

THE LUCIANO PEÑA CLUBHOUSE (“LPMC”)

SPECIAL TERMS, RULES, AND REGULATIONS FOR RECREATIONAL USE OF FACILITIES BY HAWAIIAN TRAIL & MOUNTAIN CORPORATION’S MEMBERS AND THEIR GUESTS

1. All HTMC members agree to respect the following rules and restrictions, established by LPMC in conjunction with HTMC; in addition, any HTMC member’s clubhouse use privileges shall be rescinded by HTMC in the event of the member’s or his/her guests’ failure to comply with any of the rules or requirements in Exhibit “A.”
2. All HTMC Members and their guests must pay the required Use Fees (See “Use Fees” below) and sign in on property. Use Fees are paid to LPMC via the link on the HTMC webpage (htmc1910.org). Day Use Fees may also be paid on property by check (payable to LPMC).
3. At reservation and sign-in, HTMC members and their guests agree to the following statement:

Due to a) conditions within the Luciano Peña Memorial Clubhouse and/or on any part of the property, b) human activity, or c) negligence; there may be risks of property damage or loss, injury, or death resulting from the use of any part of the Facilities: HTMC members and their guests categorically agree to waive all liability on the part of LPMC and HTMC.
4. No commercial activity in any form, including not-for-profit, is allowed on any part of the property.
5. Confirmed reservations of the clubhouse in no way denote sole or exclusive use of the property on the part of the reserving HTMC Members and their guests.
6. The clubhouse is not intended for, nor is it to be used as, a temporary or virtual residence. Therefore, HTMC Members’ overnight stays are limited to seven (7) nights in any given ninety-day (90) period. In addition, the maximum number of persons allowed to overnight on the property is ten (10). HTMC Members and their guests may overnight in the bunk room (maximum four (4) persons) or in the garden area (in their own tents); however, the upstairs area of the clubhouse shall not be used for this purpose.
7. The maximum number of participants allowed at a HTMC Member-Sponsored daytime event is fifty (50) unless an exception is granted by the HTMC Clubhouse Advisory Committee Chair, in which case additional fees and restrictions apply (see “Use Fees” below).
8. Presence on clubhouse premises between 8:00 A.M. and 9:00 P.M. constitutes day use; presence between 9:00 P.M. and 8:00 A.M. constitutes overnight use.
9. The HTMC Clubhouse Advisory Committee Chair has the authority to monitor the use of the Clubhouse premises and may order any activity to cease, and users to leave, if conditions so require.
10. Sponsoring HTMC Members must remain on the property with their guests AT ALL TIMES for the duration of their guests’ stay.
11. HTMC Members and their guests, when they leave, must ensure that the Clubhouse facilities are in the same condition as when they arrived (or better).
12. Alcoholic beverages must not be served as an integral part of HTMC functions.

13. Ignited combustible materials, smoking, and open flames are strictly prohibited inside and within 20 feet of the clubhouse. This prohibition includes, but is not limited to, the following: candles, incense, fuelled lanterns, and any lit smoking materials. A metal storage locker outside and away from the clubhouse must be used to store any flammable liquids, compressed gas containers, and/or fire starters.
14. The barbecue grills must be cleaned after use and coals disposed of properly. No trash is to be burned in the barbecue pit.
15. If an HTMC Member or guest uses power tools and equipment on the property, appropriate safety precautions must be taken and protective gear worn by the operator of such tools and equipment.
16. Water and electricity should be conserved at all times.
17. Cell phones should be silenced and all phone use kept to an absolute minimum.
18. Noise levels must be kept to an absolute minimum after 9:00 P.M. The clubhouse is in a residential neighbourhood, so any applicable city ordinances pertaining to noise must be observed.
19. Pets and other animals are not permitted inside the building at any time. HTMC Members' pet dogs are allowed only in the garden area of the clubhouse property and only during the day but must be leashed AT ALL TIMES (the dog owner is responsible for clean-up). No other pets or any other animals are permitted on any part of the clubhouse property, and no dogs are permitted on clubhouse property overnight.
20. All non-cash donations to the clubhouse must first be approved by the HTMC Board before such items can be left or installed on property (this includes plants).

