



**AT LAWRENCEVILLE
Condominium Association, Inc.**

1 Society Way, Lawrenceville, New Jersey 08648
Phone: (609) 896-9346 Fax: (609) 896-4942
www.SHLtoday.org Email: info@SHLtoday.org

APPLICATION FOR CLUBHOUSE RENTAL

Resident's Name: _____

Resident's Address: _____

Phone Numbers Home: _____ Work: _____

Date of Rental: _____ Time: _____ to _____

Purpose of Rental: _____

Approximate Number of Persons Attending: _____
(cannot exceed 60 people)

Signature of Resident

Date

The entire application, including the signed Rules of Rental and Agreement, should be returned to the Association office.

CLUBHOUSE AGREEMENT

The parties to this agreement are the SOCIETY HILL AT LAWRENCEVILLE CONDOMINIUM ASSOCIATION (hereinafter called Association), and _____ residing at _____.

1. The Resident (hereinafter called Renter) has requested the Association to permit the Renter to utilize all or a portion of the clubhouse for a social gathering to be conducted by the Renter on _____, 20____, between the hours of _____ and _____. The Renter agrees that not more than sixty (60) persons will be permitted to attend the gathering and that no liquor will be sold.
2. The Renter will be responsible for preparation and clean-up of the clubhouse. The clubhouse will be restored to the condition in which it was found prior to the Renter's use. Clean-up and walk-through will be completed by 11:00am of the day following the event or a pre-agreed time by the Renter and Committee Member or Management.
3. The Renter agrees to deposit a money order or personal check as a security deposit of Three Hundred (\$300.00) Dollars at least ten (10) days in advance of the date of rental to ensure the Renter's compliance with all the terms of this Agreement and the attached rules of rental. Also, the Renter agrees to pay a flat, non-refundable rental fee in the amount of One Hundred (\$100.00) Dollars.

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4. The Renter may invite non-residents of Society Hill at Lawrenceville as guests. The Renter will be responsible for ensuring that the guests conduct themselves in a proper fashion and in a manner that will not disturb the use of other Association facilities and common elements by other residents or guests of the Association. The Renter will ensure that all non-residents and guests park their vehicles only in the parking area in front of the clubhouse or along the clubhouse side of Society Way.
5. Management will act for the Association in determining whether this Agreement is to be executed and in determining whether the terms of the Agreement have been carried out by the Renter.
6. The Renter will not use the clubhouse for any purpose or activity prohibited by law.
7. The Renter will comply with any and all governmental statues, regulations, and ordinances, including requirements relating to the service of alcoholic beverages and fire safety.
8. The Renter agrees to indemnify, defend, and hold harmless the Association and Signature Property Group, Inc. from any liability resulting from the Renter's use of the clubhouse including, but not limited to, damage to person or property. This specifically includes any liability resulting from service of alcoholic beverages.
9. The Renter must provide a copy of his/her personal homeowners insurance declaration page showing a minimum of coverage in the amount of \$500,000.

The parties have indicated their acceptance of the terms contained above by signing this Agreement.

Signature of Resident

Date

RULES OF CLUBHOUSE RENTAL

1. A non-refundable rental fee of \$100.00 will be charged for each rental.
2. The renter shall post with the Association a \$300.00 money order or personal check to be used as a security deposit against any damage. The fact that the deposit is \$300.00 shall not limit the renter's liability to such amount.
3. The renter must be 21 years of age or over and a resident of Society Hill at Lawrenceville.
4. Due to fire regulations, the Renter shall not have more than 60 people at the gathering.
5. The Renter shall leave the clubhouse in a clean and neat condition by 11:00am of the morning following the rental.
6. No tacks or staples may be used to decorate. All decorations must be free-standing.

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7. The renter must supply all dishes, glasses, silverware, cooking utensils, cleaning supplies, etc. A vacuum cleaner is available. Plastic garbage bags are also provided for trash removal.
8. Only packaged logs may be used in the fireplace. The fireplace must be left free of ashes.
9. No smoking is permitted in the clubhouse.
10. There is a curfew of 1:00am for all clubhouse use.
11. The clubhouse is available for rental from 10:00am to 1:00am.
12. The Renter and a House and Recreation Committee member or Management will inspect the clubhouse immediately prior to and immediately after the use of the clubhouse for the purpose of determining whether any damage has occurred to the clubhouse or furnishings. The time of these inspections will be set in advance by the Renter and Management.
13. The Renter and their guests shall have use of the clubhouse lounge area and kitchen facility. THIS DOES NOT INCLUDE THE POOL, POOL AREAS OR EXTERIOR GROUNDS OF THE CLUBHOUSE. Only the interior areas of the building are being rented under the terms of this Agreement. Use of the pool and/or the area surrounding it will result in forfeiture of the \$300.00 deposit and all recreational privileges of the renter for one year.

Under no circumstances and at no time shall any person (including a Unit Owner, Tenant, or guest) attending the function for which the clubhouse is rented be permitted to enter the pool area regardless of the fact that a lifeguard may be on duty. The rental of the clubhouse does not include the use of the pool or the pool area by any person attending the function. Unit Owner and Tenant specifically agree to indemnify and hold the Association and Management Company harmless against all claims for injuries or other damages resulting from any guest's use of the pool and/or pool area.
14. Rentals shall not be used for any retail sales, auctions or any other type of business.
15. Condition of clubhouse must be orderly and neat after being rented. Garbage must be collected and bagged and stored in the blue trashcan on the side of the clubhouse. All recyclable items must be properly discarded at the recycling center.

The Renter and guests shall comply with all rules governing the use of the clubhouse as outlined in these rules and the signed Agreement.

A guest is considered anyone whom the renter allows to enter the clubhouse for the use of the clubhouse.

In the event that the renter and/or their guests violated these rules or the Agreement, the Renter shall forfeit the entire \$300.00 deposit along with all rights to rent the clubhouse for one year.

Signature of Resident

Date