

Mountain Shadows Condominium Association

1 Valen Court, Franklin Lakes, NJ

Clubhouse Rental Agreement

- Homeowners must be in good standing to rent the clubhouse.
- The applicant for the clubhouse rental must be present throughout the event.
- If the homeowner has rented their property, rental privileges are relinquished to the tenant.
- The Pool is not included in the rental - use by event guests is not permitted.

Unit Owner: _____ **Address:** _____

Rental Applicant: _____ **Phone Number:** _____
(If Renter, not Unit Owner)

Event Date: _____ **Time (From/Until):** _____

Event Purpose: _____

_____, agree to be personally responsible for all the damage, injury, and liability caused or resulting from my use of the Clubhouse Facility. I agree to abide by all the Rules and Regulations established by the Governing body, a copy of which is acknowledged, and will ensure that my guests will abide by those rules and regulations. I understand that any damages not noted on the pre-usage walk-through shall be deemed to be caused solely by me or my guests use of the facility and that I shall be responsible for the cost of the repair or replacement of such damage and return of the facility to the same condition as it was when I used the clubhouse for my private function. I further understand that the \$250.00 security deposit previously given shall be used to cover the cost of such damage and any additional cost or failure to pay the full amount of the damage, shall constitute a lien on my property to the extent that the cost of damage remains unpaid. Upon post event inspection, should no damage or need for repair be found, the security deposit will be refunded within 30 business days.

The clubhouse is to be left clean, including the kitchen area and restrooms. A site inspection of the clubhouse will be performed before your scheduled rental date and after, either the evening of or morning afterward. Failure to clean the clubhouse after your rental will result in a fee of \$100.00 being charged to your account.

Hold Harmless Agreement

I, _____, am a member of the Mountain Shadows ("Association), and am applying for the rental of the Mountain Shadow Clubhouse for an event to be supervised by me and my appointees. I understand and agree I am personally liable for the actions of my guest and other invitees, including other Members of the Association. I further agree to indemnify and Hold Harmless the Association, its Directors, its Members, Associa Community Management, employees' affiliates, and any of their respective agents and its employees from all claims, losses, suits, damages, judgments, expenses, costs and charges of every kind and nature, from injury to me, my guests, or invitees resulting from my use of the Clubhouse.

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Club House Fees:

Rental Fee: \$300 – Payable to Mt. Shadow Condominium Association

Security Deposit: \$250 – Payable to Mt. Shadow Condominium Association

**Mail to: Associa® Community Management,
55 Lane Road, Suite 440 Fairfield, NJ 07004**

Clubhouse Information:

- **Maximum Number of Guests – 75 people**
- **Seating – 7 Round Tables, 2 Rectangular Tables and 44 chairs**
- **All Garbage must be removed at the end of the night**
- **Please refrain from using confetti or glitter for decorations**

Applicant Signature: _____ **Date:** _____

Approved By: _____ **Date:** _____