

Northwood II Community Association
Clubhouse Rules:

1. Clubhouse hours:

Sunday – Thursday: 7am – 10pm

Friday & Saturday: 7am – 11pm

2. The clubhouse may be rented up to four times a year. Rentals in excess of four times a year must be expressly approved by the Board. A non-owner resident (homeowner's tenant) may only rent the clubhouse with the written approval of the homeowner. The homeowner is ultimately responsible for damage caused by their tenant.
3. The Association's recreational facilities may not be used for commercial purposes.
4. The homeowner or resident who reserved the clubhouse MUST sign the rental agreement and write two (2) separate checks for the non-refundable rental fee and the refundable security deposit. Rental and deposit amounts are detailed in the Clubhouse Rental Agreement.
5. The homeowner or resident who signed the rental agreement must be present at all times during the event/function. The renting party must supply a proof of insurance endorsement with a general liability provision of at least \$500,000, which names Northwood II Community Association as an additional insured for the date of the event, and for all times the facility will be used.
6. Only the homeowner or resident may sign the rental agreement. and is solely responsible for all guests at their function. Any damages, theft, or other acts of malicious mischief perpetrated by any guest is the responsibility of the homeowner. If damage is greater than security deposit, the Board has the power to assess the homeowner who had rented the clubhouse.
7. Alcohol is only to be served to persons over 21 years of age.
8. Smoking is prohibited in the clubhouse, pool, and park & picnic areas.
9. Pets are not permitted in the clubhouse and pool area.
10. Skateboarding, rollerblading bicycling and the use of scooters, or similar motorized apparatus is not permitted in the pool, clubhouse, and park and picnic areas.
11. Rental of the clubhouse does not include exclusive use of the library, pool, barbeque, or other common recreation areas.
12. Patio furniture may not be used or brought into the clubhouse.
13. Noise from any events given in the clubhouse must be kept to a reasonable level, and to a minimum.
14. Decorations are only permitted inside the clubhouse (balloons and banners) if they do not cause damage to the property. Nails, tacks, or tape that will damage or peel off paint are not to be used in putting up the decorations.
15. Live music (bands or DJ's) is not permitted.
16. Lights, heat / air conditioning, and all other appliances need to be turned off before leaving.
17. Refrigerator and freezer must be left clean and empty.
18. Maximum occupancy is 53 people.
19. All events, **including cleanup**, must end by 10:00pm (Sunday – Thursday) and 11:00pm (Friday and Saturday). Strictly enforced.
20. All trash must be removed from the premises and not dumped in any containers located at the clubhouse, pool or park & picnic area. Failure to properly dispose of trash may result in the forfeiture of the security deposit.
21. Residents with amenity privileges in suspension status may not use Northwood II recreational facilities.