

## Jetton Village III Professional Center Property Owners Association, Inc.

P.O. Box 3608, Mooresville, NC 28117 Tel: 704-799-9645 Fax: 704-799-9789

The Jetton Village III Professional Center's Gazebo Park and common area is private property; owned, maintained, and managed by the POA. The Gazebo Park and common area facilities exist for the benefit and enjoyment of the Association Members, their tenants, and their patrons. Therefore, the Association Board of Directors has established rules and regulations that govern the use of these facilities. The board also reserves the right to make changes as deemed necessary to ensure the safety of the members, tenants, and patrons; and, to protect the Gazebo and Park area from destructive activities.

### **WHO MAY APPLY TO USE THE GAZEBO PARK AREA FOR SPECIAL EVENTS:**

- Member Tenants (entities or persons with an active lease within Jetton Village III Professional Center.
- Member sponsored applicants
- Legal and Approved Non-profit organizations (i. e. tax classification with the IRS)
- General Public

### **APPLICATION REQUIREMENTS:**

- Applications must be submitted no less than 15 calendar days prior to planned event. Applications submitted 14 calendar days or less prior to planned event will not be accepted.
- Each application must include the following:
  1. **A detailed description of the proposed event**, including, but not limited to, the date, starting time, ending time, and which sections of the facilities are to be reserved.
  2. Applicant must provide **proof of insurance** with application. (see applicant responsibilities before, during, and after event)
  3. **A \$200.00 non-refundable application fee (made payable to Princeton Management, LLC)** shall be submitted with the application.
  4. **A \$500.00 security deposit (made payable to Jetton Village III Professional Center POA, Inc.)** is also required at time of application. Note: The security deposit will be returned if (1) the application is denied, or (2) if property is restored to same condition prior to event

### **RENTAL AND OTHER FEES:**

- **The rental fee per day for members is \$300.00. The rental fee per day for non-members is \$500.00. The rental fee must be paid prior to the application being approved.**
- Applicant acknowledges, understands, and agrees that any costs incurred by JVPOA to repair, clean, and restore reserved facilities to same condition prior to event, shall be deducted from the security deposit and applicant will be required to reimburse JVPOA for all amounts exceeding the balance of said security deposit.
- Checks to be made payable to: Jetton Village III Professional Center POA, Inc.

### **APPLICANTS RESPONSIBILITIES BEFORE, DURING, AND AFTER EVENT:**

- Insurance (Events with no Alcohol)
  - Commercial GL (\$1m per occurrence/\$2m aggregate)
  - Commercial Umbrella (\$1m per occurrence)
  - JVPOA listed additional named insured

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  - Commercial GL (\$1m per occurrence/\$2m aggregate)
  - Commercial Umbrella (\$1m per occurrence)
  - Liquor Liability Coverage (\$1m minimum coverage limit)
  - JVIII POA listed additional named insured
- If the event has Alcohol, Applicant must obtain a permit from NCABC Commission
- Applicant agrees to follow all rules, regulations and/or ordinances governed by JVPOA, the Town of Cornelius, and Mecklenburg County.
- Applicant representatives are responsible for the actions of participants, attendees, spectators, and volunteers at all times.
- Remove all trash and restore facilities to condition prior to event.

#### **RESTRICTIONS:**

- Decorations are permitted **ONLY** when affixed with string which is to be removed upon completion of the event. **Nothing to be taped, stabled, or nailed to the Gazebo or other fixtures in the area. ALL DECORATIONS, EVENT SIGNS, ETC.** must be removed at the conclusion from the area.
- **NO** Glass containers are to be used anywhere on the premises.
- **NO** live bands
- **NO** food shall be grilled or otherwise prepared on the premises.
- **NO** alcohol is to be provided, sold, or consumed or otherwise allowed prior to, during, or after the event without a permit from the NCABC Commission.