

Rules for Use of LAE Beach House

1. Authorized Use

The Beach House is for the exclusive use of LAE members who are in good standing and officially sanctioned LAE-sponsored events. Members may reserve the facility for private family events such as birthdays, reunions, anniversaries, and similar gatherings involving members, their families, and invited guests (maximum capacity: 40). Use by outside organizations, incorporated groups, or non-member sponsored events is not permitted.

2. Compliance with Laws

All activities conducted on the premises must comply with applicable local, state, and federal laws and regulations.

3. Scheduling of LAE Events

LAE-sponsored events shall be scheduled in advance and posted on the LAE Website and Bulletin Board. The Association reserves the right to modify or cancel events due to weather or other unforeseen circumstances.

4. Events Involving Persons Under 21

Any event reserved for and/or attended by persons under twenty-one (21) years of age must have a parental chaperone who is an LAE member present throughout the entire event.

5. Reservation Requirements and Deposits

A member reserving the Beach House must:

- Execute a Hold Harmless Reservation Agreement; and
- Submit a \$100 security deposit prior to reservation approval.

6. Responsibility for Damage and Conduct

The reserving member assumes full responsibility for:

- Any damage to the building, furnishings, equipment, or surrounding property occurring during the reserved period; and
- The conduct of all guests attending the event.
- Completing all items as noted on the Renters Checklist and assuring the facility is left in the same condition it was found. Lost keys will result in a fee of \$15.

Costs for repair, replacement, or excessive cleaning beyond normal use may be deducted from the deposit, and the member remains liable for any additional costs exceeding the deposit amount.

7. Availability

The Beach House is available for member use from Memorial Day* through September, except when scheduled for LAE-sponsored events. Events should be completed by 9pm. Arrangements for Keys to be given to the renter will be made for the day of the event. If there is not an event the evening before, arrangements may be made to give the renter the key the day before. **Note, the goal of the Board is to have the Beach House open and available by Memorial Day, however this is due to weather and volunteer support.*

8. Annual Events Calendar

The Activities Committee shall submit a proposed schedule of events to the Board prior to May 1st and provide the Secretary with the finalized calendar once approved by the Board. The Calendar is distributed with the Annual Packet and posted on the website.

9. Reservation Request and Approval

Requests are sent to the LAE Secretary via email. Once the annual LAE events calendar is finalized, reservation requests will be approved or denied by the Secretary on a first-come, first-served basis. Once approved, the Member must sign the Agreement and submit it to the Secretary within 7-days with the check for \$100.

10. Rental Limit

Each LAE member may reserve the Beach House for a maximum of two (2) private events per calendar year.

HOLD HARMLESS AND INDEMNIFICATION AGREEMENT

This Hold Harmless and Indemnification Agreement (“Agreement”) is entered into by the undersigned LAE Member (“Member”) in consideration for being permitted to reserve and use the LAE Beach House and adjoining Beach Area, including but not limited to the building, parking lot, swimming area, grounds, furnishings, and equipment (collectively, the “Premises”).

1. Assumption of Responsibility

The Member accepts full responsibility for the use of the Premises during the reserved period and for the conduct of all family members, guests, invitees, and attendees.

2. Indemnification and Hold Harmless

The Member agrees to indemnify, defend, and hold harmless the LAE Association, its Officers, Directors, Board Members, committee members, and members of record (collectively, the “Association”) from and against any and all claims, demands, causes of action, liabilities, losses, damages, costs, and expenses (including reasonable attorney’s fees) arising out of or related to:

- The Member’s use of the Premises;
- The use of the Premises by the Member’s family, guests, or invitees;
- Any injury to persons (including death);
- Any damage to or loss of property occurring during the reserved period.

3. Property Damage

The Member agrees to be financially responsible for any damage to the Premises, furnishings, equipment, or surrounding property occurring during the reserved period, normal wear and tear excepted. The Association may deduct repair or cleaning costs from the security deposit, and the Member remains liable for any costs exceeding the deposit amount.

4. Compliance with Laws and Regulations

The Member agrees to comply with all LAE Beach House Rules and all applicable local, state, and federal laws.

5. Release of Liability

To the fullest extent permitted by law, the Member releases the Association from liability for any claims arising from the use of the Premises, except those resulting solely from the gross negligence or willful misconduct of the Association.

6. Binding Effect

By signing this Agreement, the Member acknowledges that they have read, understand, and agree to its terms, and that this Agreement applies to the Member and their family members and guests using the Premises during the reserved period.

LAE Member of Record (Print): _____ LAE Lot Number: _____

Signature: _____ Date Signed: _____

Event Date: _____

RENTER'S BEACH HOUSE CHECKLIST

Upon Arrival:

At the circuit breaker box, turn on the items that you will need.

Clean Before you Leave:

Clean interior and exterior of all appliances used: stove, oven, microwave, and refrigerator

Wipe down tables, counters, and sink

Sweep and mop floors

Remove ALL food and beverages

Take ALL trash with you

Return tables and chairs to original locations

Before Locking up:

Turn off any breakers you turned on. *DO NOT turn off Main Refrigerator or Water Pump

Lock all windows and doors, with particular attention to the double doors.

Return the key to the designated person. Lost Key will result in a fee of \$15.

Do not use any LAE food/drinks, paper plates, cups, plastic forks/knives/spoons, or the propane grill.

Failure to follow rules and leave the premises clean may result in loss of deposit and/or future rental privileges.