



Haynes Creek HOA Clubhouse Rental Guidelines

Haynes Creek Clubhouse Rental Guidelines

1. The clubhouse (not including the pool) is available for rental by any Haynes Creek homeowner in good standing. The pool is not available for rental at any time by any person. The person renting the clubhouse must be a Haynes Creek homeowner (or spouse) over the age of twenty one (21) and must be in attendance at all times during the gathering.
2. Any public gathering in which all residents of Haynes Creek are invited shall be considered a community social event or a neighborhood function and the rental rates set forth herein shall not apply.
3. Any type of gathering (private party or otherwise) where all residents of Haynes Creek are not invited shall be considered a private party ("Private Party") and shall be subject to the rental rates set forth herein. If the purpose of the Private Party is to conduct any profit-making activity (including without limitation, any charity event), then the Haynes Creek homeowner must rent the clubhouse for the entire day (9:00 a.m. until 2:00 a.m.) and pay a \$225.00 rental fee. With respect to advertising such profit-making Private Party, the Haynes Creek homeowner is limited to one small sign placed in front of the clubhouse advertising the location of the Private Party. No other signs are permitted on property owned by the Haynes Creek Homeowners' Association or on property owned by any resident. If the purpose of the Private Party is for any reason other than conducting any profit-making activity, then the rental times and rates set forth herein shall apply.
4. The clubhouse hours are 9:00 a.m. to 2:00 a.m. exclusively.
5. The clubhouse is a **NO SMOKING** facility. Should guests smoke outside the clubhouse, please clean up their smoking area immediately after the Private Party so that no discarded cigarettes remain.
6. **Pool use is not permitted with the clubhouse rental. Reserving the clubhouse in pool season does not preclude other homeowners from using the pool at the same time.** Wet bathing suits are not permitted in the clubhouse at any time.
7. Rental of the clubhouse must be approved by Heritage Property Management prior to securing any day. Since HOA fees must be current, as well as violation fees; rentals may not be made for future/coming year unless all dues or fees have been paid for the future/coming year.



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8. The Haynes Creek homeowner shall be solely responsible for contacting the management company in order to rent the clubhouse, sign the rental agreement, pay the rental fee and pay the **\$300.00 advance deposit**. These items must be completed within 5 days of securing the rental date in order to secure the rental date. The rental fee will be submitted to Heritage Property Management for deposit and the deposit fee will be kept until after inspection of the clubhouse and grounds by a Board Member or (appointed persons as established prior to rental). If there is not any damage, your check will be returned to you. All rental fees and deposits must be written by the current homeowner and be from a local bank or credit union or cashier checks from a local bank or credit union. The Haynes Creek homeowner shall also be solely responsible for communicating with the appointed Board Member/Facility Manager in order to obtain access to the clubhouse on the rental date.

9. The Haynes Creek homeowner is responsible for paying the clean-up/rental fee at the time of the signing date. The homeowner agrees to comply with all terms set forth in these Rental Guidelines and the Application for Reservation Agreement, and further hereby accepts and assumes legal responsibility for all damages done to the clubhouse that occurs during the time of their rental of the clubhouse. The homeowner acknowledges and agrees that failure to complete any required cleanup item will result in the forfeiture all of the rental deposit. In addition, the homeowner acknowledges and agrees that the cost of repairing any damages to the clubhouse occurring during, or as a result of, this rental will be billed to the homeowner and must be paid by the homeowner. Any such unpaid repair costs will be assessed against the homeowner and may become a lien against such homeowner's real property. The schedule set forth below describes the current rental rates.

10. To schedule use of the clubhouse call Heritage Property Management at 770-451-8171 EXT: 8567.

11. Our current Clubhouse contacts rotate within the Board Members.

12. All private events where alcohol is being served must follow Georgia's law for legal drinking age. Also, if there is a gathering of 40 or more people and alcohol is being served, then a Gwinnett County police must be present to provide security.

13. Rental rates are set forth below:



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Rental Times During Pool Season	Rental Fee
<i>(Memorial Day - Labor Day)</i>	
8 pm – 2 am	\$150.00
Deposit	\$300.00
Rental Times When Pool is Closed	
<i>(After Labor Day - Before Memorial Day)</i>	
6 Hour Blocks	\$150.00
All-Day Event up to 2 am/more than 6 hours	\$225.00
Deposit	\$300.00
<i>Please note that these times includes set up and clean up times</i>	