

## **Welcome to The Grey Chalet!**

Thank you for choosing our cozy retreat as your home away from home. We hope you have a memorable experience exploring the Sierra Nevada Mountains and be rewarded by the various amenities inclusive with your stay at The Grey Chalet. After a long day of hiking, cycling, fishing and skiing, why not immerse yourself in the steaming jacuzzi or sauna, play a relaxing game of pool or ping pong, or warm yourself by the ambient fire with a good novel? The list of amenities is endless at The Grey Chalet!

Our only request is to please read through the following pages and familiarize yourself with the important Contact List, Rental Agreement and Checking Out procedures. Other than that, have an amazing time!

Jerry and Sue, Property Owners

## **PROPERTY ADDRESS FOR HORIZONS 4 UNIT 127**

2113 Meridian Blvd Unit 127 Mammoth Lakes CA 93546

TOT 10046-0001

WiFi Network Name (SSID): **Suddenlink.net6F70**

WiFi Password: **244133003688**

Alternative Network Name: **NETGEAR05-5G-EXT** or **NETGEAR05\_EXT**

Alternative WiFi Password: **calmchair014**

### **24 Hour Contact During Your Mammoth Stay**

Mammoth Prestige Property Services – Ask for William # **760-934-6584** (NO TEXTS)

### **Call 911 for any Emergency**

#### **Non Emergency Numbers**

Mammoth Hospital: (760) 934-3311

Mammoth Lakes Police Department: (760) 965-3700

Mammoth Lakes Fire Protection District: (760) 934-2300

Mono County Sheriff Department: (760) 932-7549

Mammoth Mountain Ski Area On-Hill Emergency Hotline: (760) 934-0611

Caltrans - Quickmap: (800) 427-7623 or 511

#### **General Information**

Mammoth Lakes Tourism: (888) GO-MAMMOTH

Mammoth Mountain Ski Area: (800)-MAMMOTH

[www.mammothmountain.com](http://www.mammothmountain.com) for tickets, lessons, free shuttle service

Mammoth Weather: (760) 934-SNOW (7669)

## TRANSIENT RENTAL AGREEMENT, TERMS AND CONDITIONS

- **Standards and Requirements:**

- Maximum occupancy is 4 guests.
- Check In time is 4PM.
- Check Out time is 10AM.
- No smoking or vaping inside the unit and outside on the deck.
- No pets allowed inside the unit and at Horizons 4 complex.
- Maximum of two cars allowed for unassigned parking and tag permit must be displayed.
- Guest booking the rental must be an adult at least 25 years of age and an occupant of the rental property during the entire reserved period.
- Guests of the rental property do not create unreasonable noise or disturbances, engage in disorderly conduct, or violate any law and respect quiet time at the complex (quiet time is 10pm-7am). No house parties allowed.

- **General penalties and/or termination for non-compliance.**

- Violation(s) of our Transient Rental Standard Rules shall subject the guests to additional fees.
- Termination: Should any guest violate the terms and conditions, property owner may immediately terminate guest's occupancy with no refunds of rents or security deposits, and guest shall waive all rights to due process for failure to vacate the premises upon termination. Noise disturbances or use of the unit for any unlawful purpose or use of common areas in a manner contrary to the provisions of this agreement, or the rules of the homeowners association, are prohibited.

- **Hold Harmless**

- Owner attempts to properly maintain the rental property. Guest agrees to immediately notify the property manager of any maintenance problem, so that the situation can be remedied as soon as possible. Owner is not responsible for any inconveniences that may occur for which they have no control. This includes, but is not limited to: power outages, adverse weather conditions, mandatory evacuation, construction, plumbing, heating system, pests, mechanical failure such as pool, hot tubs, television, internet, etc. No refunds will be given for occurrences beyond the owner's control.
- Guest and all occupants shall hereby indemnify and hold harmless the property owner against any and all claims of personal injury, property damage or loss arising from use of the premises regardless of the nature of the accident, injury or loss. Guests should purchase their own travel insurance if such coverage is desired.

- **Cancellation**

- Please refer to the marketing platform cancellation policy.

