

South Willow Creek Homeowners Association

CLUBHOUSE RENTAL APPLICATION AND RULES

The clubhouse and adjacent patio area is for the enjoyment of the members of the South Willow Creek Home Owners Association.

The owner(s) renting the clubhouse must agree to the following rules, attached to this application.

*Please fill out and return to Welch Randall PM (See address below)

Date of Rental _____

Time Beginning _____ Time Ending _____ (Close at 12:00 am)

Purpose of rental _____

(If for commercial use, the HOA must approve prior to renting)

Number of people expected to attend _____

Will admission, tuition or fee of any kind be charged?	Yes _____	No _____
Will donations be solicited or collections taken?	Yes _____	No _____
Will products or services be promoted in any way?	Yes _____	No _____
Will items be sold?	Yes _____	No _____
Will food or drinks be served?	Yes _____	No _____
Will decorations be used anywhere in the clubhouse?	Yes _____	No _____

If you answered yes to any of the above questions, please explain: _____

If food and /or drinks are to be served, please list the items: _____

RENTAL REES:

Basic Rental Fee	\$20
Security Deposit	\$30 (This amount will be posted to your account. After your rental, if there are no damages it will be credited back)

Please make \$20 check payable to South Willow Creek HOA and mail to 5300 S. Adams Ave. Pkwy #8, Ogden UT 84405.

CLUBHOUSE RULES

***Owners must be in good standing, current on all assessments and fees with the HOA.

***An adult over the age of 18 must be present at all times and responsible for the discipline of those in attendance.

***The use of the clubhouse and adjacent areas shall not be used for any activity that would be intrusive to the neighbors.

***Smoking is not permitted within the clubhouse.

***Renters are responsible to the HOA for any loss or damage to the clubhouse, adjacent areas, furniture, fixtures or appliances caused by themselves or their guests.

***Commercial use of the clubhouse must be approved by the HOA.

***Operating hours are 8:00 am to 12:00 am.

***All decorations must be approved by the management company, Welch Agency. Nothing shall be affixed to any surface within the clubhouse, including windows, doors, walls, and ceiling. The use of scotch tape or anything that leaves a sticky residue is prohibited. Candles or open flames are prohibited.

***Tables need to be covered to protect the surface from damage.

***Drinks that contain dye or food coloring are not permitted.

***Kitchen area is to be used for serving and warming food. Food shall not be cooked or initially prepared in the kitchen.

***Upon leaving the clubhouse:

- Remove trash from area, discard in trash container
- Clean all fingerprints from glass doors
- Wipe and clean all counters
- Clean sink, stove, and oven
- Vacuum carpet, sweep and mop hard floors
- Empty and clean refrigerator
- Clean restrooms, including sinks and toilets
- Set thermostat to 60 degrees during winter. Do not turn furnace off during winter as homeowners will be responsible for any damage to the plumbing due to freezing
- Turn off air conditioner during summer
- Turn off fireplace
- Clean and return all furniture to proper locations (Table in closet by back door)

- Turn off all lights
- Lock all doors

***Failure to leave the clubhouse in order and cleaned will result in the security deposit being held and all labor costs deducted from such at a rate of \$15 per hour.

***Return key to within 24 hours.

***Key replacement fee is \$150 to cover all lock changes and keys.

***Rules and regulations pertaining to this facility shall be adhered to and strictly enforced. If they are not adhered to, renter shall be restricted from future use of the clubhouse.

***The HOA may require restitution for loss or damage, or impose such fines as it deems reasonable. It may also restrict, limit, or prohibit access to the clubhouse for violations of such rules governing their use.

***Management reserves the right to refuse use and/or cancel reservations at any time.

***Use of the clubhouse does not constitute endorsement by the HOA or Welch Agency. No advertisement or endorsement implying such will be permitted.

***To the extent permitted by law, person/persons renting the clubhouse agree to indemnify and hold harmless, the South Willow Creek Home Owners Association and Welch Agency from and against any and all losses, claims, liabilities, and expenses, including reasonable attorney fees, if any, which the South Willow Creek Home Owners Association and Welch Agency may suffer or incur in connection with the renter's possession, use or misuse of the clubhouse and/or adjacent areas.

I agree to the rules and regulations of the community and those which are set forth in this document. It is also understood that I have read this agreement and understand that failure to comply will necessitate forfeiture of my security deposit and cancellation of rental privileges.

Home Owner name (Printed) _____

Address _____

Telephone Number _____ E-mail _____

Home Owner signature _____ Date _____

Manager Approval _____ Date _____