

THE ESTATES OF  
**FOREST GROVE**

FOR THOSE WHO DEMAND EXCELLENCE



RULES  
And  
REGULATIONS

## I Statement of Purpose

The Rules and Regulations as stated herein and in the Condominium Declaration described below are intended to ensure that all residents enjoy the benefits and highest standards of safety, comfort and privacy. Recognizing that lifestyles of the residents of our community vary widely, we ask everyone to adhere to these requests thus assuring the rights of all are maintained as well as permitting displays of individuality. Since the residents commonly own the property beyond our units, these Rules and Regulations serve another purpose. They provide for a standard of excellence and display of pride necessary for the preservation of our Community.

Any request(s) for variances to the contents herein shall be made in writing to the Executive Board for review and recommendation by the Association Compliance Committee.

The contents herein shall be seen as modifications to the provisions of the Declaration and Establishment of Easements, conditions, reservations, and Use Restrictions (called the "Condominium Declaration" herein) defined for the Estates of Forest Grove Condominium Association (the "Association") under the Pennsylvania Uniform Condominium Act. All the owners of the Estates of Forest Grove Condominium signed this Declaration at closing. All present and future unit owners, mortgagees, lessees and occupants of the Units and their agents, employees, guests and any other person or entity who or which may use the same are/will be bound by these Rules and Regulations and amendments current and future. The Condominium Declaration contains conditions and restrictions and rather than restating them, these supplementary Rules and Regulations refer the reader to the appropriate section of the Condominium Declaration. Only amplifications, changes, additions, and extensions should be contained in this document.

*Rules and Regulations established, approved and enacted August 14, 1998, along with any amendments, supplements or revisions to those Rules and Regulations that were subsequently adopted, are hereby superseded and repealed by these Rules and Regulations.*

## II Change Request Procedure

The Condominium Declaration documents are the responsibility of the Executive Board. Residents may request the Executive Board to consider variations and exceptions to the Rules contained in the Condominium Declaration as well as Rules and Regulations contained herein through the process described below.

- A. Changes to the physical design were established by the developer and maintained by The Estates of Forest Grove Condominium Association (the "Association") are called variations. All other changes are considered exceptions to these circumstances. Any variation or exception should meet the following criteria:
1. The change should be beneficial in its application.
  2. The change should not affect the appearance of the unit creating potential for a reduction in economic value.
  3. There is no infringement on the rights of another unit owner/occupant or on the rights of the community.
  4. There is no future economic implication for the Association causing increased maintenance costs or liabilities.
  5. There are no health or safety issues, violation of local, state or federal law and the change preserves the spirit, intent and purpose of the association.
- B. The unit owner shall complete a Request Package, which includes a Change Request Form and the necessary documentation, once prepared is to be submitted to member of the Executive Board.

Residents should understand that variations and exceptions will be considered on their own merit. The process for requesting a change shall be as follows and will include, as applicable:

1. Plans consisting of specifications that detail the nature, kind, shape, dimensions, materials and location of the requested change.
  2. Demonstration that such a change will not adversely affect any neighboring unit or the common areas and a summary of the benefits of the requested change.
- C. The Executive Board shall forward the Request Package to the appropriate Association committee. The Executive Board and Association Committee(s) will review the request at its next meeting. The requesting unit owner may also be asked to provide copies of the Request Package to all other unit owner/occupants who might be reasonably affected by the requested alteration.

- D. Any Association committee, meeting to review a requested change, will notify impacted residents of the date and time of their meeting as to permit the applicant and affected unit owner/occupants and any other residents to attend the review meeting.
- E. The committee will review the Request Package and may inspect the property to determine if the requested change is in the best interest of the Association Community.

Other Association committees may be asked to join in the review process. The reviewing committee(s) may ask the applicant to change or revise the request.

The reviewing committee(s) will make a recommendation for approval or rejection to the Executive Board. The reviewing committee(s) has the right to continue any review in subsequent meetings until all facts have been gathered. However, the review process will be as prompt as possible so as to provide the applicant a timely decision.

- F. After an Executive Board review, the Board may approve with contingencies, or reject the requested change. The decision will be communicated in writing to the applicant. If the decision is not favorable, the applicant may request a hearing before the Executive Board at its next meeting. Such hearings shall be open to the applicant and any other interested residents.

