

Lower Deck Rules

Rev 03/31/09

1. The Lower Deck may be used by any Unit Owner or Lessee ("Resident") unless another Resident has reserved its use with the Building Management for a particular time, in accordance with the following procedures:
 - (a) Only Residents may reserve the Lower Deck.
 - (b) The Deck shall be reserved for the calendar year beginning on January first, on a first-come first-served basis. No unit shall reserve in advance the Lower Deck more than three total dates per calendar year that include a Friday, Saturday, or Sunday and including only one Holiday as follows: Memorial Day, July 4th, Labor Day, and Water/Air Show. A waiting list will be created in the event of cancelation. Those who have reserved the Lower Deck are entitled to exclusive use of the barbecue and Lower Deck areas.
 - (c) The Lower Deck reservation fee is \$150 payable in 2 checks: \$50 (nonrefundable) and \$100.00 damage deposit, both must be provided at the time of application. The damage deposit will be refunded if the Lower Deck is left in the same condition as found. If the hospitality room is also to be used, an additional \$50 fee (non refundable) and \$100 refundable deposit is required upon reservation. All reservation fee(s) and damage deposit(s) will be refunded if the reservation is cancelled thirty (30) days prior to the reserved date.
 - (d) Residents reserving the Deck shall sign a release of liability to the 2500 Lakeview Association and its Agents. The Release is due by 12 Noon the day prior to the event.
 - (e) An Attendance list must be provided to Building Management by 12 Noon the day prior to the event. Failure to provide this list may result in the loss of the security deposit.
2. The Lower Deck may only be used for social purposes, and such other purposes as are approved by the Board. No fees for admission, attendance, food and/or drinks shall be charged to anyone attending an event on the Lower Deck.
3. The Resident reserving the Lower Deck shall be present at the function throughout its duration. When the Lower Deck is used for any gathering of

- minors, an adult shall be present at all times, and shall be responsible for them.
- Noise shall be kept to a reasonable level on the Lower Deck area. No music (recorded, live or otherwise) shall be played after 10:30 P.M. Sunday through Thursday or 12:00 Midnight on Friday and Saturday.

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- Smoking is prohibited on the Lower Deck and all adjacent areas.
- The use of alcohol shall be reasonable and the Resident shall be responsible for the conduct of all his/her guests and assumes any and all liability related to their conduct. All drinks taken to the Lower Deck area shall be served in plastic or paper; aluminum cans are permitted.
- Immediately after any use, the Lower Deck shall be returned to the same condition in which it was found. It is the responsibility of the Resident to inspect the area before and after each use. The Resident will be financially responsible for any damage to the furnishings or contents. A check list will be provided.
- Umbrellas and an awning will be set out for the summer; it will be the responsibility of the users of the Lower Deck to close the umbrellas and the awning upon leaving the Lower Deck.
- The Lower Deck shall be totally vacated and close at 11:00 PM Sunday through Thursday and 1:00 AM on Friday and Saturday.

Barbecue Grill

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1. Persons under the age of 18 are not allowed to operate the grill and are to be kept at a reasonable distance from the grill when it is in use. The grill is operated at your own risk; the Association assumes no risk or liability therefore.
2. Do not operate the grill if you detect a gas leak. Call the doorman immediately to notify the engineering department.
3. Do not use a flame to check for a gas leak.
4. Combustible materials should not be within 24 inches of the grill.
5. Do not use charcoal or lava rock.
6. Do not lean over the open grill or place hands or fingers on the grill.
7. Should a grease fire occur, turn off all burners immediately and leave the grill cover closed until the fire is out.
8. A steel brush is provided for easy clean up after each use. The grill must be left clean after each use.
9. Turn off the gas at the tank level when you have finished using the grill.

If you need assistance, ask the doorman to contact a member of our engineering staff. The Doorman may be reached at **773.525.2500**