



The Hills Above Possum Kingdom Lake

Clubhouse Reservation Form

Possum Kingdom Property Owners Association

19669 North State Hwy 16, Graford, TX 76449

Customer Service Phone: pkpoa.comm@gmail.com

THIS RESERVATION DOES NOT INCLUDE THE POOL

(The pool area and workout room must remain open to all association members and their guests at all times)

The Clubhouse is available for reservation from November 1 thru April 30.

During this period, the pool is closed.

Requested Clubhouse Reservation Date: _____

Requested Time: Start: _____ Finish: _____ Number of Guests: _____

Name: _____

Address: _____

Phone Numbers:

Home: _____ Cell: _____

The Hills Community property owners in good standing may reserve the Clubhouse Amenity Center for private events.

1. A pre-payment of a three hundred dollar (\$300) deposit shall be required in the form of two checks
 - a. A one hundred dollar (\$100) check shall be a nonrefundable cleaning fee after the rental
 - b. A two hundred dollar (\$200) check shall be refundable barring any damage to the Clubhouse.
 - c. Please contact us (at email listed above) immediately after your rental has concluded; we can then examine the facilities and determine that no damage has been done to the Clubhouse
2. Official POA events shall take precedence over private parties
3. Property owner (applicant) shall be at least twenty-one (21) years of age and shall be present for the duration of the reservation period

Clubhouse Rules

1. This Clubhouse is a non-smoking facility
2. Parking is only allowed in designated areas
3. Music/party sounds shall be kept to a minimum
 - a. Noncompliance shall result in the forfeiture of a portion/all of the remaining deposit
4. NO overnight stays shall be allowed
5. All posted rules, as well as the rules stated herein shall be adhered to for the duration of reservation period



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Clubhouse Deposit Refund Policy

The two hundred dollar (\$200) check of the deposit is refundable if:

1. Upon confirmation, the facility is determined to have been left undamaged and in good condition
 - a. Please contact us (at email listed above) immediately after your rental has concluded; we can then examine the facilities and determine that no damage has been done to the Clubhouse
 - b. Repair costs shall be deducted from deposit
 - 1) Repair costs shall **not** be limited to the amount of deposit and overage shall be the responsibility of property owner
 - 2) Property owner shall pay any/all attorney costs in the event of incurred legal fees
2. The above stated and posted rules have been observed

The property owner hereby acknowledges that neither the Possum Kingdom Property Owner's Association nor its contracted property management company has assumed any responsibility for, or has any liability for, the actions or inaction of a property owner and/or his/her invited guests, or for any injury, damage, or loss any person may sustain while using the facility or in connection with, or as a result of, any activity, including consumption of alcohol or other intoxicating substances, engaged in by any person while using the facility.

The Property Owner has read and is familiar with the provisions of this Agreement and the Rules of the facility and agrees to comply with same.

Property Owner Signature _____

Date: _____

Board Member Signature _____

Date: _____