**III Common Ground and Property – Statement of Purpose**

The term **Condominium** refers to a form of property ownership, in which there are two forms of ownership: individual and common. An owner is both the sole owner of the living quarters (the Unit) and one of the mutual owners of common property, which an owner may use and enjoy along with the other owners.

Within the condominium community, the Unit owner and the community as a whole, share in rights and responsibilities. The Condominium Declaration defines two categories of common property; namely, **Common Elements** and a subset called **Limited Common Elements**.

**Common Elements** are all portions of the condominium, which are not included within the units. All owners may use and enjoy common elements along with the other owners. In this section, the Rules and Regulations clarify residents' rights with regard to ownership categories.

**Limited Common Elements** are reserved for the unrestricted enjoyment of the owner/occupants, however some items may be considered objectionable.

Complaints concerning **objectionable items** should be submitted in writing to the Executive Board for presentation to the Association Compliance Committee for review and assistance in resolution.

It is recognized what may be considered objectionable to some may not be to all. Should the Executive Board rule an item or practice to be objectionable, written notice shall be given and the process outlined in paragraph IX will apply.

For the **Carriage Houses**, the definition of **Limited Common Elements** includes the patio and the driveway. The boundary of the patio area is the area enclosed by the fence. Although a common element for maintenance, the lamp post shall otherwise be recognized as a limited common element for the unrestricted enjoyment of the owner/occupants.

For the **Villas**, the definition of **Limited Common Elements** includes the lamppost, driveway and the area that extends from the back wall of the unit, excluding the bay, for twelve (12) feet and includes the deck or concrete patio.

Although a common element for maintenance, the lamp post shall otherwise be recognized as a limited common element for the unrestricted enjoyment of the owner/occupants.

**IV Rules and Regulations**

The Rules and Regulations, hereinafter enumerated, shall be deemed in effect until amended by the Executive Board and shall apply to and be binding upon all present and future unit owners, mortgagees, lessees, and occupants of the units and common elements, including their agents, employees, guests and any other person or entity who or which may use the same. The unit owners shall at all times obey said Rules and Regulations and are responsible to see that they are faithfully observed by their families, guests, lessees and persons over whom they exercise control and supervision.

The previous paragraph was excerpted from the Declaration Documents. The following articles are in sequence. Some have been modified with the approval of the Executive Board. Please refer to Article 9 Use Restrictions, which is a subsection of the Declaration.

A. The walks, entrances, and all of the common elements shall not be obstructed, encumbered, or used for any purpose other than passage to and from a unit.

1. The lawn pole lights of each unit are designed to enhance security and provide a pleasing nighttime appearance. Residents are responsible for replacing burned out bulbs, photo electric cells, and general maintenance within a reasonable time. Residents may occasionally choose to enjoy the outdoors with the pole lights off. It is requested the light be turned back on prior to retiring.
2. Low density lighting shall be permitted along walkways and driveways for safety or beautification, so long as they do not interfere with grass cutting or shrub trimming. However, spotlights shall not be permitted except during the holiday season.
3. Objects shall not be hung from the porch light.
4. Two stones and/or small shrubs may be placed along each side of the driveway entrance provided that all owners using that driveway agree, subject to approval as outlined in Section V. A..
5. Reflectors are permitted during winter months to mark driveways. Their installation and removal should coincide with that of the awnings.

B. Personal property of all unit owner/occupants shall be stored within their units.

1. All toys, tools, bicycles, and other large personal items must be stored within the unit when not in use.
2. No linens, cloths, mops or laundry are to be hung outside the unit.

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3. Playground equipment, such as a swing set, is prohibited.
  4. Bike riding and skate boarding is limited to paved areas and is prohibited on walkways or grass areas.
  5. Outdoor furniture is permitted only on the patio surface.
  6. Temporary grills using charcoal or bottled gas may be stored on the patio or within the unit; however, bottled gas must **not** be stored inside the unit or garage.
  7. Pole mounted lanterns and torches for lighting and electronic devices to eliminate insects are prohibited.
  8. Residents are responsible for repair of damages caused by heat or smoke from grills or other cooking devices.
  9. No wind socks or lawn ornaments may be displayed or exhibited in the common elements or areas that would inhibit lawn maintenance. Small ornamental lawn decorations are permitted within the mulch areas but should not exceed two (2) feet in height.
  10. A flag-mounting bracket may be attached to a patio fence. The unit owner/occupant shall be responsible for the repair of any damage when removed.
  11. Villas are permitted to mount the flag-mounting bracket on the wooden frame of the garage door.
  12. The flag should be of reasonable size (3 feet x 5 feet is recommended) and the top of the flagpole shall not extend above the roofline of the first floor and shall not interfere with sidewalks or other passages.
- C. The common elements shall be kept free and clear of rubbish, debris and other unsightly material. This should be a community effort and a display of Association pride. All residents' assistance in controlling and removing litter is requested.
- D. To prevent animal foraging, refuse and garbage shall be stored within the Unit and may be placed at the curb the night prior to collection. Edible garbage shall be in a closed container.
- E. Independent Contractors of the Association shall not be used to perform any function or service except that for which they are specifically employed and are to receive instructions **only** from **Management** or a member of the **Executive Board**.
- F. No unit owner/occupants shall make or permit any disturbing noises by themselves, their families or guests that will interfere with the rights, comforts, or convenience of other unit owner/occupants.
- G. Unit owner/occupant, their families or guests shall not cause any action or occurrence to take place on the common elements, which shall be in

