



Bent Tree West Swim and Tennis Club

www.btwclub.org

2018 Clubhouse Rental Agreement



This clubhouse rental agreement is made and entered into this _____ day of _____ by and between Bent Tree West Swim and Tennis Club, and _____, the renter.

FEES

All rental dates must be cleared with The Club's rental event planner and displayed on the club's website.

- ___ Members: \$50.00 PER HOUR rental. Set up and clean up time are not included, and will be charged at this hourly rate.
- ___ Non-Members: \$100.00 PER HOUR rental fee. Set up and clean up time are not included, and will be charged at this hourly rate.
- ___ Recurring Non-Member adult meeting: \$500.00 a year (limited to once a month or \$50.00 a meeting)
- ___ Members: Wireless Bluetooth Sound System \$5.00 PER HOUR
- ___ Non-Members: Wireless Bluetooth Sound System \$10.00 PER HOUR

The *Bent Tree West Swim and Tennis club* is run by an elected volunteer board which are all volunteer and have full time jobs and families to manage. Please be considerate of their time. A board member will unlock and relocked at the designated time set in this contract but not to be later than 11:00 PM per local ordinance. **Note: Please visit the clubhouse before booking your party. See Pictures. You must bring your own supplies.**

DEPOSITS _____ initial

Renter agrees at the end of the rental time period written in this agreement, the renter will clean the clubhouse according to the checklist below. A Clubhouse assessment after each rental in done and assessment fees that apply will be deducted from deposit.

- ___ Members: \$200.00 refundable deposit
- ___ Non-Members: \$400.00 refundable deposit
- ___ Recurring Renter Non-Members: \$500.00 deposit held for length of contract

RENTAL RULES AGREED TO: _____ initials

- **Members are not allowed to rent the club on behalf of non-member(s) under any circumstance.**
- **Clubhouse** rental does not include use of the pool or exterior facilities. Doors to the pool area will be locked.
- No **Smoking** is permitted in buildings or on the property. A \$250 fine will be enforced.
- A **contract** must be signed for any and all use of BTWST property
- All paperwork (signed **contract, rental fee and deposits**) must be completed at least **10 days** before rental.
- **Alcohol is ONLY permitted at private parties and cannot be sold**
- We do not **provide security** for an event. No phone is available.
- **Parking** is limited to the club's parking lot. No parking on residential streets. The school parking lot is available when school is closed.
- **Electrical:** Renters must bring their own electrical heavy-duty extension cords.
- Entrance and exit will be through the front door only
- **Food** storage is permitted. Please do not leave food or drinks behind.
- **Children and all persons under 18 years of age must be supervised at all times**
- ALL trash is to be removed and placed in large trash bins located next to the pool gate.

These above items must be complied with by the renter or they will be deducted from the refundable deposit

SUPPLIES - SET UP AND CLEAN UP _____ initial

The club does not have employees that can assist with loading, unloading, set up or tear down for your party. This includes receiving rental deliveries. You will only be permitted to set up before the scheduled event time or stay longer for clean-up **with prior approval**.

The clubhouse kitchen has a microwave, oven, stove, and coffee maker for use and two bathrooms. We do have a large flat screen TV that a lap top can be hooked to for PowerPoint presentations. We are have a VCR and DVD player attached to the TV.

DAMAGES _____ initial

Any damages to the property causing expenses incurred by Bent Tree West Swim and Tennis Club as a result of the rental shall be paid out of and deducted from the security deposit. Any damages or expenses in excess of the security deposit will be paid for by the renter as assessed by Bent Tree West Swim and Tennis Club board members. The balance of the security deposit will be refunded to the renter after the property has been inspected. Allow 3- 5 days for deposit refund. The host of the party is assuming all liability for the guests attending without regard to fault while at Bent Tree West Swim and Tennis Club, and assumes any damage done to the club property, by any attending guest of the party.

LIMITATION OF LIABILITY _____ initial

Renter will indemnify Bent Tree West Swim and Tennis Club and any Bent Tree West Swim and Tennis Club's related parties including but not limited to: its members, directors, officers and employees harmless from and against any and all claims, actions, damages, liability and expense in connection with injury, accidental death, loss, damage, injury to persons or property occurring in, on or about or arising out of the rented property, or the use and occupancy thereof, or occasioned by negligence or renter or renter's agents, employees, representatives or guests. Neither the Bent Tree West Swim and Tennis Club nor any of its affiliates, officers, directors, employees, agents or other affiliates (collectively, "Related Parties") shall be liable for any loss, liability, cost damage or expense (including attorneys' fees and costs) (collectively, "Losses"), including Losses in connection with good faith errors of judgment, mistakes of law, actions performed or actions omitted in connection with the property occurring in, on or about or arising out of the rented property.

REFUNDABLE DEPOSIT - ASSESSMENT BASE _____ initial

Please note the Bent Tree West Swim and Tennis Club's Board is made of volunteers. They will hire someone to repair damage of any of the following and it will be deducted from the renters' deposit.

ASSESSMENT BASE	Fee
_____ Nothing is to be ATTACH TO WALLS, BEAMS, CEILINGS	\$50.00
_____ Furniture IS NOT TO BE REMOVED for any reason	\$200.00
_____ Walls: marked, chipped or damage requiring touch up paint.	\$50.00
_____ Furniture: marked or food debris left on, sticky, stains or misused	\$50.00
_____ Furniture: damage replacement fee	\$600.00
_____ Kitchen supplies missing, not put in dishwasher, or not turned on.	\$100.00
_____ Trash: if not bagged, removed	\$15.00
_____ Furniture maybe moved, but excessive scratches on for will result in a fee.	\$25.00
_____ Blinds damage such as broken slates or missing parts.	\$45.00
_____ Set up and tear down folding tables and chairs return to shed.	\$50.00
_____ Using exterior property of BTWSW	\$175.00
_____ Access to the pool without rental fee	\$175.00
_____ Bathroom damage to toilets, sinks, fixtures	\$150.00
_____ Parking lot and grounds not cleaned up - Cigarette butts left on the grounds for pick up	\$125.00
_____ If Dallas Police are called for any reason	\$100.00

PURPOSE OF RENTAL: _____

EXPECTED GUESTS: # _____

RENTAL AGREEMENT _____ initial

This rental agreement is for the interior of the Clubhouse. It does not include pool, veranda, tennis courts, volley ball area or side yard access unless specified.

The Club reserves the right to have events at the pool during a clubhouse private rental.

Party Date: _____ **Begin Time:** _____ **End Time:** _____ **Total Time:** _____

Liabile Renters Name: _____ Member Non Member

Address: _____

Home Phone: _____ Cell: _____

Email: _____

AGREEMENT SIGNATURES

I have read and understand the terms of this contract. As renter/host, I agree to follow the rules and policies set forth in this contract by Bent Tree West Swim and Tennis Club. As the renter/host, I understand I am assuming all liability for my family, guest, and myself with regard to fault while at Bent Tree West Swim and Tennis Club.

_____ Print Renters Name _____ Date

_____ Renter's Signature _____ Date

_____ Approved BTW _____ Date

Check #1
Due: _____ Deposit Paid: \$ _____ Check # _____ Date: _____

Check #2
Due: _____ Rent Paid: \$ _____ Check # _____ Date: _____

Forfeit deposit if cancelled in less than 5 days before event

Deposit Shredded Date: _____ or Amount used \$ _____ Purpose: _____

Rental Coordinator: Mike Algermissen (979) 492-7851 michael@algermissen.com. The Clubhouse will be assessed within 24 hours after your event and your deposit will be shredded within 3 days of the event, unless it is used for damages or non-compliance as detailed above.