

# **Merrimac Homeowners Association**

## **Rules and Restrictions for Clubhouse and Recreational Facilities**

It is the goal of the Board of Directors to protect each Homeowner's investment in common amenities, maintain them in a manner that will enhance the comfort and enjoyment of all persons using these facilities, and to provide a safe environment. Each Rule and/or Restriction stated herein is designed to accomplish that goal.

The Merrimac Homeowners Association owns and maintains the Clubhouse and associated Recreational Facilities for the enjoyment and use of Merrimac Homeowners. A Merrimac Homeowner must accompany guests at all times.

Homeowners are fully and totally responsible for any damage caused to the Clubhouse and associated Recreational Facilities by the willful, intentional or negligent acts or omissions of a homeowner or his/her guests. The Association strictly prohibits any illegal activity on Association property.

**THE MERRIMAC HOMEOWNERS ASSOCIATION IS NOT RESPONSIBLE FOR ACCIDENTS OR INJURIES INCURRED BY ADULTS OR CHILDREN WHILE IN THE CLUBHOUSE OR WHILE USING ANY OF THE RECREATIONAL FACILITIES AND IS NOT RESPONSIBLE OR LIABLE FOR ANY LOSS OR DAMAGE TO PERSONAL PROPERTY.**

## **Clubhouse Reservation Policy**

Merrimac Homeowners may reserve the Clubhouse. Reservations must be made in advance by contacting Matt Lutz via e-mail at [Matt@mymerrimac.com](mailto:Matt@mymerrimac.com) or via the mymerrimac web site.

No reservation shall be made for a date more than six (6) months in advance, or on a permanent basis, without prior approval from the Board of Directors.

The cost to reserve the Clubhouse is \$90.00 with an additional refundable \$100.00 damage deposit due at the time of reservation. Signed Reservation Agreement, rental fee and deposit must be received within 2 calendar days of your reservation or your reservation will be cancelled. **The key to clubhouse will be available for pick up the morning of your reservation.** Access in advance is usually not possible due to scheduling conflicts.

Following the event and an approved inspection, the damage deposit will be returned to the homeowner.

Initial: \_\_\_\_\_

**CLUBHOUSE GENERAL RULES**

- 1) Minors under the age of eighteen (18) shall be accompanied at all times by an adult while in the Clubhouse.
- 2) No pets shall be permitted in the Clubhouse at any time.
- 3) No smoking shall be permitted in the Clubhouse (including restrooms).
- 4) Banners, signs, etc. shall not be glued, nailed, tacked, or otherwise attached to the walls, ceiling, or woodwork in a manner that cause damage to the Facilities.
- 5) Music and/or other party noise shall be maintained at a low level so that nearby homeowners are not inconvenienced.
- 6) POOL ACCESS: Rental of the clubhouse facility **DOES NOT INCLUDE** access to the pool. Normal guest policies will be enforced by the lifeguards during normal operating hours of the pool. In the event you would like access to the pool after normal operating hours, the host of the event is required to have a certified life guard on deck at all times. Arrangements for guards can be made (schedule permitting) through Merrimac’s pool management company with a minimum of 2 weeks notice. Homeowner and their guests release, indemnify and hold harmless the Merrimac Homeowner’s Association Inc., it’s members, agents, attorneys, successors and assigns of any liability in the event of injury or death as a result of any person accessing the pool or pool deck during any event.
- 7) CLEANING: Homeowner is responsible for restoring the Facilities to the condition in which it was delivered. In order to retain your deposit, there must be no damage to the Facilities and the homeowner shall provide a general cleaning including (but not limited to): sweeping/vacuuming of floors, wiping down table tops/countertops and removing all trash from your event. Cleaning must be completed immediately following the conclusion of your event.
- 8) Homeowner is responsible for closing and locking all windows and doors in the Clubhouse and Facility.
- 9) All events shall be concluded by 11:00 p.m. Sunday – Thursday and 12:00 a.m. on Friday and Saturday.
- 10) **KEY PICK UP AND RETURN:** Clubhouse Key will be available the morning of your reservation and must be returned immediately following the conclusion of your event. If key is not returned immediately following your event, your deposit will be forfeited.

**I fully understand the above written Clubhouse Rules and Restrictions along with all Reservation Policies and agree to abide by them while utilizing the Merrimac Clubhouse.**

\_\_\_\_\_  
Homeowner Signature

\_\_\_\_\_  
Date

Clubhouse Reservation Date:\_\_\_\_\_

Address:\_\_\_\_\_ Lot #\_\_\_\_\_

Phone: \_\_\_\_\_