

The Community Garden

Registration and Rental Agreement

Eligibility:

The Community Garden is available to homeowners or authorized tenants of a homeowner of Chandler Woods Master Owners Association, Inc. with accounts in good standing.

Hours and Growing Season of Operation:

The Community Garden is open from sunrise to sunset each day year round for your gardening pleasure.

Rental:

Registration for a garden plot is available on a first-come, first serve basis. There is a limit of one garden plot per household. Additional plots may be made available after the initial round of applications. A plot is reserved for a twelve (12) month period as long as this form is signed and returned with a \$100 security deposit check made payable to: Chandler Woods HOA. The check will be deposited and refunded to the homeowner/tenant after the homeowner/tenant terminates their reservation and has the assigned plot inspected by a garden committee member.

Garden Rules:

- Each gardener is responsible for the maintenance and upkeep of their assigned garden plot. Watering, weeding, harvesting, and any other garden related maintenance are all the responsibility of the gardener.
- Tools and equipment will be made available for use during the regularly scheduled work time each week. A limited number of common garden tools and equipment will be available in the community garden storage shed for use during scheduled work times. Each gardener is responsible for cleaning and returning any tools or equipment they may use to the shed immediately after use.
- Water spigots must be turned off before you leave the garden area and hoses should be returned to the hose corral area and coiled appropriately.
- The application of herbicides (weed killers) to the garden plots are **strictly prohibited**.
- Planting is restricted to **edible** vegetables, herbs, and fruit and flowers only. **NO** landscaping plants or trees will be permitted. **NO** invasive or illegal varieties of plants are permitted and will be removed without warning by the Association.
- Smoking is **prohibited** inside the designated gardening area.
- Moving identification cards for gardening plots is **prohibited**.
- Only trained service animals are permitted inside the gardening area. Owners are required to immediately clean up after their service animal. Household pets are not permitted.
- Removing crops or tampering with a garden plot not assigned to your household is considered stealing or criminal mischief and will be treated as any other criminal activity.
- This is designed as a family activity, for safety and liability reasons, it is required that no children under the age of 12 be allowed in the gardening area without adult supervision.
- Temporary plant supports that are no taller than 5 feet in height are permitted, e.g. tomato cages and trellises. All other structures must be pre-approved by the Association.
- Composting is encouraged and only made available to those who are registered to use the garden, but gardeners are not to compost diseased plants, weeds with seeds, straw, or hay. All non-compostable waste must be taken offsite. There is no waste service at the gardening area.
- Gardeners must tend their plot at least weekly to harvest ripe crops, stake, and tie up plants that are growing out of the plot structure, and remove weeds and fallen crops in and around the plot.
- Gardeners who are unable to tend their plot due to illness or vacation must notify the Association to make other arrangements.
- Plots that appear abandoned or unkempt in the opinion of the Association are subject to corrective action/reassignment within two weeks' notice from the Association.
- To avoid loss of any or all of the \$100 security deposit, the garden plot must be completely cleared out and raked at the end of the season or upon vacancy (removal of all plant material; turning/tilling of soil; removal of all stakes, plant supports, plant name tags, etc.).

- Failure to comply with any of these Rules use may result in an immediate suspension of a gardener's use of their plot(s) for the remaining season or of their eligibility for a garden plot in future growing seasons, at the Board's discretion.
- In case of an emergency while working in the gardening area, please call **911**.

Cancellations:

In order to ensure all homeowners, tenants, and residents have an opportunity to enjoy the community garden, all participants who no longer wish to participate are required to provide a minimum of two weeks' notice to withdraw from the program.

Release and Indemnification:

The undersigned agrees to bear the sole and complete responsibility, and hereby release, forever discharge and agree to indemnify and hold harmless Chandler Woods Master Owners Association, its officers, directors, agents, and representatives from and against: a) personal injuries, including death, to myself, or my guests or my invitees which arise during the use of the amenities (i.e. The Garden Plots) under the terms of the agreement; b) for any personal property or articles lost, damaged, or stolen during the use of the HOA amenity under the terms of this agreement; and/or c) any and all damages to the HOA Amenities, including its contents and furnishings.

Acceptance:

The undersigned acknowledges, and agrees to, the items detailed above and as evidenced by my signature below, the Registration and Rental Agreement is hereby approved and considered to be legally binding.

I have read and agree to all contractual terms above: DATE: _____

Homeowner/Tenant's Name: _____
(please print)

Homeowner/Tenant's Signature: _____

Address: _____

Phone: _____ Email: _____

Please submit form & deposit for \$100 made payable to **Chandler Woods Master Owners Association** to:
TRAC Management - PO Box 3674, Chapel Hill NC 27515

Any questions? Contact the Community Manager by Email: trac@tracmanagement.com

Office use Only: PLOT NUMBER _____

LAST NAME _____