violation of the Easement Agreement and/or which shall be in violation of the Rules and Regulations adopted pursuant to the Easement Agreement. (See Article 4 of the Declaration Document)

- H. All satellite dishes or antennas and related wiring shall require written consent of the Executive Board prior to installation. The Executive Board may direct removal of any such installations that are made without prior written consent. Unit owner/occupants, for whose benefit the installation was made, shall be liable for the total cost of removal as well as the cost of repairs to the unit.
- I. Except as otherwise permitted in the Declaration and Code, no sign, advertisement or notice shall be inscribed or affixed upon any part of the condominium property or unit, including windows, by any unit owner/occupant without the express written agreement of the Executive Board except as noted below. All requests for permission must be submitted to the Executive Board in writing using the Change Request Form.

The Change Request Form will identify the material to be posted: stating its purpose, location, and the anticipated duration of the posting. The exceptions to this rule are:

- 1. A single "FOR SALE" sign, no larger than 18" by 24" and no higher than three feet from the ground to the bottom of the sign is permitted. The sign is to be placed on property connected to the unit. An alternate placement could be in a window of the unit.
  - 2. Block Parent Sign from a regional school district.
  - 3. "Tot Finder" or "Pet Finder" decals from the Kennedy Township Fire Department.
  - 4. A security protection lawn sign, smaller than one square foot is permissible; however, not recommended.
- J. Nothing shall be placed on, in, or projected from the doors, roof or windows of any unit including, without limitation, shutters, air conditioners, ventilators, or fans. *Although items may be mounted on the outside walls near the front door and/or in the patio or deck area, such items shall be attached only to the mortar joints of the wall. The owner of the unit shall be solely responsible for any damage to that unit caused by any such item mounted on an outside wall.* No improvements, such as hot tubs may be affixed to, or installed in or on balconies, patios, common elements or limited common elements. No additions to or extensions of any unit, which shall change the vertical and horizontal, boundaries of such unit, shall be permitted.

1. The appearance of doors, if replaced, shall be as close as possible to the original installation. A peephole sight in the front door for security is permitted.
  2. Storm doors are to be sandstone in color, full view Larson, model # 277 FB or a comparable model approved by the Executive Board.
  3. Awnings will be permitted over the patio area only provided they match the colors and design specified to them by the Executive Board.
  4. When viewed from outside, window treatments shall be white or beige. The Executive Board may request the removal of any window treatments that do not comply with this requirement.
- K. Only domesticated (3) pets will be permitted in the units in accordance with Kennedy Township Ordinance No. 372. Pets of owners, occupants and guests must be leashed and under supervision at all times while on common elements. In no event shall any pet be chained, tied, or otherwise restrained to any portion of the common elements or limited common elements. Likewise, pet shelters shall not be permitted on any portion of the common elements or limited common elements. All pets must be properly licensed and vaccinated in accordance with the ordinances of Kennedy Township and Allegheny County. No owner/occupant shall permit their pet(s) to disturb any other unit owner. If the pet becomes a nuisance to any of the unit owners/occupant, then upon written application to the Executive Board and notice to the owner/occupant, the Executive Board may request removal of the pet from the property and may seek the assistance of proper legal authorities.

