

NEW CAIRO FOR REAL-ESTATE INVESTMENTS CO.

KATAMEYA DUNES GOLF & SOCIAL CLUB

Appendix (A) Additional Rules & Regulations to GOLFING club members.

[[Last updated on January 1st, 2026]]

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Membership Package

Golf Club Membership consists of the following facilities:

- 27 Championship Holes designed by Sir Nick Faldo & Schmidt/Curley
- 300 yards Double sided Driving Range.
- EPGA Managed Golf Academy.
- Practice Facilities (multi short game practice areas).
- Male & Female Changing/locker Rooms (Exclusive to club members & golfing guests only).
- Central point of sale to the club services & products (PROSHOP).
- Golfers Bar and Lounge (Dunes Bar, managed by WESTIN)
- Electric golf Carts & Pull trolleys.
- High & mid quality Rental sets for adults & juniors.
- Bag Storage Facility.
- Underground Parking

Dress Code of Conduct

1.1 Rules & Regulations

The dress code applies to all areas of club grounds, including clubhouse, golf courses, practice areas and parking lots.

Members, privilege holders, families and guests must use the locker rooms to change shoes and other attire.

Golfers are asked to wear golf shoes that have plastic cleats or soft spikes that do less damage to the green (can be changed in the pro-shop).

ALL Players are expected to wear an acceptable standard of golfing attire when on the golf premises.

The following items are always unacceptable:

- Denim Jeans and Jackets
- Sleeveless or collarless shirts
- Untailored shorts and cargo shorts
- Sweaters without shirts
- Garments displaying slogans.
- Track or Leisure Suits
- Sandals/Trainers
- Scruffy or Torn clothing
- Swimming Suits.

Golf hats may NOT be worn anywhere in the clubhouse. Hats are to be worn with the brim facing forward.

Sports socks/Knee Height socks should be worn with tailored shorts.

The club reserves the right to refuse access to the clubhouse or course to anyone dressed inappropriately.

Members Operational Procedures

2.1 Member/Guest Policy

Members of the golf club will be only allowed to introduce 3 guests at any one time. If any guest whose application for membership had been refused, they will be unable to be introduced by the member.

The member must SIGN IN the guest at front desk stating their name and address in the required book.

The member MUST take full responsibility for the guest and comply with the club rules and regulations.

Handicap certificate and proof of club membership will be required.

All children on the premises must be always supervised.

2.2 Reservation Policy

Golf must be pre-booked for members five days in advance and can be reserved via telephone, e-mail or in person. It is highly recommended to guarantee tee-times in advance specially during weekends & Holidays.

Reservations made by members for weekends and public holidays that include non-members will only be accepted three days in advance and will only be for Tee Times after 12:00 pm.

Only members will be allowed to reserve Tee Times on weekends and public holidays from 7 am. To 12:00 pm. for both competition days and casual play. Guests of members will only be allowed to reserve Tee Times after 12:00 pm. only on non-competition days.

Members are not permitted to block book large sections of the day unless permitted by the club management. Members are not permitted to use false names in reservations; this will lead to suspension.

Reservation policy will be strictly adhered to, so golfers will not be allowed to tee off outside their set time.

2.3 Cancellation policy

If Pro-shop is not contacted 48 hours or more before tee-time the player will be charged the specified amount, exceptional circumstances are acceptable but will be at the discretion of the management on dealing with the problem. If the problem continues, the management has the right to remove booking privileges.

2.4 Handicap

Official handicap certificate is required when playing the golf course. Every golfer must be affiliated to a golf club. **Maximum handicap allowance is 36 for Men and 45 for Ladies.**

Management reserves the right to refuse any golfer who they feel is unfit for the play on the golf course.

2.5 Tee times

Members/guests must be on time for the requested tee-time. If late, the member will be charged the full green fee and will be under the control of the management to see if a new tee-time can be made.

Play is not permitted on the course before 7am. Unless permitted by management. Any golfer playing before this time will be asked to leave the premises.

Management reserves the right to change the start time when necessary.

Flights will go off in 4 balls. (1-2 balls may be paired up), with an interval of 10 minutes.

All golfers must have their OWN golf clubs and are NOT permitted to share clubs. Rental Clubs are available – Contact pro-shop for details.

No golfer can play unless they have signed in at the required location and a receipt will be given upon payment. The golfer must present the receipt to the starter.

Management reserves the right to refuse play to any spectator/golfer who they feel does not comply with the company policies and procedures. The club have full control of allocation of tee times and events at Katameya Dunes golf courses.

2.6 Competitions

Member's competition will run on a regular basis as shown on the fixture list.

Management reserves the right to change the fixture list as they see fit.

Each individual member will have to book their own tee-time for the competition (via phone, e-mail or in person) It is prohibited to block booking tee times for large groups unless approved by the club management.

Cost per competition: Green fee rate + buggy rate (if taken) + competition fee.
(Unless a full golf package has been purchased – then only the competition fee is applicable.)

Fees must be paid before the play begins. Any member who has not paid will be disqualified from the competition.

Competitions will go out in 3-4 balls so groups may be paired up. Two balls are prohibited.

Tee sheets: Open 5 days before competition. Some competitions may be opened earlier but check notice board or website for details.

Competition tee:

Gold: Men

Red: Ladies

(This may vary depending on competition being played)

Any golfer breaking any rules will be automatically disqualified from the competition.

Correct dress code must be adhered to. If the management feels the golfer is not dressed, accordingly they may remove the golfer from the competition.

The management's decision is final on the outcome of events and disagreement of this will not be tolerated. Management reserves the right to open or close the golf course as they see fit.

Management reserves the right to refuse to play with any member/guest who they feel does not comply with company's policy and procedures.

2.7 Caddies/Buggies

2.7.1 Caddies

Katameya Dunes Golf & Social Club provides highly trained caddies to aid golfers around the course for a set rate. Pre-booking via telephone, e-mail or in person is advisable due to our limited numbers. Proshop is the only authorized department to book caddies. Direct bookings with caddies will not be honored.

No other caddies are allowed on the golf course unless permitted by management.

If the golfer feels the caddie did a good job, a tip can be given but is not necessary.

Caddies are not allowed to play with members or guests unless permitted by management.

Any issues with the caddies please make the supervisor in charge aware of this.

2.7.2 Buggies

Katameya Dunes Golf & Social club holds a fleet of 80 buggies (electric golf carts) available to hire at a set rate. Pre-booking via telephone, e-mail or in person is recommended. Contact the pro-shop for details.

Anyone who does not pre-book cannot be guaranteed a golf buggy on the day of play.

Golfers must present a member's card or receipt to the Supervisor in charge before taking golf buggies from the staging area. Buggy rules and regulations must be followed.

Management reserves the right to refuse the use of a golf buggy to anyone that does not comply with the rules and regulations.

2.8 Chauffeurs

Any chauffeur entering the facility must stay in the allocated area at ALL times when clients are on the premises. Location: Drivers room located at the parking lot.

Any chauffeur that does not comply with the rules and regulations may be asked to leave the premises or return to the staff area. The members/guests take full responsibility for the behavior and action of the chauffeur.

Management reserves the right to re-locate chauffeurs and vehicles at any time if spaces are needed in the parking area.

Management reserves the right to refuse entrance to any chauffeur who they feel does not comply with the company policies and procedures.

Junior Membership

3.1 Rules & Regulations:

Juniors are any individual whose age is 7 to 18 years old. Purchasing Junior membership is only permitted for juniors above 12 years old and must be signed for by their parents.

3.1.1 Juniors without a handicap aged (7 to 18 years old) are **not** permitted to play on the 27 championship holes but are able to have use of the driving range at the set rate under the guidance of the Golf Professional or parents/guardian.

When on the driving range juniors without an official handicap must hit off the matted area and must be always supervised by an adult. Any unsupervised children will be refused access to the golf club's facilities and parents/guardians will be contacted.

3.1.2 Juniors with an official handicap aged (7 to 16 years old) are permitted to play the course but **must** be accompanied by an adult; an exception will be made on junior competition days. Juniors above 16 years with an official handicap are permitted to play the golf course or use the practice facilities without direct supervision.

All juniors must be signed in by the adult before playing. Junior Members are not allowed to play before 12am on weekends/holidays except in designated competitions/matches.

Junior Members are not allowed to play in Senior Competitions and can only enter junior competition as per fixture list, unless approved by management.

Juniors under 16 are not allowed to hire/drive the golf buggies.

Juniors are not permitted to sit around pro-shop/locker rooms/lounge/driving range unattended. Must be always supervised.

Juniors are forbidden to consume alcohol on the premises. Proof of age may be requested by staff from time to time.

The management reserves the right to refuse any junior play on the golf course or facilities if they feel they do not comply with the company's policies and procedures.

