

Common Area Facilities Usage Agreement

Amenity: ☐ Pool Area ☐ Roof Garden ☐ Colorado Room Patio

Day & Date: _____ **Start/End Time:** _____ **# of Attendees:** _____

Procedures for Use:

1. Date and time must be established and checked for availability. Area cannot be reserved for exclusive use and/or prevent other residents from using the common facilities.
2. For safety and noise considerations, the maximum attendance is 30 people unless Management approves a greater number of attendees.
3. There must be a resident in attendance. The Resident accepts responsibility for all damage and behavior of guests. All persons must comply with community rules including **no smoking on the premises**.
4. The space must be put back to the same condition as before the function. Area must be left cleaned, and furniture restored to original placement.
5. **There is no charge for the use of the space; however, if the staff sets up the space and/or has to remove setup, a charge is imposed as follows:**
 - a. \$4.00 per chair (maximum of 30 chairs)
 - b. \$20.00 per table (maximum of 4 tables)

If management determines cleaning is required, **the cleaning charge** is \$50 per hour (minimum charge of one hour.)

6. Sound from live bands or other sources must not disturb residential units and must end at 10:00 p.m.
7. Management reserves the right to stop/terminate a function in progress if the Manager on Duty determines that an activity is in violation of the Association's Community Rules.
8. Events/functions can be catered by offsite companies, provided that they comply with the above rules and are Certified Food Handlers in Austin, Travis County.
9. Hosting party (building resident/owner/tenant) shall indemnify and hold harmless the Association and management against all liability or loss (including attorney's fees and costs), and against all claims or actions based upon or arising out of damages or injury to persons or property caused by or sustained in connection with the use of the space. The Association assumes no liability for private parties.
10. Functions must have approval in advance by the manager and the hosting party must agree to the above before space can be used.

Party responsible agrees to comply with the above terms.

Unit #: _____ Name: _____

/s/ _____
Responsible Party (Owner/Tenant)

Date

/s/ _____
Management Representative

Date