

CABIN RENTAL APPLICATION

Please read rental terms and conditions before completing this form.

RENTER INFORMATION (Please print)

Name: _____ Email: _____

Address: _____

City: _____ Province/State: _____ Phone #: _____

Driver's License #: _____ Car License: _____

CREDIT INFORMATION

Employer's Name and Address: _____

_____ Occupation: _____

Employer's Phone#: _____ Last Employer (if less than 1 year): _____

CABIN OCCUPANTS - Includes renter(s), overnight guests and day visitors (not to exceed 12). See Section 7 of Terms & Conditions.

Number of adults: _____ Number of children: _____ Pet(s): Yes / No

Names and phone #'s of all adults (other than applicant).

1. _____
2. _____
3. _____
4. _____
5. _____
6. _____
7. _____
8. _____
9. _____
10. _____
11. _____
12. _____

continued on page 2

RENTAL PERIOD

Rental Start Date: _____ Time: _____

Rental End Date: _____ Time: _____

of Nights: _____

Check-in is at 3 pm and check out is 11 am unless other arrangements have been made.

PAYMENT INFORMATION

Rental Amount: # of nights _____ x _____ \$ _____

Security Deposit: \$ 500.00

Housekeeping Fee: \$ 150.00

TOTAL AMOUNT: \$ _____

Down Payment* (50% of total amount): \$ _____

Balance Due**:

* a down payment of 50% of the total amount is required if you are booking your vacation more than 4 weeks prior to the rental period date.

Please provide a post-dated cheque for the Balance Due**, dated 4 weeks prior to your rental date. If your application is made within 4 weeks of the start of your rental period, the TOTAL AMOUNT is due immediately. All payments are made within 2 weeks of the rental period start date MUST be paid by certified cheque or money order. Failure to comply with any of the above payment procedures may result in the loss of your booking. Remember: DO NOT send cash by mail.

Please make cheques payable to: **Perry, Nick and/or George Askounis**

I wish to rent the property specified above. I acknowledge and confirm that I am aged 18 years or older, that I have read, understood and agree to all the Terms and Conditions of Renting as outlined on page 3 of this application and that all the information I have provided is truthful and correct. I acknowledge that I am responsible for any damage to the premises, inside or outside, caused by me or any cabin occupants. I agree to indemnify and save harmless the Cabin Owner(s) from any claims whatsoever resulting from my booking, including claims of personal injury, loss, damage or theft, however caused to myself or any other Cabin Occupant who may be on the premises or using any recreational equipment that is brought to or available at the cabin. I, the Renter, shall assume all risks of any such injury or loss. I will also read, abide by and be responsible for all the rules and provisions as outlined in the Cottage Information Package that is in the cottage, and that I will leave the property in the same clean and tidy condition that I found it in.

Applicant's Signature: _____ Date: _____

TERMS AND CONDITIONS OF RENTING

1. GENERAL CONDITIONS OF RENTAL

- 1.1. Cabin Owner means Perry Askounis, Nick Askounis and/or George Askounis.
- 1.2. Renters shall abide by this agreement (and all provisions on Page 1 and 2 of this form) and all instructions and information contained in the Cabin Information Package. All conditions, provisions and instructions apply to all guests/visitors to the premises being offered for vacation rental.
- 1.3. The Cabin Information Package containing Emergency Numbers Contacts, Household Rules, Cabin Cleaning Checklist and Inventory List are an extension of the Terms and Conditions of renting and renters shall by entering into this contract, agree to abide by the rules contained therein.
- 1.4. Failure to comply with any of the Terms and Conditions of Renting shall result in immediate eviction without refund and/or a penalty of \$150.00 per day administration fee, at the discretion of the Cabin Owner.
- 1.5. The Renter agrees to allow the Cabin Owner to check all references supplied by the Renter.
- 1.6. Upon acceptance, this application shall become a binding contract between the Cabin Owner and the Renter. Acceptance of any application submitted by an interested Renter shall be at the discretion of the Cabin Owner.
- 1.7. The Renter agrees that the Cabin is to be used solely for recreational purposes and no illegal nor commercial or other activities shall be carried on.

2. RENTAL FEES

- 2.1. Rental fees and payment information shall apply as outlined on Page 2 of the rental agreement.
- 2.2. Receipt of deposit does not constitute acceptance of booking until confirmation in writing or e-mail from the Cabin Owner.
- 2.3. Weekend rentals must be paid in full upon booking.
- 2.4. If payments are not received as outlined the booking will be treated as a cancellation and the procedures set out in Section 3 of this contract shall apply.

3. CANCELLATION

- 3.1. Any cancellation by the Renter shall be made in writing to the Cabin Owner. n receipt of a cancellation notice, the Cabin Owner will endeavour to re-book the Cabin for the entire period of the original booking.
- 3.2. If the Cabin Owner succeeds in re-booking the Cabin for the entire period of the original booking, the Cabin Owner will refund to the Renter all monies paid (whether by deposit or otherwise) less and administrative fee of \$100.00. If the Cabin Owner is only able to re-book the Cabin for a portion of the period originally booked, the Cabin Owner will refund the monies paid relating to the period re-booked less a \$100.00 administrative fee.
- 3.3. If the Cabin Owner is unable to re-book the Cabin at all, then the Renter shall forfeit all monies paid to the Cabin Owner.