Pet owners are responsible for the immediate removal of pet waste and the disposal of it at their unit. **Service animals are not considered pets and are permitted without restriction.**

- L. All appliances and electrical equipment, however powered, installed or used in a unit shall comply with all rules, requirements, regulations, and recommendations of all public authorities and boards of fire underwriters having jurisdiction. The cost of any repair to any building resulting from misuse of any appliance, electrical equipment or plumbing fixture shall be borne by the unit owner of the unit where the misuse occurred.
- M. No unit owner/occupant shall bring, or shall permit to be brought into or kept in a unit, any highly combustible or otherwise hazardous fluid or substances, except those used for ordinary household purposes.
- N. No unit owner/occupant shall permit anything to be done or kept in the unit or on the common elements which will violate any statute, ordinance, or regulation of any governmental body or which may result in the

cancellation or cause an increase in the premium of any insurance maintained by the Association.

- O. Unit owners shall be responsible for insuring their unit, as well as, additions, and improvements thereto. In addition, unit owner/occupants shall be held liable for damages to the extent coverage is not provided by their liability insurance.
- P. The use of all driveways in front of the units shall be limited to the parking of two (2) automobiles, currently licensed, inspected, and in operating condition. No repairs, except minor repairs taking less than twenty-four (24) hours, may be made to vehicles in any of the driveways.
- Q. Commercial or recreational vehicles shall not be parked within the Estates of Forest Grove with the following exceptions:
  - 1. Any recreational or commercial vehicles which may be parked within the confines of the unit garage (i.e. motorcycles, personal watercraft).
  - 2. Commercial vehicles for the purpose of a service call or delivery.
- R. There shall be no parking in the street. However, ***circumstances may occur requiring short term exceptions.***

Guests may park in the unit driveway or in the designated overflow parking spaces.

Resident parking in the overflow spaces and the street is acceptable on an occasional basis, but the Executive Board must approve extended use.

Parking in driveways in front of a unit's garage door shall be for the use of that individual unit owner/occupant and their guests. Others seeking use of this space must obtain permission from the unit owner/occupant.

**V Plantings within Common and Limited Common Elements**

- A. All trees and shrubs in the common elements are the property of the Association. It is the Association's responsibility to provide for the design, maintenance and replacement of landscaping within the common elements. No owner/occupants shall plant or replace any shrub or tree without review by the Grounds and Maintenance Committee and approval of the Executive Board as provided in Section II. Nothing may be attached to or hung from trees and shrubs, except as provided in Section VI.
- B. The limited common area of the unit is reserved for the unrestricted enjoyment of the owner/occupants; however, it is requested that the plantings do not exceed four (4) feet in height. No **border** plants are permitted outside the limited common area. Planting of flowers is permitted in mulch areas only and are the responsibility of unit owner/occupant.
- C. Owner/occupants of carriage houses may plant under their palladium window; however, they shall submit a Change Request Form for approval. Owner/occupants of carriage houses are also permitted to place planters between the garage doors. Owner/occupants of villas are permitted to place planters within the front entrance areas. To facilitate snow removal, it is recommended that all planters be stored **inside** during the winter.

**VI Holiday Decorations**

- A. All decorations should be consistent with the **current** season. It is requested that electrical wires not be placed in the lawn or walk areas to promote safety.
- B. Lights are permitted in the shrubs and trees during the **December** holidays. Decorations may also be affixed to the lampposts and fences. A spotlight may also be aimed at the front door; however, owner/occupants are responsible for any damage caused.
- C. Plastic figures may **not** be displayed. Lighted wire forms may be placed in the vicinity of each unit; however, caution should be exercised as not to impede snow removal or jeopardize personal safety.

**VII Commercial Enterprises**

A. Commercial enterprises conducted from a residence should adhere to the following:

1. Applicants should advise the Board, in writing, of their intent.
2. No person other than the resident submitting the application shall be employed by said business at this site.
3. Said business must not increase traffic flow within the community.
4. No sign or signs shall be posted or erected advertising said business on common or limited common elements.
5. Leasing of a unit constitutes a commercial endeavor and is governed by Section 13.1 of the Declaration.

**VIII Late payment of the Association Fee**

- A. The monthly fee is due on or before the first of each month (see Agreement of Sale-Article VII of the Documents). If an owner is found to be ten (10) days late in the payment of the fee, they will be assessed a late charge of \$15.00 on the eleventh day of each month that the said payment is late.
- B. The policy for delinquency is as follows:
  - 1. When an Association Fee is two months overdue, a certified letter will be sent requesting full payment within ten (10) days.
  - 2. Non-payment, within the required time will initiate a lien being placed on the home for the total amount owed with the unit owner obligated to pay all legal costs.

