

THE ELECTRA

SOCIAL CLUB USER AGREEMENT FOR USERS OF 989 NELSON STREET

PLEASE READ CAREFULLY

1. The Building Manager must be informed of the intention of using the Social Club a minimum of 48 hours in advance either in person during office hours: (Mon to Fri; 5 p.m. - 6 p.m.) or by phone, (604-488-0048). This social club user agreement must be completed prior to the event and posted in the social club on the day of the event.
2. Maximum number of people allowed in a social club event is 25. Functions greater than 25 people must be authorized at the discretion of the building manager.
3. For parties of 10 persons or more, a charge of \$2.00 per person.
4. Owners and users agree to take full responsibility for the area. Any fines and/or damages as assessed by building management. will be charged to the strata lot.
5. The use of the social club facilities is non-exclusive.
6. No candles or any other kind of heat or smoke generating devices are permitted in the vicinity of smoke detectors to avoid setting off the SPRINKLERS OR THE FIRE ALARM.
7. Cleaning: All areas and equipment used by the party must be left clean. Floors swept or washed if needed, carpeted areas vacuumed. All garbage must be taken to the appropriate disposal area on the LM (Lower Main) level. Any owner, tenant or occupant failing to clean up the social club after using it, shall be subject to a fine of \$50.00.
8. Fines:
 1. Violations of the social club rules (posted in the social club by the pool room) are subject to fines up to \$200.00 for each offense.
 2. Any outstanding cleaning performed by the staff of The Electra will be levied to the owners strata lot at the rate of \$35.00 per hour or fraction thereof.
9. No notices of any kind can be posted in the social club or common areas
10. In the interests of the building, Management reserves the right to cancel this booking without notice.
11. Cleaning and damage charges will be assessed equally between parties taking place at the same time.
12. Use of BBQ's and music permitted until 10 p.m.
13. Glass tables must be separated a minimum of 18 inches to prevent chipping. An immediate fine of \$35.00 will apply if this is not adhered to.
14. Social club must be cleaned and vacated NO LATER THAN 11 p.m.
15. Persons using these facilities do so at their own risk and release and indemnify the Residential Section from any and all claims from the use of these facilities.

Suite # _____ Name _____ Contact Number _____ Date _____

Date _____ Time _____ How Many Person(s) _____ Paid \$ _____ By _____
(Date of the Event) (From-To) (C/C or Debit.)

Authorized Personnel Signature _____ Date Signed _____

Owner / Agent Signature _____ Owner/ Agent Name _____