



Thousand Oaks Clubhouse Rental Agreement Packet

Instructions

All signature blocks of this agreement must be signed and returned with the rental fee of \$200 and \$100 refundable cleaning deposit within seven days of the initial reservation request in order to keep your reserved rental date. Two separate checks are preferred, but not required. Please write the check/s payable to Thousand Oaks Homeowners Association, with the reservation date noted on the check/s.

Rental forms may be emailed to hoa.thousandoaks@gmail.com or they can be mailed to:

Thousand Oaks Homeowners Association
6014 NW Highway 9
Suite A
Parkville, MO 64152
816-587-6101

**If Homeowner does not wish to email or mail forms, they can reach out to hoa.thousandoaks@gmail.com for drop off/pickup arrangements.

Both checks and forms may be dropped off with a pool attendant at Oasis.

The following dates are not available for use:

Thanksgiving Day
Christmas Day
New Year's Day
First Tuesday of every month



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Rules and Regulations

Thousand Oaks homeowners in good standing with the Homeowners Association may rent the Thousand Oaks Clubhouse.

The member of the association at the time of reservation must pay the rental fee.

The clubhouse and its contents are not to be damaged or left in unsatisfactory conditions in accordance with the Homeowners Association. Damages to the clubhouse or its contents, or failure to comply with these conditions will result in fines. IF CLEAN UP COSTS OR DAMAGES EXCEED THE AMOUNT OF THE FEE, THE MEMBER SHALL BE LIABLE FOR THE AMOUNT BY WHICH SUCH COSTS OR DAMAGES ARE EXCEEDED.

The member is fully responsible and liable for all cleanup costs and damages to the rented clubhouse and its contents. Further the member is fully responsible and liable for the cost of replacing any contents or furnishings which may be removed from the clubhouse during the rented period of usage.

SMOKING IS PROHIBITED INDOORS! There is to be no glass in the clubhouse pool area!!!

Alcohol may be served in the clubhouse as long as there is no charge for guests for the beverage, the food, or any entertainment. Alcohol may only be served to those 21 years of age and older. In no way will the Association serve alcoholic beverages.

Fire regulations prohibit more than 80 occupants in the clubhouse.

The clubhouse may be utilized until 10:00 p.m. on Sunday through Thursday and until 12:00 a.m. (midnight) on Friday and Saturday. Clean up must be complete by 9:00 a.m. following the day of the rental. This will be strictly enforced.

The member is fully responsible for pick-up of all trash from the clubhouse premises which includes but is not limited to: porches, landscaping, and parking lot.

The member who reserved the clubhouse must attend the event for which it is rented and must be present for the entire time during which the event takes place.



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No activity or event for whom the clubhouse is rented may be advertised or publicized in any manner to solicit the attendance of the general public. No admission may be charged at the door.

No birdseed, rice, glitter or any other type of confetti may be thrown inside the facilities or in the pool area. Confetti of any kind is strictly prohibited inside or outside of the facility. **No paint or tacks are allowed on the walls or ceilings.** USE OF THIS WILL RESULT IN FINES TO COVER THE COSTS ASSOCIATED WITH THE EXTRA CLEAN UP. Only removable tape may be used to secure decorations. Any decorations must be completely removed, including any tape, sticky tack, etc.

Pool access is restricted during non-operating pool hours.

There shall not be wet or damp clothing in the clubhouse.

Homeowners reserving and using the clubhouse are responsible for their guest's actions and conduct. The host is responsible for cleaning the clubhouse. The clubhouse will be inspected 48 hours after the event for any damage, and any costs for cleaning/repair will be billed to the homeowner.

I have read and understand all rules and regulations set forth by the Thousand Oaks Homeowners Association.

Member Signature

Member Address

Date

Phone

Homeowners Association Representative



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Thousand Oaks Clubhouse Rental Contact Information

Member Name: _____

Phone: _____

Email: _____

Address: _____

Type of Function: _____

Function Date: _____ Expected Attendance: _____

Time: _____

In Good standing with HOA: Yes: _____ No: _____

Catering Company: _____

Phone: _____ Contact Name: _____



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This agreement between Thousand Oaks Homeowners Association and _____, established the conditions and requirements for rental of the community clubhouse.

At the time this agreement is signed and returned to the HOA, the member will pay \$200 plus \$100 deposit. Anyone Renting the clubhouse must be in "good standing" with the Thousand Oaks Homeowners Association.

The member assumes full responsibility and liability for any damages to the clubhouse or surrounding property, which is the result of actions of the member or their guest during the term of this agreement. **Rental agreement of the clubhouse does not include use of the swimming pool.**

The member further agrees to clean the premises and restore restrooms and areas to a condition deemed satisfactory by a designated Association official or management agent and return the key within 24 hours of completion of the event.

I hereby assume all responsibility, risk, liabilities and hazards incidental to the activities applied for **(including, but not limited to, the serving of alcoholic beverages, which I understand is prohibited without a licensed cater)** and hereby release and forever discharge the Thousand Oaks Homeowners Association, its officers, directors, employees, agents and members, past, present, 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 use of the clubhouse and its appurtenances.

Member Signature

Member Address

Date

Phone

Homeowners Association Representative



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OASIS POOL RULES

- 1) **NO LIFEGUARD ON DUTY - SWIM AT YOUR OWN RISK**
- 2) Pool hours: 9 AM - 9 PM. Clubhouse parties are to exit the water promptly at 9 PM and not return the rest of the evening. Returning to the pool area after hours is considered trespassing.
- 3) No children under 12 are allowed without a guardian aged 16 or older in attendance. Parents/Guardians are expected to supervise, be responsible and liable for the actions of their children.
- 4) No gum, food, drinks IN the pool.
- 5) No smoking or tobacco of any kind inside pool gates. No vaping.
- 6) No glass containers inside pool gates
- 7) No diving or flips off the side of the pool
- 8) No running/horseplay on the pool deck. No horseplay in the pool.
- 9) **ANY PERSON CAUGHT GOING OVER THE WATERFALL OR CLIMBING THE LARGE WATERFALL WILL BE ASKED TO LEAVE IMMEDIATELY AND WITHOUT WARNING**
- 10) No abusive or foul language
- 11) No drunk and disorderly conduct
- 12) No pets permitted
- 13) Infants must wear swim diapers - no disposable diapers
- 14) Guest Policy: all guests must be accompanied by a resident when using the pool. The guest fee is \$1 per person.
- 15) **NO WET SWIMSUITS OR WET FEET IN THE CLUBHOUSE!**
- 16) Any violations of the rules by the clubhouse renter or their guests can result in the deactivation of keycards {both renter and violator, if a resident.}