

Cottage Rental Application

Privacy Policy: All information collected is for internal screening purposes only related to the Cottage Rental Application relating to your stay.

DATE REQUESTED:

Check-in date: _____ (Saturday)

Check-out date: _____ (Saturday)

Applicant's Name _____ Home Phone (____) _____

E-mail Address _____ Cell Phone (____) _____

Address _____ City _____ Province/State _____

Postal/Zip Code _____ Number of years at present address _____ Rent ____ Own ____

Job Title _____

Employer's Name and address _____

Length of Employment _____ Business Phone (____) _____ Ext # _____

NOTE: The below information needs to be completed to the best of your knowledge at the time of completion of this application. The Owner understands that some of the information provided can change or can be uncertain at the time of completion. Applicant must notify the Owner if there are major changes/updates and/or when there are more than 8 overnight guests and/or 10 guests.

Please provide the Make, Model, Year & Colour of vehicles that might be at the Cottage (**see above NOTE**):

Please provide the following information for ALL adults and children who might be allowed overnight in the cottage and on the property, (including children's ages) (**see above NOTE**):

First name	Last name	Address	Phone	Age

Please provide names and dates of any expected guest (**see above NOTE**):

First name	Last name	Address	Phone	Age

TERMS AND CONDITIONS:

1. GENERAL:

It is agreed and understood that the cottage is owned and operated by the “owner” and is offered as vacation rental accommodation to the “Applicant” according to the terms and conditions set out below.

The Applicant agrees to abide by the terms and conditions set out herein and as set out by the Owner in the Cottage Rules specific to the subject property and shall be responsible for adherence to terms and conditions by any and all occupants and guests.

2. PAYMENT:

Rental confirmation in writing shall be provided to the Applicant upon acceptance of the Rental Application and receipt of the required minimum payment. The Owner reserves the right to make the decision as to acceptance of the booking. In the event that this application is not accepted, any payment submitted by the Applicant shall be returned in total.

The Rental Confirmation will constitute a binding Rental Agreement between the “Applicant” and the “Owner” to abide by all the Terms and Conditions herein. Receipt of any payment prior to the issuance of the written Rental Confirmation shall not constitute a binding Rental Agreement

Full payment including the security/damage deposit shall be payable and due thirty (30) days prior to the first day of the rental period.

Should the Rental Application be received more than (30) days prior to the first day of the rental period, the required minimum payment is 50% of the total amount. The balance payable including the security/ damage deposit shall be due thirty (30) days prior to the first day of the rental period. Failure to remit the balance payable due thirty (30) days prior to the first day of the rental period will be deemed a cancellation by the Applicant and the cancellation conditions outlined below are applied.

All fees and charges include taxes unless otherwise noted.

Payment(s) in Canadian funds only, can be made by certified cheque or money order payable to Gilbert Pregent

3. SECURITY /DAMAGE DEPOSIT

A security/damage deposit in the amount of CDN \$500 is payable and due thirty (30) days prior to the first day of the rental period.

The security/damage deposit will be returned to the Applicant immediately after the Owner has had an opportunity to inspect the property for any damage and provided no claims or charges are pending.

All or part of this deposit may be used for penalties, fees, charges, phone charges, additional cleaning required, breakage or damage to inventory, equipment or any other part of cottage property above and beyond normal “wear and tear”.

The applicant agrees to assume responsibility for any and all costs and charges in excess of the security/damage deposit.

4. CANCELLATION

Any cancellation made by the applicant must be in writing and received by the Owner.

A full refund less a \$300 cancellation charge will be issued to the applicant, if the entire period initially booked is successfully re-booked.

A partial refund will be issued to the Applicant, if only a portion of the initial period booked is successfully re-booked. The amount of this refund shall be portion of monies paid relating to the re-booked period, less a cancellation fee of \$300.

The applicant will forfeit all monies paid except the security/damage deposition, if any part of the initial period booked cannot be re-booked.

The Applicant acknowledges that Cancellation Insurance can be purchased from their local Travel Agency.

5. CHANGING A BOOKING

Requests by the Applicant for alternative accommodation and/or dates will be treated as a cancellation of the initial booking, and the cancellation conditions outlined above will apply unless Owner's acceptance of alternative accommodation.

6. CHECK-IN/CHECK-OUT /KEYS

Check-In time is after 3:00 p.m. Saturday with no early occupancy requests. Check-Out time is at the latest 10:00 AM on the last Saturday of the rental period. The Applicant will be liable for any cost of whatever nature incurred because of an unauthorised extension.

The Applicant agrees to return all keys on the day of departure. Failure to return all keys as set out above will result in a \$75 charge per type of keys being deducted from the security/damage deposit.

7. OCCUPANCY

The Applicant acknowledges that he/she will personally occupy the rental property for the entire rental period.

Sub-letting of the cottage property is not permitted. Where separate parties will be occupying the cottage property at different time periods, Cottage Rental Application Forms must be completed by each party.

The maximum number of people allowed overnight is 6 persons including the Applicant. Guests are allowed during the day with a maximum number of people on the property being 10 including the Applicant. The names need to be included on the rental application form when possible.

Unless prior written authorization from the Owner is granted, Applicants who contravene the maximum number permitted will be subject to either immediate eviction without refund or a \$100 per guest charge, at the discretion of the Owner. Please note that ANY person, regardless of age is counted as a person in the occupancy of a cottage.