HTMC MEMBER SPONSORED GROUP ACTIVITIES and EVENTS

1. HTMC Members may sponsor group activities and events at the clubhouse, such as meetings or small gatherings, but the sponsoring HTMC Member must be present at all times during these activities and events and is accountable for any improper use of the clubhouse facilities
2. Sponsoring HTMC Members are responsible for proper cleanup after group events. Cleanup includes, but is not limited to, the following: separating and packaging recyclables and trash; washing, drying and replacing cookware and utensils; sweeping the floors; general tidying up of areas used, e.g., restrooms, bunk room, upstairs area, garden area, and Hau Arbor. After larger events (over fifty (50) participants), exterior cleanup is to take place between 09:00 and 11:59 the following morning.
3. Sponsoring HTMC Members must ensure that all guests attending the event/gathering sign in and pay the appropriate Use Fee (see "Use Fees" below).
4. Up to a maximum of ten (10) people may overnight at the clubhouse (maximum four (4) in the bunk room; others in their own tents in the garden area). HTMC Members and their guests must provide their own linen and pillows. The Day-Use Fee is waived for guests that stay overnight.
5. There is usually sufficient toilet paper, but HTMC Members and guests should provide their own supply of paper towels, napkins, and other disposable items for events or other gatherings. In the kitchen area upstairs, there are pots and pans, plates, cups, glasses and silverware, a refrigerator, and a stove with an oven. In the smaller food preparation area downstairs, there is some refrigerator space, a microwave oven, and additional kitchenware. At the front of the Hau Arbor, there is an outdoor shower and hosepipe, and

these should be used to rinse off any sand and salt water (for those coming from the beach).

RESERVATIONS AND SCHEDULING

1. HTMC Members must make their clubhouse reservations through the HTMC Clubhouse Advisory Committee Chair via the HTMC Website (www.htmc1910.org), the calendar section of which shows all reservations and scheduled events. All overnight reservations must be pre-paid in full. A fifty percent (50%) refund will be made if reservations are cancelled with at least thirty (30) days notice. Reservations should be made as far in advance as is practical but not more than six (6) months ahead of the event. HTMC Events are given priority over HTMC Member-Sponsored events.
2. HTMC-Sponsored Events held at the clubhouse must also be coordinated by and through the HTMC Clubhouse Advisory Committee Chair.

USE FEES

1. HTMC Members (and their aged under-18 children) pay no Day-Use Fee. Members' guests pay a Day-Use Fee of \$5. The Overnight Use Fee for HTMC Members (and their children) is \$10 and for members' adult guests \$25 (under-18 guests pay \$10). Please note that Day Use Fees are waived for those with overnight reservations. Overnight Use Fees must be paid as soon as the appropriate reservation is provisionally approved.
2. For HTMC Member-Sponsored events with more than fifty (50) participants, in addition to the \$5 Day-Use Fee for all non-members, the following supplemental fees apply and must be pre-paid: a) Events with 51-75 participants: \$100, b) Events with 76-100 participants: \$500. Members sponsoring events with over fifty (50) participants must also provide portable toilets (one for every twenty-five (25) attendees) as participants at large HTMC Member-Sponsored events are not allowed to use the toilets (or showers) in the Clubhouse.
3. For HTMC-Sponsored Events, additional fees, determined by the HTMC Events Advisory Committee Chair, may be charged to defray costs. Any fees collected in excess of expenses must be transferred to LPMC, along with an accounting of receipts and expenses.

SECURITY and PERSONAL PROPERTY

1. The clubhouse gates must remain closed and locked at all times, except during (larger) group events. All clubhouse doors must be kept locked when no one is at the clubhouse.
2. No HTMC property may be sold or lent without the approval of the HTMC Board.
3. No item (including plants) may be donated to the clubhouse without the approval of the HTMC Board.
4. No personal property may be stored on the clubhouse property without the approval of the HTMC Board.
5. Neither LPMC nor HTMC is liable for any damage to personal property brought onto the clubhouse property (including vehicles).