- **Checking Out Procedure**

- **Check Out time is 10AM.** Cleaning and maintenance are pre-scheduled, so adhering to the Check Out time is very important.
- Please leave the pool key, storage locker key and 2 tag permits on the kitchen counter. **There is a \$50 fee per key / tag permit for its non-returned or loss.**
- If the sofa bed was used, please remove only the bed sheets (not the mattress protector) from the mattress before folding back the bed.
- Please pile all used towels (bath, pool, kitchen) in one area of the floor.
- Remove all trash from the unit and dispose of trash in the Horizons 4 on-site dumpster.
- Household waste disposed of in trash bins must be securely wrapped or contained in a closed sack.
- Rinse all dirty dishware, glassware, etc. and load in dishwasher. Please run the dishwasher prior to vacating the premises.
- **During the cold months, please do NOT turn off the thermostat before vacating the premises. This will prevent water pipes from freezing and bursting.**
- Shut and lock all windows and doors prior to vacating the premises.
- **Burning firewood MUST BE completely extinguished without leftover embers prior to vacating the premises.**

- **Fireplace**

- **Flue is always kept open when burning firewood.**
- A supply of starter logs will be provided to start the fire. Once the supply is depleted, it is the guest's responsibility to buy their own starter logs. Firewood is provided on the deck.
- **Burning firewood MUST BE completely extinguished without leftover embers prior to vacating the premises.**

- **Household Supplies**

- A starter supply of essential toiletries, toilet paper, dishwashing soaps, detergent pods, paper towels, Kleenex, etc. is provided.
- Once the starter items are depleted, it is the guest's responsibility to buy their own supply.
- On-site communal laundry room is available next to the Rec Room.
- Housekeeping and laundry service is not provided during your stay.

- **Hot Water Conservation**

- Please keep showers limited to **less than 10 minutes** due to the compact size of the electric water heater.
- Best to wait at least 20 minutes in between showers for hot water.

- **Television**

- Smart TV in living room provides access to streaming apps, like Netflix, Prime Video, Disney, etc. with a subscription account. Please log out of the user account prior to checking out.
- TV in bedroom provides access to cable television. Pay-per-view or movie rental will be an additional charge to the total balance of the rental stay.

- **Balconies and Patios**

- Balconies and patio shall not be used for drying laundry and storage of recreational equipment. The use of any type of lighted cooker on any wooden decks is strictly prohibited. All outdoor cooking shall be done in the picnic area.
- Ski and snowboarding equipments can be stored and locked inside the storage closet at guest's own risk next to the unit front entrance.

- **Recreational Facilities**

- The clubhouse, swimming pool, hot tub, sauna, picnic area and tennis court are open for use of all guests as such times and in such manner as the complex may prescribe. Guests will comply with all Common Use Area Rules regarding the use of the premises. **One rec key is assigned to the unit and there will be a \$50 fee for its non-returned or loss. A replacement key will not be provided.**
- **Smoking or vaping of any type and the consumption of alcoholic beverages is not permitted in the pool, spa, sauna, rec room areas and picnic area.**

- **Tennis Court**

- The tennis court hours are from 8:00AM to 8:00PM.
- The tennis court is for the exclusive use of residents and guests 14 years of age and older. Residents and guests under 14 years of age shall be permitted reasonable use of the tennis court when accompanied by an adult.
- The tennis court is for tennis only. Tennis shoes only are permitted on the court.
- Use of the tennis court shall be on a sign-up sheet in the office, one hour per unit per day, unless it is not being used.

- **Swimming Pool Area**

- Swimming Pool area (including spa and sauna) is subject to posted rules. The complex has no obligation to provide a lifeguard or other supervision or protection of the swimming pool area. The number of guests in the swimming pool area shall be limited to four (4).
- Persons under 14 may use the swimming pool, sauna and hot tub only when accompanied by an adult (age 21 or over).

- The swimming pool is opened seasonally from 12pm to 10pm. The hot tub is opened year round from 3:00PM to 10:00PM.
- Sound producing devices are not permitted in the swimming pool or picnic areas unless they are used with earphones and are inaudible to other persons in the area.
- Usual and customary swimming attire is required.
- **Other Common Use Areas**
  - The number of guests permitted to use the picnic area shall be limited to four (4).
  - Roller skates, roller blades, skateboards and bicycles shall be ridden only in the parking area of Horizons 4.
- **Locked Areas**
  - Any attempt to open locked areas inside the rental property and within the complex without an assigned key to guests is cause for immediate termination of this agreement, forfeiture of all monies paid, and guests will be liable for any damage and/or missing items to the property.

**When Guest(s) complete their booking, Guest(s) agree that they have read and understood the Terms and Conditions for this Rental Agreement. Guest(s) accept all terms, conditions and restrictions without exception.**