

BAYSIDE TERRACE CIVIC CLUB PROPERTY OWNER & TENANT AGREEMENT

Revised and Approved by BTCC Board on June 19, 2019

Membership in the Bayside Terrace Civic Club, BTCC, which includes access via key to the property containing the fishing pier, pavilion and other amenities is only available to property owners in the Bayside Terrace subdivision.

No person shall be entitled to membership in the BTCC who is not a property owner in Bayside Terrace. A property owner may choose to purchase a membership for a tenant's use of the BTCC Park and Pier. **The property owner accepts liability for any property damage to BTCC facilities caused by their tenant, their children and their guests.**

As such, the tenant agrees that use of any Bayside Terrace Civic Club facilities are done so at their own risk and agree to abide by all rules for themselves, their children and their guests. Tenant also accepts responsibility and liability for their behavior and any unforeseen accident or injury to themselves, their children, or their guests.

Tenant specifically agrees to hold harmless the Bayside Terrace Civic Club and their sponsoring property owner with regard to any and all liabilities with regard to their access to and enjoyment of the facilities owned or maintained by the Bayside Terrace Civic Club.

A complete list of rules and regulations for BTCC facilities is available upon request. A summary of key rules that the tenant, their children and their guests agree to include, but are not limited to:

- No illegal activities contrary to City, State and Federal regulations.
- No driving inside the park.
- No blocking of gate.
- All park gates must be locked at all times, exceptions only for maintenance and special events.
- No unaccompanied minors on the pier.
- No swimming from the pier or jumping off the pier.
- All trash must be placed in appropriate trash receptacles.
- Discard all organic fishing debris in the bay, NOT the garbage cans.
- No loud music or other noise in the park.
- No more than 3 guests per tenant are allowed under normal circumstances. Special requests for additional guests and events should be made to the Board of Directors.
- Lights should be turned off after leaving the park.
- Curfew for all activities, except night fishing conducted with restraint and quiet circumstances, shall be 10:00 pm.
- Violation of the rules may result in revocation of access to the Bayside Terrace Civic Club facilities.

Property Address of Tenant _____

Tenant: _____

Date: _____

Tenant: _____

Date: _____

Property Owner:

Signature _____

Date: _____

Address _____

Phone: (____) _____

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