

Quincy Lake Condominium Owners Association Clubhouse Rental Agreement

The clubhouse is available for private parties, by reservation, for Quincy Lake Condominium Owners Association residents only. The resident must be present at all times during usage. The following information will help familiarize you with the clubhouse facilities that are available to you. The Rules and Regulations governing parties are established to protect the investment to all the Association members and must be strictly adhered to. Rental fee is **\$25** for each rental. A damage deposit of **\$50** is also required.

1. The daily rental fee shall be \$25 plus a signed contract. In addition a damage/cleaning deposit of \$50 is required to confirm your reservation. All fees and contracts must be submitted to hold a reservation. Any cancellation made prior to one week to the reserved date will entitle resident to a full refund of all fees. Cancellation less than one week prior to the reserved date will entitle resident to a refund of the damage deposit only. The resident will forfeit the \$25 rental charge if cancellation is not made before one week prior to the reserved date.
2. A charge of \$25 per man hour will be paid by the owner if any further clean-up is required (two hour minimum).
3. Cooking facilities are not available in the clubhouse.

Regulations

1. Private parties are permitted to last until 10 PM, Sundays through Thursdays, and until 11 PM Fridays and Saturdays. Clean-up must be done prior to 10 AM the following morning and keys returned to the Association by 10 AM the following morning or the deposit will be forfeited.
2. The occupancy is restricted to 20 people.
3. Smoking is not allowed in the clubhouse.
4. No minors are allowed to consume alcoholic beverages during clubhouse functions.
5. The pool area is open to all Quincy Lake residents during a private party. The private party reservation is for the clubhouse only. The pool closes at 9 PM.
6. The Association and/or Management Company are not responsible for any items lost, stolen, or left behind after private parties.
7. Owner and/or occupants reserving the clubhouse are responsible for the behavior and well being (drunkenness) of their guests. The Association, Board of Directors, the Management Company and their employees, assume NO LIABILITY for the actions of the host or their guests.
8. Owner and/or occupant renting the clubhouse assume ALL responsibility (financially, civilly and criminally) for their guests. Any damage done to the clubhouse or surrounding areas by any owner, occupant or guest shall be charged directly to the owner.
9. Noise and/or music levels must be maintained at levels not to disturb any residents.
10. During private rentals of the clubhouse, private parking must be observed. Thus, all cars must be parked in the provided parking area or on the public street, Stanford. Failure to observe private parking will result in the space-holder having the vehicle towed without warning.
11. Nails, tacks, brads, pins or other forms of permanent fasteners are not allowed. Decorations may be hung utilizing removable tape that does not damage the clubhouse or other common area. Clubhouse renter shall ensure all tape remnants are removed from windows, walls, etc as part of clean up.

12. The use of the clubhouse is not for profit making activities. Charging of admission is strictly prohibited. Private parties shall not be open to the public.
13. Beer kegs or other similar dispensers are not allowed inside the clubhouse.
14. Grills of any kind are prohibited. ***This is a Fire Department restriction.***
15. Furniture must be returned to its proper area in a clean and orderly manner.

**FAILURE TO COMPLY WITH ANY OF THE ABOVE
WILL RESULT IN FORFEITURE OF YOUR DEPOSIT.**

Residents who reserve the clubhouse for a private party are responsible for its care. Pursuant to the Declaration, any damage caused to the clubhouse or its furnishings shall be paid by the owner of the dwelling unit in which the resident lives.

Please contact the Association Manager for the key to the clubhouse.

I have read all pages and understand all of the information contained herein. I agree that a violation of ANY of these regulations will result in FORFEITURE OF DEPOSIT.

Resident's Name (Please Print)

Resident's Signature

Address/Unit #

City, State, Zip Code

Home Telephone Number

Work Telephone Number

Date Signed

Emergency Contact Name Telephone Number

Make checks payable to: Quincy Lake Condominium Owners Association

Rental/Reservation Date: _____

Resident to be in Attendance: ☐ Yes ☐ No

Date Deposit Received: _____

Check #: _____

Date Rental Fee Received: _____

Check #: _____

Weststar Management Corp.
6795 East Tennessee Avenue, Suite 601
Denver, CO 80224-1613
Telephone (720) 941-9200