**IX Violations of the Rules and regulations**

- A. When an owner/occupant is in violation of any of the Rules or Regulations as stated in the Association Documents, the owner/occupant will be given written notification by the Manager and provided five (5) days to comply with the citation. If the owner/occupant does not comply within (5) five days following the citation, the Executive Board may rectify the violation with expenses incurred being assessed to the owner/occupant.
  
- B. The owner/occupant will be provided an itemized bill for the total costs of rectifying the violation and will be given until the first of the month following the citation to pay these costs in full. Should an owner/occupant not pay the total cost in full by the first of the following month, the Association will pay the said costs and place a lien on the owner's property for all costs incurred.

**X      CLUBHOUSE RULES AND REGULATIONS**

A. ***The clubhouse is a common element with restrictions.*** The following Rules and Regulations are intended to ensure that all residents can freely enjoy the use of this facility.

1. The clubhouse should be considered an extension of your home. Therefore, as responsible resident hosts, you shall be held responsible for any loss, damage or breakage as well as cleaning. It is important that those who reserve the clubhouse follow the guidelines established by the Association Social Committee.
2. Reservations for the clubhouse will be made through the Association Social Committee. The Association maintains the right of first refusal prior to any reservation obligation to an owner/occupant.
3. The clubhouse is a ***NO SMOKING*** facility.
4. The bulletin board placed in the clubhouse is to be used only as a means to relay information to the community.
5. Clubhouse supplies and equipment are to be used exclusively in the clubhouse.
6. The pool is separate from the clubhouse, and cannot be reserved for private parties.
7. *Residents should not bring more than eight (8) guests at a time into the pool area.*

## XI SWIMMING POOL RULES AND REGULATIONS

- A. ***The swimming pool area is a common element with restrictions*** and is a source of recreational pleasure for all residents and their guests. These Rules and Regulations are intended to safeguard the residents' rights to enjoy the benefits of the pool; however, it is also a place within our community where serious injuries may occur if sensible safety precautions are not observed.
- B. It is requested the following Rules and Regulations and policies be observed for the enjoyment of all:
1. All residents and their guests using the pool do so at their own risk. *Residents must remain with their guests in the pool or the pool area at all times and are responsible for their actions. However, residents who have an adult guests staying in their homes for three or more days may obtain pool privileges for those guests by contacting the manager or an Executive Board member, and such guests will then be permitted to use the pool during their stay without the presence of a resident.* There should be no diving, running, or horse play in the pool or pool area. Diapers may not be worn in the pool. Pets and glass containers are also prohibited in the pool or pool area.
  2. No children under the age of sixteen (16) are permitted in the pool or pool area unless accompanied by a resident adult.
  3. As a recommendation, all swimmers should leave the swimming pool area during electrical storms. It is also recommended that everyone should swim with a "buddy".
  4. **SMOKING IS** permitted within the pool area.
  5. The last person leaving is responsible for locking the gate and the clubhouse doors in addition to turning off all lights.
  6. Residents with complaints and/or suggestions should address them to the Executive Board and avoid confronting others, especially guests, with complaints. Residents are also responsible for loss, damage or injury. It is important that those who utilize this facility follow the use guidelines and rules of conduct established by the Association Pool Committee.
  7. Residents must abide by all Rules and Regulations posted at the pool.

EFGCA CLUB HOUSE  
**RULES AND REGULATIONS**

9/12/06

Supplements the Club House General Guidelines (As revised  
12/01/06 And 10/11/02)

*Supersedes Current prior Guidelines for Renting Club House*

**Reservations**

1. The Clubhouse can only be reserved by a Resident, who must be present at the event at all times. Violation of this rule will result in the forfeiture of the full \$200.00 Security deposit.
  
2. A request to reserve the Club House for personal use should be made to the manager, accompanied by a security deposit of \$200.00 plus a \$25.00 non-refundable donation. The Club House will be inspected before and after all events by a member of the Club House Committee and/or the Executive Board, with the Resident present if he/she desires. If it is in the same condition as it was before the event, (clean, no damage, and no stains on the rug), the \$200.00 security deposit will be returned in full.
  - a. If there is any damage to the Club House or Grounds, or if the Club House is not completely cleaned or otherwise restored to the same condition it was in prior to the event, the Resident shall be assessed the full cost of repairing the damage and/or cleaning the Club House or otherwise restoring it to its previous condition. Any assessment for cost incurred by the Association for repairs, cleaning or other restoration of the Club House shall be deducted from the \$200.00 security deposit. Should the cost of repairs or restoration exceed the \$200.00 security deposit, the Resident will be assessed the full amount of the additional cost.
  