4. SECURITY DEPOSITS AND DISPUTES

- 4.1. The Renter must notify the Cabin Owner or the Owner's Alternate Contact immediately if there is reasonable cause for complaint, failure to do so may result in the complaint not being investigated.
- 4.2. The Cabin Owner will be the final arbiter of any disputes.
- 4.3. The Cabin Owner will have sole discretion as to the amount of the security deposit to be paid to the Cabin Owner should compensation be deemed necessary.
- 4.4. The Cabin Owner shall be entitled to retain the security deposit for up to 14 days after the end date of the rental period, to determine what, if any, deductions should be made.
- 4.5. No interest shall be paid to the Renter in regards to the security deposit.
- 4.6. The Renter is responsible for damage to the Cabin – inside and outside – including recreational equipment, and the Renter's liability is not limited to the security deposit, but shall be equal to the actual cost of repairing any damages, however caused by himself/herself or any other occupants, guests, visitors or family members at the Cabin. The Cabin Owner shall have full discretion as to the amount of refund (should a refund be deemed necessary by the Cabin Owner) for condition's not acceptable to the Renter. All unacceptable conditions must be made in writing to the Cabin Owner within one week of departure.

5. ALTERNATE ACCOMMODATIONS

- 5.1. If the Cabin Owner is unable to honour the desired rental period requested by the Renter, the Cabin Owner will then try to arrange for alternate Cabin accommodations of similar type originally requested by the Renter. If this alternate accommodation is not acceptable to the Renter, then the Cabin Owner will refund in full to the Renter all monies paid by the Renter to the Cabin Owner.

6. CHANGES TO INVENTORY LISTING AND/OR PRINTED MATERIAL

- 6.1. The Cabin Owner has endeavoured to ensure that all information relating to the Cabin is current and accurate. However, the Cabin Owner reserves the right to make alterations and changes thereto without compensation to the Renter and the Cabin Owner shall endeavour to inform the Renter of any changes.
- 6.2. Items considered fundamental to the rental shall include plumbing and electrical systems. The Cabin Owner does not accept responsibility for lack of use of these items due to power outages and/or weather conditions.
- 6.3. Changes to non-fundamental items (e.g. TV, VCR, other recreational equipment, and items listed under the "features section" of the listing), shall not result in a refund to the Renter. While every attempt will be made to ensure that these items/equipment are available and in good working order during the rental, these items/equipment are provided at the discretion of the Cabin Owner as an added feature for use by the Renter. The Cabin Owner does not take responsibility for replacing, fixing or refunding the Renter for the lack of use of these items.

7. PERSONS USING THE CABIN

- 7.1. Renter(s) are not permitted to sublet the Cabin.
- 7.2. The renter must be staying at the Cabin during the entire period of booking otherwise a separate Cabin Rental Application agreement must be completed and approved by the Cabin Owner for each Rental party.
- 7.3. Camping, tenting or the placing of additional lodging facilities on the Cabin Owner's property is forbidden.
- 7.4. "Cabin occupants" means renter(s), overnight guests, and day visitors to the Cabin.
- 7.5. The number of persons present overnight (including guests) must never exceed the number indicated by the renter on the front of this form in the Cabin Occupants section. Only those people listed by the Renter on the front of this form (whether renters, overnight guests or day visitors) are authorized to be at the Cabin during the rental period.
- 7.6. Failure to comply with section 7.5 shall result in immediate eviction without refund and \$150.00 per extra person administrative charge and/or forfeiture of the security deposit.

8. OTHER CONDITIONS

- 8.1. The Cabin Owner and/or his authorized representative shall be allowed access to the Cabin at any time during the rental period.
- 8.2. The Renter agrees that he/she will not remove any fixtures, goods or belongings from the Cabin Property.
- 8.3. Should unreasonable noise or rowdiness occur during any time of the rental period, the Renter and all members of his/her party shall be subject to immediate eviction without refund and or be subject to an administrative fee of \$100.00.
- 8.4. The Renter agrees to return all keys to the specified location, place or person upon completion of the rental period. If the key is to be left on the premises, it must be left in the specified location before leaving the Cabin. Failure to comply with the above mentioned will result in a \$35.00 administrative charge being levied.
- 8.5. If a boat or any type of watercraft is provided, it is the responsibility of the Renter to ensure that all rules, laws, regulations and safe boating practices that apply to the boat or watercraft, its operators and passengers, and the waters in which it operates in, are adhered to and followed. The Renter is responsible for familiarizing him/herself and the Cabin Occupants with the navigational hazards of the water body.
- 8.6. The validity and interpretation of this agreement, and of each clause and part thereof shall be governed by the laws of the Province of British Columbia in the Country of Canada and any disputes or resolutions or actions shall be commenced and dealt with in a British Columbia forum only.