



RIVERS END NEIGHBORHOOD ASSOCIATION, Inc.

C/O Development Services Inc 9601 W. State St., #203, Boise, ID 83714 Phone: 208-939-6000 Fax: 208-939-6118 E-mail: lashae@dev-services.com

RIVERS END CLUBHOUSE USE AND AGREEMENT FORM

The Clubhouse at 1844 S. Aspen River Way owned by Rivers End Neighborhood Association, Inc. may be reserved by a Rivers End Homeowner for exclusive use for parties and other events* for up to 4 hours per event (plus an additional hour for cleanup/setup). Any Rivers End Homeowner wishing to reserve the Clubhouse must have all assessments/dues owed to Rivers End paid in full. The pool may NOT be reserved but the party may use the outside patio tables and chairs. Please post notice of your event on the Pool Gate at least two days prior to event (please see attached form).

_____ (Please Initial)

The Rivers End Homeowner, whose name appears below, assumes full responsibility and will not hold the Rivers End Neighborhood Association, Inc. or Management Company liable for any injuries or accidents that may occur to any guest, vendor, contractor, musician, supplier, or anyone else involved in this event. Renter agrees to hold Rivers End Neighborhood Association, Inc. and its Board of Directors harmless from all claims, liability, or responsibility for injury or property damage that may occur while this agreement is in effect. A "Proof of Liability Certificate" or "Social Host Letter" from the Homeowner's Insurance Carrier or Business Insurance Carrier must be provided with Renter's submittal of this Rental Use Agreement.

_____ (Please Initial)

MAXIMUM OCCUPANCY/DESCRIPTION OF FUNCTION

The maximum occupancy of the Rivers End Clubhouse per event is 56 people. Number of People Attending: _____

_____ (Please Initial)

CLEANING AND DAMAGE DEPOSIT

A \$200 cleaning/damage deposit is required at the time this Agreement is signed and will be deposited into the Association's account upon receipt. A cleaning fee cost will be deducted from this deposit after clubhouse use. Once confirmed that the Clubhouse has been returned to the condition in which it was prior to your rental (please see attached inspection list), your remaining deposit will be returned within 15 days from the cleaning and inspection. Renter accepts full responsibility for all cleaning and repair costs including any costs that may exceed the cleaning and damage deposit amount. Renter is responsible for tidying the facility, replace table and chairs to original places. Trash and debris must be hauled away and not placed in facility trash containers.

_____ (Please Initial)

EVENT MONITORING

An adult Rivers End Homeowner must be present at all times during the entire period of the event. It is the responsibility of the Rivers End Homeowner whose name appears below, to monitor and control the behavior of all guests, vendors, suppliers, musicians and all other participants. Use of the recreation area is a privilege. Failure to abide by the established rules results in deactivation of access card to the clubhouse and pool.

_____ (Please initial)

*Homeowners renting the Clubhouse for business functions will pay a non-refundable fee of \$100 per day in addition to the deposit. Business functions do not include use of the pool.

INSPECTION CHECKLIST

Floor

Tile swept & clean _____

Tables

Counted _____

Clean _____

Kitchen

Counters clean _____

Sink wiped _____

Refrigerator empty _____

Trash removed _____

Chairs

Counted _____

Clean _____

Fireplace Area

Chairs & Sofa replaced _____

Folding Chairs returned _____

Folding Table returned _____

Electricity / Gas

Lights out _____

Fireplace off _____

Set temperature on departure _____ Heat 60/AC 80

Doors locked _____

Bathrooms

Floors free of debris _____

Counters & sinks clean _____

Toilets flushed _____

Trash removed _____

Lights off _____

Doors closed _____

SIGNATURE OF RIVERS END HOMEOWNER _____ DATE _____

CLUBHOUSE RESERVED



The Rivers End Clubhouse has been reserved on
_____ from ___ to ___

Please be aware that there might be as many as
_____ swimmers during this time.

POOL IS ALWAYS OPEN FOR RESIDENT SWIMMING