

# Evergreen Shores Beach Club

7540 Lakeside St SW, Olympia, WA 98512

rental@evergreenshores.org

## **COMMON AREA RENTAL AGREEMENT**

*Please be sure to read all items before signing.*

Clubhouse (10am-11:59pm)

Cookshed (10am-10pm)

### Rental Information:

Date:	Start:	End:	Event:
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#### **Rental fees:** *(check all that apply)*

( ) Club House: \$25.00 rental fee.

( ) Cookshed: \$15.00 rental fee.

Total Fee:	Check #
\$	

#### **Extra Services:** *(only available for Clubhouse Rentals)*

( ) Early Access (Setup) Access your rental starting at 5pm the day before (if available), add \$25.00 to the rental fee.

( ) Late Departure (Cleaning) Access to your rental the following day from 6am-9am, add \$25.00 to the rental fee.

### Lot Owner Information: *(Or Property Management Company)*

Name:	ESBC Address / Lot:
Phone:	Email:

### Renters Information: *(if different from above)*

Name:	ESBC Address / Lot:
Phone:	Email:

**Signature below constitutes full agreeance with all terms and conditions set forth in this Rental Agreement**

**Signature:** \_\_\_\_\_ **Date:** \_\_\_\_\_

**If the renter is NOT a lot owner, the below section MUST be filled out, in full, by the Legal Lot Owner or Property Management Company before the Reservation can be made**

I certify that I am the *(circle one)* **Lot Owner / Property Management Company** and am fully responsible for the property mentioned in "Lot Owner Information" above. I fully understand that my signature below will allow my Tenant(s) to rent the facility on the date(s) written above and I am personally guaranteeing that any and all damages and fines, if any, done by my Tenant(s) or their guests, will be charged immediately to my account. Failure to pay as agreed in this rental agreement will result in collections of the funds due per the association's collection/delinquency policy My signature below also constitutes full agreeance with all terms and conditions set forth in this Rental Agreement.

**Signature:** \_\_\_\_\_ **Date:** \_\_\_\_\_

**TERMS & CONDITIONS**

By signing this form, Lot Owner/Renter understands & agrees;

- That the Clubhouse and Cookshed at the Evergreen Shores Beach Club is only available for rental by current residents/lot owners of the Evergreen Shores Beach Club. Reservations are on a first-come, first-serve basis.
- Any additional charges/fees due after the end of the rental period from damages, cleaning, etc. will be charged to the lot owners account and due immediately. Failure to pay as agreed in this rental agreement will result in collections of the funds due per the association’s collection/delinquency policy
- That the Evergreen Shores Beach Club reserves the right to cancel a reservation in the event that the facility suffers damage or other reasons that cannot be corrected prior to the reservation date scheduled. Such a cancellation will result in the refund of the Rental Fee.
- To be current on all HOA Dues/Fees prior to the rental date.
- To be present at all times during the use of the rental facility.
- That the Gate **may not** be left/propped open for guests to come and go. That each guest must be personally let in by renter. Any person/vehicle let in through the gate(s) by the renter is the renter’s responsibility.
- To clean, repair, restore and return the rental area to the condition in which it was originally rented.
- That no staples or duct tape allowed. No attachment (tape, staples etc on the beams).
- To be responsible to obtain any and all permits required by Thurston County and/or Washington State (ie: liquor license, food handlers, etc.)
- That the pool and the pool area are **not** included in this rental and to keep all guests from entering the pool and pool area
- To keep facilities and grounds in a safe, clean and sanitary condition.
- To not intentionally or negligently destroy, deface, damage, impair or remove any part of the premises, facilities, equipment, furniture, furnishings and appliances, from the Clubhouse/Cookshed or to permit any member of their party to do so.
- Stop all loud music and/or noises by 10pm.
- Be fully responsible for each and every guest, regardless of age, for their conduct, actions and liabilities.
- Be responsible for everything brought onto the property, including refreshments/liquor.
- Shut off all lights and appliances, lock all windows and doors prior to leaving.
- Be out of the Club House by midnight and off the Grounds/Cookshed by 10pm. **All vehicles must vacate the gated area by 10pm.**
- Report any and all illegal activity to the Sheriff’s Department and ESBC(956-9568) immediately.
- All green trash cans are for general refuse, tan lid trash cans are for recycle only.
- That any damage done to the facility while under my control will be my financial responsibility
- That not showing up for my scheduled rental will result in the loss of my rental fee
- That my rental privileges may be revoked, for any period of time, if the Board of Directors feels that my conduct puts the Common Area facilities at risk

Fines/Fees: These fines/fees may be assessed if the above is not followed

Description:	Fee:
Keeping the gate propped open	\$100.00/event
Failure to Clean the rented facility	\$45.00/hour
Failure to secure the facility / park	\$100.00/event
Failure to vacate the park in time	\$75.00/event
Staples, pins & tape in beams	\$5.00/staple/pin/tape
Damage to ESBC Property	\$Replacement/Repair Cost
Putting trash/recycle in improper receptacles	\$45.00/hour

This form must be fully completed and a check for the rental amount received before the facility is reserved for you.

For questions about your rental, please email: [rental@evergreenshores.org](mailto:rental@evergreenshores.org). You may also call (360) 455-4464 and leave a message for the Evergreen Shores.

For Questions about Dues and Park access, please call Vantage Community Management at (360) 455-4464