  - b. A Resident who has any portion of the \$200.00 security deposit forfeited to pay for damages, cleaning or restoration, or who has all of the security deposit forfeited and/or is assessed an additional amount for repairs, cleaning or restoration of the Club House may appeal that forfeiture or additional assessment to the Executive Board at the following month's Executive Board Meeting. The basis for such an appeal shall be limited to a defense that: (1) the damage did not occur during the Resident's Event; (2) that the Club House was fully cleaned and/or restored to its prior condition by the Resident following the event; (3) that the assessment was greater than the actual cost of repairing the damage or cleaning and restoring the Club House to its prior condition; or (4) the resident or their guests did not use the pool during the event.

- c. In any such appeal to the Executive Board, the Club House committee shall bear the burden of proving that the Resident was responsible for the damage or failure to restore the Club House to its previous condition, or that the resident or their guest did use the pool, and that the assessment against the Resident was equal to the actual cost of repairing or restoring the Club House.
  - d. In deciding any appeal of an assessment, the Executive Board shall have the power to deny the appeal and uphold the amount of the assessment, but not to increase that amount, or to grant the appeal and either reduce the amount of the assessment or eliminate it altogether.
3. The Club House must be left in a clean condition. If any potholders or towels are used, they should be washed and returned within one week. All trash must be placed in garbage bags and put in receptacle in back of the Club House.
  4. Residents are not permitted to reserve the Club House more than two months in advance of the date of the event.
  5. If an event has to be cancelled after the Club House has been reserved for that date, the resident should notify the Chairperson as soon as possible so that the Club House can be made available to other residents.
  6. During the months of November and December, Residents are permitted only one rental for an event each month. If other Residents do not request a rental date by November 1<sup>st</sup> or December 1<sup>st</sup>, the Resident will be permitted a second rental date.

### **Parking**

1. If there is no space in the Club House parking area to park cars during an event, the overflow areas should be used. All cars should be parked on Meerschaum Lane on the east side (closest to the Club House). Do not block the fire hydrant or mailbox. Cars may also be parked on the south side of the entrance drive to the Club House parking area, but may not block driveways of any home.
2. **No cars are permitted to park in the circle or on the grass.**

### **Air Conditioning/Heating**

1. The doors are not to be propped open when the heat or air conditioning is in use.

### **Pool**

1. Swimmers may access the restroom facilities only through the side door, and are not permitted beyond the swinging doors.
2. Wet attire is not permitted in the Club House area at any time.
3. When an event is in progress, swimmers should be considerate of the event.
4. When renting the Club House, a Resident and their guest may not use the pool. Violation of this rule will result in the forfeiture of the full \$200.00 security deposit.

### **Refrigerator**

1. All food and beverages must be removed from the refrigerator after every event. Food and beverages for an event may be placed in the refrigerator the day before the event, unless the Club House is being used for another event. Non-perishable food and beverages may be stored in the cupboards or storage room prior to or after an event.

### **Signs**

1. No signs should be posted or removed from the Club House bulletin board unless authorized by the Club House Committee Chairperson or the Executive Board.

### **Books**

1. Any Resident wishing to donate books for other Residents to read should place them on the shelves in the Club House.
2. When a Resident removes a book(s) from the Club House, please be considerate and return it within a reasonable amount of time so that other Residents may have access to it.

### **Capacity**

1. The maximum number of people permitted in the Club House for a sit-down event is 50.

These Rules and Regulations are subject to change at any time at the discretion of the Club House Committee, Rules Committee and/or the Executive Board.

**Estates of Forest Grove Condominium Association**

**Club House Rental Form**

Resident: \_\_\_\_\_

Address: \_\_\_\_\_

Phone Number: \_\_\_\_\_

Date of Event (Day, Time and Date)

1<sup>st</sup> Choice \_\_\_\_\_

2<sup>nd</sup> Choice \_\_\_\_\_

3<sup>rd</sup> Choice \_\_\_\_\_

Resident agrees to abide by all the Rules and Regulations for the clubhouse and further agrees to be present during the entire event.

Reservation fee is to accompany this form and must be hand delivered to the chairperson of the clubhouse.

Resident \_\_\_\_\_  
(Signature)

Date \_\_\_\_\_