

Rental Contract for Cottages at Trout Lake

Between :

Bottle Hill Management Inc ('the owner')
789 ch. de la rivière Bergeron
Piopolis, Québec G0Y 1H0

And :

Complete name of the responsible person(s): ('the renter'):
MUST BE ATLEAST 25 YEARS OLD AND STAY DURING THE WHOLE RENTAL PERIOD.

Address:

City, Province:

Postal Code:

Telephone:

Email :

Drivers' Permit number and province of issue:

Total number of adults: _____ Total number of children (under 18) : _____

Number of cars on the property: _____ Any smokers in your group? Y / N

Are you bringing a dog? Y \ N One well-behaved dog, over 2 years old, is considered.

Total amount of rental cost for period: _____ \$ A 50% deposit is required for cottage reservation.

The balance is due 2 weeks prior to the beginning of the rental period.

A \$500 security deposit may be required for very large groups or special events (weddings, etc).

*Please make all payments payable to **Bottle Hill Management Inc.**

Rental Period: From _____, Arrival 3PM+, To _____, Departure 11AM.

Maximum Cottage Capacity: 12 people

Rental Conditions:

1. The renter is responsible for the cottage and its contents. The renter is also responsible for any guests allowed into the cottage. The renter and his guests must act accordingly and not infringe upon the enjoyment of the surroundings by others on the property.
2. The renter and his guests cannot and will not hold the owner responsible for any loss or damage to personal property; the renter will indemnify and hold harmless the owner against any liability for personal injury or property damage.
3. The owner assumes no responsibility for loss, damage or theft of the renter's or his guests' personal property.
4. Linen or sleeping bags and towels are to be supplied by the renter. (Bed covers, blankets and pillows are supplied by the owner).
5. It is forbidden to build an exterior fire on the property other than in areas designated for that purpose. All fires must be completely extinguished when left unsupervised (leaving the property or over night). The door to the interior fireplace must be kept closed.
6. The renter is responsible for damages due to plumbing blockages and toilet overflows caused by his own doing.

The Renter agrees to:

1. At the end of the rental period, leave the cottage, surrounding property, furniture and accessories in the same location and condition as they were found. A supplementary charge will be levied against the renter if the cottage condition is deemed inadequate. The renter has read and understands the WELCOME instructions for the cottage found on the scotchcap.ca website. A copy is available in the cottage as well.
2. Abide by the present contract. Any breach of contract could bring about additional costs evaluated by and at the sole discretion of the owner. Any breach of contract gives the owner the right to evict the renter and his guests immediately, nullifying the contract. Should eviction of the renter be necessary, all sums collected by the owner will be kept and all rights to further recourse for damages to the cottage, its contents or the property will be maintained.
3. The proper use of furniture and equipment in the cottage in their usual location. It is forbidden to remove furniture and equipment from the cottage.
4. Alert the owner of any and all breakage or defective condition of furniture, equipment or facilities. Alert the owner of any abusive use or breakage from misuse of furniture, equipment and facilities. All breakage or damage resulting from the abusive use or misuse of furniture, equipment and facilities will be repaired or replaced and charged entirely to the renter.
5. Do not put anything in sinks, toilet or shower drain whether intentional or not which may result in a blockage of plumbing facilities. Any resulting damage to plumbing facilities will be repaired or replaced and charged entirely to the renter.
6. Refrain from all smoking in the cottage and do not leave cigarette and cigar butts on the property or in the woods.
7. Permit access by the owner or his agent to the cottage at any reasonable time of day or at any time for emergency repairs.
8. Remove garbage and recyclable materials from the cottage in a timely fashion and avoid accumulating them. All refuse must be bagged and disposed of in the garbage and recycling bins provided and kept near the parking area.
9. Close all doors and windows when departing the property.
10. Do not charge long distance calls nor make excessive internet use or downloads.
11. Respect common sense rules of water safety; wear life jackets, especially for young children.

