

Ocean Ritz
Policy for Social Room Rental

- Social room rental is available to those unit owners/tenants who are in good standing. Delinquent units may be restricted from the use of amenities.
- Social room rental is not permitted during holiday weekends: MLK, Easter, Memorial Day, Independence Day, Labor Day, Thanksgiving, Christmas Eve or Day, and New Year's Eve or Day.
- The unit owner/tenant reserving the social room must be present at all times during the event.
- A final room occupancy count must be provided to management 3 business days prior to the event.
- Minimum of 5 business days advance reservation with conditionally refundable \$250 deposit.
- Deposit must be in cash/check made payable to the Ocean Ritz of Daytona. Cash and checks will be deposited into a separate account from operating and reserves. Deposit will be returned within 5 business days after conclusion upon satisfactory inspection. Inspection will be conducted by management and/or the Ocean Ritz Board of Directors.
- Seating for social room parties is provided by the Ocean Ritz and is limited to the social room. Seating on the pool deck and picnic area is prohibited. Use of the pool is prohibited. Maximum number of occupants in the social room/area is 35.
- Owners/Residents are responsible for all invited guests, to make sure they follow condo rules and regulations, and behave in an orderly manner. Owner/Residents will be restricted from reserving the Social room, at a later date, in the event their guest are disorderly and complaints have been received.
- Social room rentals are entitled to the full use of the kitchen provided inside the social room. Food provided by caterers is encouraged. For outdoor grill use, the owner/tenant renting the room (and/or his designee) is permitted to use one grill. Other party guests are not to congregate at the grill area. Food must be delivered to the social room for consumption.
- The unit owner/tenant renting the social room must control the conduct and noise level of attendees in order to maintain the peace and enjoyment of all others on the property. Music must be kept at a decibel level that does not disturb Owners/Residents and off by 9:30 pm.
- Upon conclusion of the event, furniture must be returned to their original position. Pool table must be covered and pool sticks replaced in holder. Minors 12 year and under are not permitted to use the pool table unless accompanied and supervised by an adult. Paper products (plates, napkins, paper towels, etc.). All items brought in for a function, such as decorations, eating utensils, etc., must be removed and not left in the social after the function. Trash must be properly disposed of in the trash chute on the first floor (in the hallway leading to the fitness room), can liner(s) must be replaced by owner/tenant reserving the social room, all dishes washed and put away, refrigerator cleaned out, and lights turned off. Social room closes at 10:00 pm.
- Property losses exceeding the amount of the deposit will be billed to the unit owner. In addition, any monetary damages or losses and/or behavior/conduct/noise complaints may result in the revocation of rental privileges of the social room by this unit owner or tenant.

Conditions Causing Forfeiture of Deposit and Possible Loss of Privilege

- Damage to any furniture
- Damage to walls, decor, fixtures, appliances, or plumbing
- Any situation where police have been called for intervention

Conditions Causing \$200 Forfeiture of Deposit

- Lack of cleaning and returning room to normal setup
- Spills/stains to carpet--every attempt must be made immediately to clean any spills. Spills should be revealed upon room inspection and photos taken. The recommended cleaning products/tools will be available to all social room rentals.

Name, unit number, and telephone number of owner/tenant must be provided at time of reservation. This information will be posted on the door of the social room during the function to provide a point of contact during the function should it become necessary.

I/we, _____, have read and understand the Social Room Rules and Ocean Ritz Association Rules and Regulations. I/we accept responsibility for the behavior of our guest and will make sure they abide by Ocean Ritz Association Rules and Regulations. I/we understand that failure to do so may result in, but not limited to, use restriction, forfeiture of deposit, and/or additional fees to cover cost above deposit amount.

Date: _____

Unit: _____

Owner/Tenant: _____
PRINT NAME

Signature: _____

Deposit: Check Number _____ Amount of Check _____

Cash Amount _____

Date of Reservation _____ Time of Reservation _____