

Exhibit A

SENDERA LAKES HOME OWNERS ASSOCIATION

c/o Aria Real Estate Group, 3110 N. Interstate Drive, Ste 120, Norman, OK 73072
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CLUBHOUSE RULES

3917 Catalina Lane, Moore, 73160

The Clubhouse is available to reserve for private parties, for all Sendera Lakes Property Owners whose Association dues are current. This is on a first come first served basis and can be scheduled through the property management company.

A signed rental agreement must be received prior to reserving the Clubhouse. The rental fee and security deposit are **payable at the time the rental agreement is signed**. Reservations are not recorded and confirmed until the completed rental agreement is received, and the deposit has cleared the bank.

The party or parties signing the rental agreement must be in attendance during the entire length of use of the clubhouse.

Reservations may not be made for a third party.

The clubhouse may be leased during the following days & hours:

Any day 9 am – 9 pm (includes set-up & finish times). The building must be cleared by 10 pm.
The clubhouse may be rented on holidays or holiday weekends **HOWEVER no one will be on call.**

Fees:

The non-refundable rental fee required of all residents reserving the clubhouse is **\$150.00**.

A security deposit of **\$150.00** is required for all events. This is refundable after completing the "Post-Inspection" form (Exhibit B).

General Use:

All Association Rules and Regulations shall apply. Doors should remain closed and not be propped open. If any damages occur, the Board or management will repair or replace items damaged, and the party reserving the clubhouse will be charged back accordingly, first using the security deposit, and then charging any balance owed. The party reserving the clubhouse assumes full financial and legal responsibility for all damages arising out of the use of the clubhouse.

Inspections of the clubhouse both before and after each event must be scheduled during regular business hours.

NO SMOKING is permitted at any time inside or outside the clubhouse, including the back patio, according to State Law. Violation of this will result in the forfeiture of the security deposit.

Any illegal activity shall immediately terminate the rental agreement and forfeit all deposits. Any person or persons involved in any illegal activity shall be prosecuted to the fullest extent of the law.

Alcohol: Alcohol may not be served to any minor or intoxicated person. Alcohol is allowed at rental functions, if and only if, an

alcohol deposit of \$150.00 is received prior to the event and an "Alcohol Indemnification and Release" form is

provided in advance.

Pool: The pool area may not be rented or reserved during pool season. It is for the use and enjoyment of all owners and guests and has its own hours of operation and will be available for the use of other owners during the reserved time period.

Music and/or any other noise must be kept at a level that cannot be heard in the surrounding homes in the area. The renter of the clubhouse will be responsible for seeing that there are no loud noises from the guests either coming or leaving the function at the clubhouse.

All, City, State, and Federal laws and safety codes apply. No more guests than 69 the maximum occupancy limit is allowed.

INSTRUCTIONS FOR CLUBHOUSE USE

Entrance: North or East Door – must have an activated card key.

The Kitchen has the following appliances:

**Refrigerator / Freezer Microwave /
Oven**

Set up and tear down of furniture for events, is the responsibility of the party reserving the clubhouse.

All items in the clubhouse need to be returned to their original places before the event.

All trash needs to be removed. All tables, countertops, sinks, etc..... need to be wiped down and floors need to be swept.

Please turn off all interior lights before exiting the clubhouse.

Please check to make sure all exterior doors are shut properly.