



THE BEND

AT BLACKHAWK

Rental Agreement

CHECK-IN/OUT TIME: Check in is at 4:00pm MST. Check out is 11:00am MST.

CUSTOMER DISCRETION: A reservation is for a specified number of guests. The Bend at Blackhawk requires prior notification of any increase in the size of your party, which is not to exceed the maximum set by the owner. Additional charges may apply for additional persons. The Bend at Blackhawk reserves the right to refuse or interrupt service to any customer.

HOUSEKEEPING | DAMAGES: All units will be cleaned and inventoried prior to guest arrival. If there are any concerns regarding the condition of the property upon arrival, please contact us immediately. It is expected that the property will be left in the same condition upon departure. Any necessary cleaning or damage repairs beyond reasonable wear and tear is the responsibility of the renter and will be charged to your credit card. For lengths of stay greater than 7 days, please contact us directly to make cleaning arrangements.

MINIMUM AGE REQUIREMENT: Renter must be over 21 years of age. An adult guardian or parent over the age of 21 must accompany any tenants under the age of 21 and must occupy the property for the duration of the stay. Any reservation made under false pretenses will be subject to forfeiture payment of rent and deposit, and the party will not be permitted to check-in, or the party will be required to leave the rented property immediately.

OUTDOOR FIREPLACE: The Bend at Blackhawk does not provide firewood. Bundles of firewood are available at various locations around town.

SNOW REMOVAL/WINTER ACCESS: McCall's elevation is over 5000 feet and has an annual average snowfall of almost 180 inches per year. As such, it is imperative to have your vehicle equipped for winter driving conditions including snow tires and tire chains even if your vehicle is a four-wheel drive. Snow removal crews work 24 hours a day during the winter months, however, there is no guarantee what time a driveway or street will be cleared.

MOTORIZED & NON-MOTORIZED VEHICLES ON ROAD ONLY: Renters agree to abide by all the rules and regulations of Blackhawk on the river and agree not to ride motorized or non-motorized vehicles off road and any damage done by such acts will be the sole responsibility of the renter and charged to the renters card. The renter also agrees that if they break any of the rules and regulations of the Blackhawk and The Bend then they can be removed from the premises without a refund. Motorized and non-motorized vehicles are on road ONLY under 5MPH in and out of the subdivision. Renters are not allowed to drive/ride around the development on or off the road.

****All homes are NON SMOKING.**

****NO PET POLICY:** Unless arranged in advance, no pets are allowed at the properties.

CANCELLATION POLICIES & FEES: Once a reservation has been confirmed by payment and you are unable to fulfill your obligation to occupy Rental Property, Blackhawk on the River must be notified 60 days prior to the scheduled reservation in writing for your protection to receive a full Rental Fee refund minus a \$150.00 Cancellation Fee. Cancelling after the 60 days, Blackhawk on the River will make every attempt to re-rent the property once we have received notification of cancellation. If we are unable to re-rent the property, half of the total Rental Fee will be refunded minus a \$150.00 Cancellation Fee. If the property is re-rented at full Rental Rate, you will receive a refund of the full amount of rent consideration (Rent, Taxes, Housekeeping fee, and Guest Services Fee) less a \$150.00 Cancellation Fee. No refund will be issued for cancellations made 30 days prior to the scheduled reservation.