Member's Guests

4.1 Rules & Regulations

Members who wish to introduce a guest to play golf will be required to pay a green fee at the specific location. All guests must be signed in before play. The Guest must be a member of a golf club and provide a playing handicap certificate. The member takes full responsibility for the guest when on the premises.

Selected Tee

- Black : Professional or 4 handicap and below
- Gold : Recommended tees for golfer
- Blue/White : Senior/Junior
- Red : Ladies

During weekends / holiday, periods there will be limited number of spaces for guests. After 2pm on these days guest is permitted to play.

Management reserves the right to refuse play to any guest and has the right to determine the appropriate colour golf tees for any guest to play from.

Clubhouse

5.1 Rules & Regulations

Members and their guests must always:

- Follow the correct dress code while in clubhouse or anywhere on site, if not complied with the member or guests may be asked to leave.
- Pay all bills in full before leaving the golf facility.
- Any damaged items must be paid by the individual that caused it.
- Animals are not permitted on the golf course/club house (except guide dogs).
- Forbidden to alter or fix any signs round the course/clubhouse.
- ALL children must be always supervised.

All items left outside lockers by the end of day will be removed and placed in lost and found.

No food/drink purchased from outside premises is allowed to be consumed at the facility, this also includes alcoholic drinks.

Any beverages, alcoholic/non-alcoholic substances must be purchased from the club.

Any guest/member conflicting with this rule may have the items removed or asked to leave the premises.

Management has instructed staff who serve alcoholic beverages to refuse to serve anyone under the age of 21 years old.

Anyone suspected of excessive alcohol consumption may also be refused drinks and management may ask them to leave.

If you have any problems, please feel free to contact the on-site manager.

Management reserves the right to refuse any service to a member/guest who they feel do not comply with companies' policy and procedures.

5.2 Behaviour of Member/Guests

Good behaviour/discipline is always expected from Members/Guests.

Any reports/complaints of unacceptable behaviour by a member/guest must be reported to the relevant management staff.

The management have the right to ask any member/guest to leave/suspend if they feel they are breaking the company rules and regulations.

Any disciplinary issues will be dealt with by the club management who will have the final say on the correct procedures to follow.

Driving Range

6.1 Rules & Regulations

Katameya Dunes Golf & Social club offers a world class driving range to golfing members & guests, and asks them to follow the following basic instructions:

- Golfers must present a member's card or receipt purchased from pro-shop to the staff member on charge before hitting golf balls.
- Golfers are ONLY permitted to hit in the designated areas.
- Golf carts MUST always stay on the cart paths around the driving range and are not permitted in teeing areas.
- Children MUST always be supervised.
- Children are not allowed to run around the driving range for safety reasons.
- Golfers MAY NOT retrieve any golf balls that pass the specific line stated.
- The Golf Professional has the right to ask any golfer to move to a matted area should they feel the golfer is unable for the grassed area.
- All golfers are asked to repair the divots on the driving range with the sand provided on the range after practice.
- The management has the right to ask any individual to leave who they feel is not complying with the rules.
- **Golfers are not permitted to remove any of the range balls, if suspected of this the golfer will be asked to leave the premises and termination of membership may occur.**
- Company/staff are not liable for any damage/injury occurring in this area.
- Range balls and baskets are golf club property.
- Appropriate golfing attire is always required (collared shirts, cotton pants or shorts, with soft spike golf shoes or rubber-soled sports shoes)
- Designated greens are available for putting, pitching, chipping, and bunker practice.
- The yellow distance signs on the range are measured from the middle of the range tee.
- It is not permissible to retrieve balls from the range.
- Please practice safety while on the range, be aware of those around you and any maintenance personnel on the range.
- Members and guests are reminded not to leave their belongings unattended.
- Unauthorized coaching is NOT allowed. Golfers are reminded not to engage unlicensed people(s) to provide golf lessons on this premise.
- Aim at targets only, and do not hit toward lakes or trees.
- An adult must always accompany children under 12 without an official handicap.
- Spectators & smokers are required to stay at the designated guest seating area at the entrance.
- Please respect other guests and keep noise levels to a minimum (Silence mobiles & speak softly)
- Vouchers for practice balls must be purchased in advance from the Golf Reception.
- Last purchase time is 60 minutes from sunset. Last hitting time is 30 minutes before sunset.

Management reserves the right to open or close the driving range as they see fit. Management's decision is final.

Golf Course Etiquette

Katameya Dunes Golf & Social club wishes that every golfer has wonderful experience while on the premises and aims to provide the highest standards through implementation of the following etiquette:

7.1 Pace of Play

Within the etiquette of the game, we ask any golfers who have lost one or more holes in the group in front to respect others on the golf course and allow any groups behind to play through.

