



Four Turnberry Place

Private Party Policy

This Policy addresses the planning, conduct and rules for private parties hosted in a condominium residence in Four Turnberry Place. Owners, guests and residents (lessees) are required to adhere to this policy but, ultimately, the owner will be held responsible and accountable. Failure to adhere to these policies may result in guests being turned away.

1. DEFINITION:

A private party is defined as a gathering, either prearranged or impromptu, of more than eight (8) persons.

2. NOTIFICATION:

To safely and appropriately manage the additional guests, the Management Office must be notified at least 72 hours in advance so that proper arrangements can be made. More notice may be required for larger gatherings. In particular, for New Year's Eve, Residents must notify the Management Office at least one (1) month in advance if planning to host a party of any size.

3. PARKING:

All parking spaces in the garage and on the platform are either pre-assigned or under the control of the valet staff. For safety reasons and to eliminate confusion, ALL guests are required to use the services of the Association's valet. Larger parties may be required to arrange for off-site parking, at the Owner's expense, to satisfy Fire Safety Lane requirements. The Management Office will advise upon proper notice. Failure to make proper parking arrangements may result in guests being turned away.

4. SECURITY:

A complete Guest List will need to be provided to the Management Office at least 72 hours in advance. This will enable the Association to maintain the security of the property and ensure your guests are not turned away at the Front Gate.

5. EXTRA VALETS:

Depending on the number of guests, it may be necessary to procure the services of additional valets. These costs are the responsibility of the Owner.

6. NOISE AND DISTURBANCE CONCERNS:

Per the Rules and Regulations for Four Turnberry Place, Section 6.1, no noise shall be made in any Unit that can be heard from any portion of the Building, other Units or the Common Elements outside of such Unit. No Owner or occupant of any Unit shall play or permit to be played any musical instrument, nor operate or permit to be operated a phonograph, television, radio, sound amplifier or any other electronic equipment in such Owner's Unit in such a manner as to disturb or annoy other residents.

7. NEIGHBOR NOTIFICATION AND AWARENESS:

A minimum of 48 hours notice must be given to surrounding Units to make them aware of the event. This includes neighbors on the same floor as well as those above and below.

8. COMMERCIAL AND BUSINESS GATHERINGS:

All commercial gatherings are prohibited, including fundraisers and not-for-profit business-related gatherings.

9. ELEVATORS:

For the safety of everyone, all elevator rules and regulations must be adhered to, including the maximum number of occupants, weight restrictions and operation. Please pick up a copy at the Management Office and familiarize yourself and guests of them.

10. CONDUCT AND DEMEANOR:

All residents and visitors are required to maintain proper decorum. Unacceptable behavior will not be tolerated and any violators will be asked to leave the premises. Any costs related to damage or clean up of a behavioral transgression will be the responsibility of the owner.