



4. Lessee agrees to pay for any damage caused by Lessee or their guests, invitees, etc.
5. Clearing of the pool area of all personal belongings must be done immediately following the event. Belongings left may be discarded by pool staff after event.
6. Lessee must be at least 21 years of age and a Leacroft property owner to rent the pool.
7. Lessee must be in good standing with the Association. Outstanding balances dues or any special dues will result in termination of event 24 hours in advance.
8. Lessee should comply with all Mecklenburg County Noise Ordinances. We require that music be kept to moderation so that it does not disturb area residents.
9. No illegal substances are permitted on the premises.
10. Lessee assumes full responsibility if alcoholic beverages are served on the premises. Liquor may be served to guest. However, only Lessee may supply liquor. "BYOB" is not permitted by guest. Lessee is responsible for all permits associated with the serving of alcohol. Lessee is also prohibited from charging for admission or a ticket in conjunction with a function that serves alcohol. Lessee must obey all state alcohol regulations and is responsible for fines should those regulations be violated.
11. Lessee is responsible for the conduct of his or her guest. Lessee is responsible for making sure guest obey all pool rules.
12. Lessee must be present for the entire event.
13. Rentals may only be during regular pool operating hours as published at time of event.
14. The pool will not be "Reserved" only to attendees of event and Lessee acknowledges that other residents may/will be at the pool during their event. The fees charged under this agreement are to cover additional lifeguards and administrative fees incurred by the HOA for the event.
15. Lessee assumes, for myself and all my guest as lessee, all of the risks of participation in swimming pool activities and hereby agree to indemnify and hold harmless the Villages of Leacroft Homeowner's Association, Inc., its directors, officers, agents and employees against any liability, actions, causes of actions, claims or demands of every kind and nature resulting from any bodily injury, property damage or loss or otherwise that may occur during my or my child/children's swimming activities.
16. Lessee of the pool does acknowledge and agree the Villages of Leacroft Homeowners Association or its contractors does not have any liability for the safety and well being of the guest at the pool area. In addition, I hereby agree to pay for all attorney and court costs associated with any litigation that I may bring against its directors, officers, agents and employees.
17. The lessee accepts full responsibility for the guest who use the pool area.
18. If lessee chooses to use the grill(s) belonging to the Association, lessee accepts full responsibility for its use. Any damage caused by misuse of the lessee or his/her guest is the sole responsibility of the lessee. Lessee is responsible for coordinating with the pool staff gate access to get to the grill and/or facilities. Lessee is responsible for the cleaning of the grill after the event; if the grill is found to not be cleaned a fee of \$100.00 will be assessed against Lessee
19. Failure to comply with these regulations and procedures reserves Lessors right to terminate the event/contract at any time, without refund of rental payment.

**Signature of Lessee** \_\_\_\_\_ **Date** \_\_\_\_\_