If this problem continues, the marshal has the right to ask the group to speed up play or notice the hole.

If this problem keeps occurring, the golfer may be asked to leave the premises.

7.2 Maintenance

All golfers are required to fix all pitch marks, repair divots (with the sand provided in holders) and rake bunkers.

The management reserves the right to open or close the golf course as they see fit.

Katameya Dunes Golf & Social club aims to produce the highest standards so the maintenance of the golf course will be at the discretion of the Management.

The management reserves the right to refuse play to any golfer that they feel does not respect the golf course, rules, and regulations provided by the golf club.

Golf Buggies

8.1 Rules & Regulations

The following rules must be followed when using a golf buggy:

- All carts must be operated in a safe and careful manner.
- Golfer must drive at a reasonable speed and should not slam on breaks due to this causing damage to the golf course.
- Members/guests are fully responsible for any damage or injury incurred to a person/cart while in the buggies.
- Only buggies purchased by the golf club can be used on the premises.
- No one under the age of 16 years old is permitted to use the cart.
- Signs, paths, and ropes will guide the buggies around the course and must be followed.
- Golf carts must not leave cart paths on Par 3's from the tee.
- Buggies are not allowed in any hazard, green or tee box.
- No more than 2 riders per cart and 2 sets of golf clubs.
- Max. 2 buggies per group.
- No one is permitted to stand on the back of the golf buggy.

Management reserves the right to remove the buggy from any individual that they feel does not comply with the rules and regulations.

9.1 LIABILITY WAIVER STATEMENT

Katameya Dunes Golf & Social Club Release, and Indemnity Agreement to The Golf Club, its employees, directors, insurers, agents, successors, and assigns (collectively the “Club”).

By booking a tee time, golfers agree to adhere to our policies and procedures as well as the following conditions:

PERSONAL PROPERTY

The Club is not responsible for the loss of or theft of or damage to personal property on the Club’s premises. This includes but is not limited to golf clubs, golf bags, golf accessories, money, or other property. Golfers will take all precautions to avoid loss or theft of, or damage to, personal property. In the event of such loss, or damage, the golfer agrees to hold the club harmless from and against all claims, actions, costs, expenses and demands in respect to such theft, loss, or damage, however caused, arising out of or in connection with the use of the club.

ELECTRIC GOLF CART RENTALS

The golfer agrees to assume all risk of loss or damage to motorized golf carts rented from the Club as well as the risk of injury to the golfer or other people and damage to other property arising from the use of the golf cart. The golfer will take all precautions to avoid loss or damage to the golf carts, damage other property and injury to people including to the golfer arising out of the use of golf carts. In the event of any loss, damage or injury, the golfer agrees to hold the Club harmless from and against all claims, actions, costs, expenses and demands in respect of such loss, damage or injury, howsoever caused. The golfer agrees to indemnify and reimburse the Club for any liability, costs or expenses imposed by law upon the Club for all such losses.

RENTAL GOLF SETS

Users must confirm in written that they had reviewed the contents of the rental set he just applied to rent, and confirms hereby that they had inspected the physical condition of the bag and the clubs carefully to find it in a good & playable condition, and so is fully responsible to bring it back at the end of his game in the same physical condition he received it (in terms of quality & quantity). Any side comments must be recorded on this statement prior to the game. Users recognizes and accepts to release Katameya Dunes golf club from any and all liability for any loss, or damage that might occur to golf clubs included in the VIP rental set he just signed for below, and agrees to pay Katameya Dunes for the cost of any repair or value of any club loss whatsoever amount the club management requires without need to justify that amount.

GENERAL WAIVER

The golfer acknowledges that there are risks inherent in participating in the game of golf. The golfer agrees to release the Club from any liability from personal injury, property damage or loss sustained by the golfer, including injury resulting in death and any financial loss or damage directly or indirectly resulting from the golfer's activities or participation in events at the Club. The golfer further waives as against the Club, all claims' recourse, and rights of action that the golfer may have against the Club because of personal injury, property damage or loss.

The golfer agrees that this Waiver, Release, and Indemnity Agreement shall not be affected by any negligence, gross negligence, breach of contract or any other conduct on the part of the Club. All golfing members & guests acknowledge that he or she has read this Waiver, Release and Indemnity Agreement and understands and accepts the contents hereof.

Katameya Dunes Golf & Social club management preserves the right to review, modify, and change rules and regulations of the club membership at any time without prior notice.