Unreasonable noise that leads to repeated complaints by others will result in the immediate eviction without refund.

Camping, tenting, trailers or other additional accommodation facilities will not be allowed on the cottage property unless prior written permission has been granted by the Owner.

The Applicant agrees that the cottage is for recreational purposes only and shall not be used for any commercial or unlawful purpose.

The Owner and/or authorized representatives shall be allowed access to the rental property at any reasonable time during the Applicant's rental term.

8. COTTAGE RULES/CLEANING/INVENTORY

The Applicant agrees to read and abide by the cottage Rules, as stated in the cottage Information Package and/or posted at the cottage, and to use the inventory and equipment in a safe and responsible manner.

The Applicant agrees to leave the cottage, including all furniture, fixtures, and chattels in the same state of repair and condition that they were in upon the start of the rental period.

The Applicant agrees to leave the cottage in the same state of cleanliness and general order in which it was upon the start of the rental period. The Applicant may arrange and pay for a cleaning by a commercial service to be completed before departure. Cleaning that is not completed will be deducted from the security deposit at a rate of \$60 per hour for the time it takes to complete the cleaning for you plus a \$30 administrative charge.

Breakage or damage to inventory, kayaks, equipment or any other part of cottage property, above and beyond normal "wear and tear" will result in charges being deducted from the security/damage deposit.

Use of the cottage phone is limited to local calls and long distance calling **in Ontario only** 24 hours a day, 7 days a week. All other long distance calls and phone charges must be charged to the Applicant. Any long distance or other phone charges appearing on the owner's phone bill for the cottage during the Applicant rental period will be deducted from the security/damage deposit plus a \$30 administrative charge.

Any discrepancies to the provided inventory are to be reported to the Owner within 24 hours of arrival, otherwise the inventory will be deemed to be correct.

Pillows and blankets are supplied.

Toilet paper, paper towels and paper tissues are supplied on a limited quantity.

Toiletries, bath and bed linens are **not** supplied.

9. PETS/SMOKING

Pets are not permitted on the premises. However, a request for having a pet on the premises can be made in writing to the owner. Upon pre-approval by the owner, a separate pet agreement must be completed.

Smoking in the cottage is not permitted.

The “no pets” or “no smoking” policy does not mean that the cottage has not had pets or smoking on/in the premises previously. The Owner doesn’t take responsibility for allergies or other conditions arising at the cottage.

Smoking inside this “no smoking cottage” or allowing pets on the premises without prior agreement by the owner will result in a penalty fee of \$200 and may result in immediate eviction without refund.

10. REPRESENTATION

The information contained in any printed material, photograph or posting on our web site is believed to be accurate at the time of publication. The Owner reserves the right to make any changes it deems necessary to more accurately reflect the cottage property.

While every attempt will be made to ensure that equipment and appliances are in working order, should any breakdown or other situation occur whereby these elements are not available during the term of the rental period, the Owner doesn’t take responsibility for fixing, replacing or refunding the Applicant for the lack of use of these elements.

11. NON-AVAILABILITY OF PROPERTY:

If for any reason beyond the Owner’s control the property is not available on the date booked (owing to fire damage for example), or the property is unsuitable for rental, all rent and charges paid in advance by the Applicant will be refunded in full, but the Applicant shall have no further claim against the Owner. This does not apply to power outages that may occur prior to a rental commencing where the electricity supplier is in the process of restoring power within 48 hours.

12. INDEMNITY:

The Applicant undertakes to release, indemnify and hold the rental property Owner harmless against any and all loss, claims, causes of action, demands and/or costs and expenses that may be incurred by the Applicant or by any party in relation to the cottage rental. It is understood by the Applicant that the cottage “Owner” will not be liable whatsoever for any loss or any injury to the Applicant or guests using the cottage, its property and its content during the rental term, however caused. The Applicant acknowledges that the property and all of its content are provided for the Guest’s use at their own risk. The Applicant and its guests are responsible for exercising due care and

diligence in using the cottage's equipment such as kayaks, life jackets, barbeque, bunk bed, stove, etc. In addition, the Owner accepts no liability for loss of or damage to the Applicant's possessions on the Owner's property or land.

I hereby state that the above information is true and correct and that I have read, fully understand and agree to abide to the Terms and Conditions part of this Cottage Rental Application.

Applicant signature

Date

Confirmation Signature

Owner

Date

PLEASE MAKE SURE THAT YOUR RENTAL APPLICATION IS COMPLETED (INCLUDING YOUR SIGNATURE). INCOMPLETE RENTAL APPLICATION WILL NOT BE PROCESSED.

PLEASE RETURN TO THE ADDRESS BELOW ALL PAGES IN THIS RENTAL APPLICATION INCLUDING THE REQUIRED MINIMUM PAYMENT WITHIN FIVE BUSINESS DAYS FROM DATE OF RESERVATION. PAYMENT BY CERTIFIED CHEQUE OR MONEY ORDER IS MADE PAYABLE TO GILBERT PREGENT

**Gilbert Pregent and Jocelyne Garant
Address of Correspondence:
556 Laurier Ave. West, Unit 2104
Ottawa, Ontario K1R 7X2**