply. No-show charges vary depending on the residence rate type OR the Clubhouse service reserved. Please refer to the specific terms provided at the point of reservation.

### 40. EARLY CHECK OUTS

Guests checking out of their residence before their scheduled departure date may be subject to an early departure fee.

### 41. LATE CHECK OUTS

Late Check Outs are subject to availability and a late check out fee. Should Guests require to guarantee an early check in or late

check out, a reservation must be made for an additional night.

### 42. EXTRA PERSON CHARGES

All residence rates are based on double occupancy per bedroom reserved. Guests may incur charges for additional Guests. Extra beds are not available and baby cots are provided complimentary with a maximum of one cot per bedroom.

### 43. PAYMENTS

**43.1** Payment types accepted include all major credit and debit cards such as Mastercard, Visa, American Express. Where a pre-authorisation has been taken for incidentals, in-house Guests may charge to their room account.

**43.2** All bills incurred in the Clubhouse must be settled on the same day before the Guest leaves the Property.

**43.3** Guests must provide a credit card on file so that charges incurred can be settled in a timely fashion.

**43.4** Guests must pay for all products and services used inside and outside of a reservation upon departure. For event purchases outside of accommodation, these must be paid for at the time of purchase or as stated at the reservation stage.

### 44. CHARGES AND OTHER FEES

**44.1 Losses due to negligence.** Guests are financially responsible for any losses incurred by the hotel due to their negligence or wilful misconduct, including but not limited to damage to hotel Property, theft, or disruption of hotel operations.

**44.2 Accidental Damages.** In the event of accidental damage, Guests are required to report it immediately to hotel staff. Charges for accidental damages will be assessed based on the extent of the damage and the cost of repair or replacement.