

## OXFORD HUNT COMMUNITY ASSOCIATION CLUBHOUSE RENTAL AGREEMENT

In consideration for the Oxxford Hunt Community Association, hereinafter the "Association", allowing me and the event I am hosting, the use of the Oxxford Hunt Clubhouse, equipment, furnishings, and fixtures therein on; \_\_\_\_\_ (date) from 10:00am to 2:00am (includes setup and cleanup), I, the undersigned, am a resident in good standing (dues must be current) of the Association, and agree as follows:

I am renting the Clubhouse for the purpose of \_\_\_\_\_.

1. I agree to be bound by the Clubhouse Rules included with this document and to have the premises cleaned within the rental period as described on the Clubhouse Cleaning Checklist which is also included with this document.
2. I agree to conclude the event no later than 2:00am and to abide by the Town of Cary Noise Ordinance.
3. I will make arrangements with Omega Association Management, hereinafter "Omega", to pick up the key prior to my reserved date and to return it the next business day following the event unless other arrangements have been made. The key will be returned immediately or I will forfeit my deposit. I agree not to make or cause to have made any keys to the Clubhouse.
4. The event reservation is limited to the use of the Clubhouse. The Association Member hosting the event must be present during the event.
5. The premises (including Clubhouse and parking lot) will be inspected before and after occupancy of the Clubhouse.
6. An adult must accompany any children attending this event under the age of twenty-one (21) years. If alcoholic beverages are being served, I will be responsible to ensure that persons under twenty-one (21) years of age are not served.
7. If the rental of the Clubhouse is for a function including children and/or young adults through the age of twenty-one (21), one adult must be present at the event for every 10 children/young adults.
8. A reservation is considered confirmed at the time this signed Agreement, rental fee, and deposit are received by Omega. **The check is made payable to Oxxford Hunt Community Association.** There will be a \$20.00 charge for returned checks.
  - a. Rental check and deposit are fully refundable with a seven day advance cancellation notice.
  - b. In the event of catastrophe or an act of God, in which the Clubhouse becomes unavailable, all security deposits and rental fees will be returned to the proper person. I will not hold the Association liable for cancellation of my reservation.
9. I understand and agree that the security deposit will be used to pay for loss of key or failure to return key on timely basis and/or the cleaning and/or damages resulting from and including, but not limited to, the Clubhouse area, furniture, interior, or any other portion of the Association property, from my actions or actions of persons attending, or in any other way related to my rental event. If costs of repairs exceed the amount of my deposit, I agree to pay the Association the full cost of all repairs within ten (10) days of receipt of a written explanation of the damages and a bill from the Association for such repairs.
10. I agree that all deposits, legal fees, actual costs incurred and expenses incurred by the Association as a result of the use of the Clubhouse under this Agreement shall be considered an assessment and constitute a lien against my property and shall be fully collectible.
11. I assume all responsibility, risks, liabilities, and hazards incidental to the activities applied for (including, but not limited to, the serving of alcoholic beverages) and hereby release and forever discharge the Association, it's officers, directors, employees, agents and members, present, past and future, from any and all claims, costs, causes of action, and liability for personal injury or death and damage to or destruction of property arising from my event.
12. I agree to indemnify and hold harmless the Association, it's officers, directors, employees, agents and members, present, past and future, from any and all claims, costs, causes of action, and liabilities (including but not limited to attorney's fees) for any and all injuries, to either person or property, suffered by me, my family members, employees, agents, servants, guests, or invitees.

13. I am a member of the Association, am at least twenty-one (21) years of age, and will be in attendance at the event. I agree and represent that the Clubhouse will be used for lawful purposes only and that if any conduct at the function I am sponsoring violates federal, state, or local laws or ordinances or violates the Association's Declarations, By-Laws, or Rules and Regulations, my rights to use the Clubhouse under this agreement shall terminate and the Association shall have the right to inspect at any time and take possession of the Clubhouse and instruct my guests to leave and all security deposits and rental fees will be forfeited.
14. I understand that surveillance devices may be used on the premises. The purpose of such surveillance devices is for the safety and security of residents, guests, and the property of Oxxford Hunt. I understand that the video from the surveillance devices may be used as evidence for prosecution or damage assessment if necessary.
15. I understand that carrying a concealed handgun or possessing or displaying any firearm or any other deadly weapon, as defined in N.C.G.S. 14-269(a), on Association property is prohibited.

I have carefully read and understand this Clubhouse Rental Agreement and Regulations and agree to be bound by its terms.

Name (print) \_\_\_\_\_

Signature \_\_\_\_\_

Address \_\_\_\_\_

Home Phone \_\_\_\_\_ Work Phone \_\_\_\_\_

E-mail address \_\_\_\_\_

Date \_\_\_\_\_

*Please mail or drop this form off at:*  
**Omega Association Management**  
**c/o Oxxford Hunt Clubhouse**  
**1010 Buck Jones Road**  
**Raleigh, NC 27606**

To be completed by Omega:

Rental approved by:	Date:
Rental fee charged:	Deposit charged:
Amount received:	Check number: <span style="float: right;">Date:</span>
Refund amount:	Date refunded: