

CLUBHOUSE RULES AND REGULATIONS

CLUBHOUSE CONDUCT: This document was edited and approved by
the Community Board of Directors on
04/30/2025

Homeowners, Members, Residents, Guests, and Attendants of the clubhouse shall be polite and respectful to all in attendance at all times.

There shall be zero tolerance for disorderly conduct on the Clubhouse grounds at any time. All violators of any of the clubhouse rules and regulations will be required to leave the Clubhouse grounds as requested by the attendant on duty.

If violators who do not comply with the stated rules and regulations more than once per calendar year, their clubhouse access will be removed and a fine will be imposed at the discretion of the Board of Directors.

CLUBHOUSE RENTALS:

All applications for clubhouse rental shall be directed to the Clubhouse Manager/Property Management Company, and will require the following prerequisites:

- Homeowner MUST BE in “good standing” (i.e., the homeowners association fees are current and there are no current/outstanding violations, suspensions, revocations, or fines assigned on the homeowner’s account)
- Date and Time of the Event
- Number of Guests expected (not to exceed 60 people)
- A copy of the owner’s Certificate of Insurance indicating the owner renting carries liability insurance and it must be presented prior to application approval
- Purpose of the Event (reason requested to rent the clubhouse)

Rental Fees and Security Deposit:

- A \$150 fee and a \$400 deposit shall be required for the reservation to be complete

Greywall Clubhouse – Terms of Rental Agreement

Clubhouse Room Reservation

Homeowners who reserve the Clubhouse must adhere to all stated Clubhouse Rules and Regulations, and the Terms of Rental Agreement as described herein.

Homeowners who reserve the Clubhouse shall agree the rental event must be between the hours of 10 a.m. and 11 p.m., and the rental event shall be for a period no more than six hours which includes both the set-up and the clean-up.

Homeowners who wish to reserve the Clubhouse must complete and sign the Clubhouse Rental Application, which acknowledges their responsibility for the terms set forth for the Clubhouse rental.

Homeowners who wish to reserve the Clubhouse must pay a \$150 rental fee and a \$400 security deposit payable to Greywall Club Community Association. Damages will be the responsibility of the homeowner, and the \$400 security deposit will be used for that purpose. Damages exceeding \$400 will be paid for at the homeowner's expense.

Homeowners who wish to reserve the Clubhouse must provide a Certificate of Insurance indicating the homeowner renting the facilities carries liability insurance and it must be presented prior to the approval of Clubhouse Rental Application.

Homeowners who reserve the Clubhouse shall agree the Clubhouse rental will ONLY reserve the multi-purpose living room, the dining room, the kitchen, the library, and the inside washrooms. Guests who are not homeowners of the rental event should not use the East clubhouse doors for entry or exit, and should not access the Fitness Room, Locker Room, or Pool Area during the rental event.

Homeowners who reserve the Clubhouse shall agree the rental event must not exceed a maximum number of 60 people.

Homeowners who reserve the Clubhouse shall be responsible for a cleaning fee if the clubhouse is not cleaned and arranged to the same status as it was before the rental event.

Homeowners who reserve the Clubhouse must be present at the Clubhouse during the entirety of the rental event.

All association fees shall be current with no outstanding violations/fines against the homeowner's account.

Helium balloons must be weighted or tied down.

Greywall Clubhouse – Terms of Rental Agreement

Clubhouse Room Reservation (cont'd)

The Clubhouse parking lot must not be blocked to prevent vehicle parking for access to the clubhouse or the pool.

The rental of the Clubhouse rooms is restricted to private parties or meetings hosted by Homeowners of the Greywall Club Community Association and no admission fee shall be charged.

If the purpose for the use of the Clubhouse is misrepresented in any way, the reservation may be canceled, and future use of the Clubhouse may be prohibited.

Homeowners, Residents, and Guests found in violation of the Clubhouse Rules and Regulations will be asked to leave the Clubhouse premises.

Greywall Club Community Association Board of Directors has the authority to suspend or revoke member privileges {including access} for violations of the Clubhouse Rules and Regulations or the Terms of Rental Agreement.

Clubhouse Manager, Property Manager, or Greywall Club Community Board of Directors reserves the right to change and/or add any revisions to the Rules and Regulations or the Terms of Rental Agreement.

CLUBHOUSE RENTAL PROHIBITIONS and RESTRICTIONS

The following restrictions will not be allowed and are strictly prohibited:

- Confetti, glitter, uncooked rice, beads, seeds, or other similar materials.
- Tape, tacks, nails, or staples on any painted surface, furniture, windows, or floors.
- Movement of furniture and/or furnishings.
- Access to the Fitness Room, Locker Room, and Pool Area is prohibited during the scheduled rental event to guests of the rental event.
- No amplified or loud noise (music) will be permitted.
- No DJ or Band will be allowed.
- No alcoholic beverages will be permitted.
- No smoking or controlled substances will be allowed.
- No rental activity shall be held in the Clubhouse parking lot including: bounce houses, grills or any cooking equipment, commercial trucks, or trailers.

Greywall Club Clubhouse Rental Application

(When completing this application, please PRINT legibly except where signature is required.)

Homeowner's Name: _____

Property Mailing Address: _____
(street number and street name)

City: _____ State: _____ Zip Code: _____

Home / Cell Phone: _____ Work / Office Phone: _____
(circle the one provided)

Email Address: _____

Application Date: _____ Date of Event: _____

Time of Event: Event Start Time: _____ Event End Time: _____
(when specifying event start and end times, please account for set-up and clean-up time)

Number of People Expected to Attend: _____
(capacity should not exceed 60 people)

Purpose of Gathering: _____

I (we) agree to adhere to all of the Greywall Club Association Clubhouse Rules and Regulations and the Terms of Rental Agreement as published in the Greywall Club Community Association Clubhouse Rules and Regulations.

Homeowner's Signature: _____ Date Signed: _____
(signing the application confirms that you read, understand, and agree to the Clubhouse Rules and Regulations, and Terms of Rental Agreement)

Homeowners who reserve the Clubhouse must submit a signed Rental Application Form, accompanied by a \$150 check for rental and a \$400 security deposit check payable to the Greywall Club Community Association. In addition, the homeowner must provide a copy of homeowner's Certificate of Insurance indicating owner's liability insurance to complete the application process.

This section is reserved for the Clubhouse Manager / Property Manager

Date Application Received: _____

Homeowner's account is not delinquent and is in "good standing": _____

Application Approved by: _____ Approval Date: _____

Greywall Clubhouse Fitness Room Rules and Regulations

Residents must sign the Fitness Room waiver before using the Fitness Room, and all Fitness Room users shall exercise at their own risk.

The Fitness Room shall be open 5:00 a.m. to 11:00 p.m., 7 days a week.

Children under the age of 16 are not allowed in the Fitness Room at any time.

Only one guest per homeowner is allowed, provided that the Fitness Room is not so overcrowded as to prevent homeowners from using the equipment.

The staff/on-duty attendant has the right to check identification of those using the Fitness Room.

No jeans are allowed in the Fitness Room. All Fitness Room users must wear proper gym attire (including shirt and shoes).

ONLY clean exercise shoes (not worn outside) will be worn in the Fitness Room.

No food is permitted in the Fitness Room. Beverages may be permitted only if the beverage is contained in a capped or closed-lid unbreakable container. No glass containers or alcoholic beverages are permitted in the Fitness Room.

No smoking is permitted in the Fitness Room.

Portable video/music devices are allowed in the Fitness Room only when using personal earphones.

Residents are not permitted to bring personal fitness equipment into the Fitness Room. Fitness equipment is to remain stationary and not be removed from the Fitness Room.

Disinfecting wipes, provided by the Association, must be used to wipe-down the equipment after each use to maintain cleanliness of the equipment.

When there are multiple users waiting to use the equipment, the user may only occupy the equipment for 30 minutes. However, if no one is waiting to use the equipment there is no time limit to use the equipment.

Any equipment broken or not working properly should be reported to the Clubhouse Manager.

Weight Training Equipment:

- Weights must be shared among residents who are training.
- Weights MUST BE RETURNED to its designated placement.
- Spotters are encouraged and recommended while lifting; although not required.