

RIVERWALK TUCSON HOMEOWNERS ASSOCIATION

c/o HBS Management Solutions
190 W Magee Rd #132
Tucson, Az 85704
Stephanie@hbsmanagementsolutions.com

CLUBHOUSE RESERVATION AGREEMENT

Date: _____ Lot Number: _____ Phone: _____

1. Owner's Name: _____

Address: _____

Email: _____

2. Date of Event: _____ Time (Start/End) _____

Type of Event: _____

of Guests Expected: _____

3. Items to be included at Event (Food/beverage, Inflatables, DJ, Decorations, etc. Be as specific as possible): _

4. Other Information: _____

TERMS & CONDITIONS:

1. The Owner sponsoring the event must be in attendance during the entire event.
2. Reservations are made on a first-come, first-served basis with activities sponsored by Riverwalk Tucson Homeowners Association ("Association") taking preference.
3. If alcoholic beverages are to be served, a certificate of insurance in a form satisfactory to the Association naming the Association as *an* additional insured must be provided to the Association prior to the event. No alcohol may be served or consumed by any person under the age of 21. No charge can be made for alcoholic beverages served at any time.
4. No gambling of any kind is permitted during any event.
5. **A \$50.00 damage deposit will be refundable within seven (7) days after inspection by the Association if no damage has been incurred.** The cost of any damage incurred will be deducted from the damage deposit. If more damage is caused than is covered by the damage deposit, the Owner sponsoring the event will be responsible for difference between the deposit and the actual cost to repair the damage, which amount will be assessed against the Owner's Lot and collectible in the same manner as Association assessments.

- 6 Any required additional insurance is to be provided by Owner sponsoring the event at Owner's expense. Homeowner is responsible for locking the Clubhouse and complete clean up of the clubhouse area (includes bathrooms and pool area) after use. All trash, food, decorations used, etc must be removed and disposed of off-site. The clubhouse area (including bathrooms and pool area) must be free of any trash and damage in order for the Owner to obtain a full refund of the deposit.
7. In consideration for being allowed to use the Association's common area, the undersigned Owner waives any and all claims that he/she may have against the Association, its members, its directors and their spouses, its property management company (First Service Residential) and its employees, and/or its independent contractors relating to Owner's use of the Association's common area. In addition, Owner agrees to indemnify the Association against any and all claims brought against the Association and/or its directors, officers or management company, including attorney's fees and costs incurred in defending such claims, arising from or related to Owner's use of the Clubhouse area, including, but not limited to claims for property damage and/or personal injury.

By my signature, I agree to all of the above terms and conditions.

Signature of Homeowner: _____ Date: _____

FOR MANAGEMENT COMPANY USE:

Deposit: Date Rec'd _____ Check # _____ Name _____

Comments: _____

Date/Time Inspected: _____ By: _____

Date Deposit Returned: _____ Add'l Charges _____