



## CABIN CONTRACT RENTAL AGREEMENT

*The individual signing this contract must be at least 21 years of age, and will be responsible for the cabin and all occupants.*

**PAYMENT** – Full payment is required at the time of reservation. We accept Visa, MasterCard, and Discover. We do not accept personal checks, or cash for cabins. Reservations are accepted a year in advance of the arrival date. Specific cabin requests are not guaranteed, but will be honored if at all possible. You will be charged for the number of nights on the reservation, so please check your dates carefully. All damages or excessive cleaning fees will be charged to the card on file.

**CABIN CANCELLATION POLICY** – Cabins cancelled 30 days or more prior to the arrival date, will be refunded minus a \$30 cancellation fee. Cabins cancelled within 30 days of the arrival date will not receive any refund. You are not permitted to change the dates of the reservation once it is within 30 days of the arrival date. **Cancellations due to weather, medical reasons, early departures, etc. are not exempt from this policy.**

**CHECK-IN** – You are welcome to check in any time between 5pm and office closing (office hours vary). We usually can't accommodate early cabin arrivals. Late check-ins and next day arrivals must call and make arrangements with the office.

**CHECK OUT** – You must be checked out of the cabin by noon on the day of your departure. If your keys have not been returned to the office by noon, you will be charged for an additional night's stay. Please bring trash to dumpsters, wash all dishes, lock the doors, and return your keys to the office.

**WRISTBANDS** – All Mohican Adventures guests are required to wear a wristband during their stay. Wristbands are given to the first person to check-in. Wristbands determine that you are not trespassing on our property, and provide you a discount at Mohican Adventures River Trips and Fun Center.

**OCCUPANCY** – Each of our cabins have a stated maximum occupancy which is determined by the State of Ohio, Ashland County Health Department, and the Fire Marshall. Only the stated number of people will be allowed in each cabin. Exceeding the occupancy of cabins is not permitted and will result in eviction. Each person counts as an occupant regardless of age. All occupants are required to sign a Participation Agreement.

**PETS** – Our only cabins that allow pets are our Frye's Riverside Cabins. There is a non-refundable per pet fee of \$25 per day with a two pet maximum. All other cabins do not permit pets and there are no exceptions. Service dogs must be registered with the office, and cannot be left unattended in cabins. **If pets are found in or around cabins you will be evicted without refund.**

**SMOKING** – Smoking is prohibited inside all of our cabins. If evidence of smoking is found, a minimum fee of \$50 will be charged to the credit card on file.

**VEHICLES** – There is a limit of two vehicles per cabin. There is designated overflow parking, as roadways must be kept clear per the Fire Marshall. Please follow the 5mph speed limit. All vehicles within the campground must have a car pass displayed.

**REPAIRS AND SERVICE CALLS** – We will do our best within our ability to correct any problems during your stay and make you as comfortable as possible. We cannot guarantee appliances, televisions, air conditioners, etc. and there will be no refunds, discounts, or rate adjustments in the event of mechanical failure. Please contact the office as soon as possible in the event an issue arises. Non-emergency maintenance reported after 5pm will be handled the next day.

**CLEANING** – If there is a need for any excessive cleaning due to the condition of the cabin upon your departure, you will be charged a minimum fee of \$100. Please keep in mind that the signed rental contract is a legal and binding contract and therefore gives Mohican Adventures the right to collect payments for damages, missing items, and excessive cleaning made necessary from your stay. Full payment for all damages, missing items, and excessive cleaning are the responsibility of the guest and will be charged to the credit card provided by the lessee.

**GAS LOG STOVES/ FIREPLACES** – Fireplaces are only operational when we determine that it is cold enough for them to be on. At all other times, they will not be operational. The only control that can be made is from the thermostat. If any other adjustments are made and we need to call a technician, a minimum fee of \$50 will be charged to the credit card on file.

**TOWELS** – Fresh towels are provided on Tuesdays for weekly rentals. Fresh towels for stays that are less than four nights, are an additional charge. Please have all towels you would like to exchange in the linen bag and have them outside by 10am. Please bring extra towels for the pool, hot tub, and lake, as the towels inside your cabin are not allowed to leave your cabin.

**GROUND FIRES**- Ground fires are allowed in the provided fire ring only. Fires must be attended to at all times and out by 12:30am. Please make sure your fire is fully out before leaving it unattended.

**CHILDREN** – Children are the responsibility of their parents and must be supervised at all times. You will be held accountable for your child's safety and actions. Children under 18 years old must be at the cabin and under the parent's supervision from dark until 7am the next day. Children are not allowed in the pool house without adult supervision, as there is no lifeguard on duty making children the sole responsibility of their parents or guardians.

**QUIET TIME** – 11pm to 7am are quiet hours. No loud radios, singing or hollering will be tolerated. Music and voices must be confined to your cabin at all hours. Loud or abusive behavior will not be tolerated. Failure to comply with quiet hours will result in eviction without refund.

**GOLF CARTS ETC.** - Golf carts, ATV's, UTV's, and motorized scooters are prohibited within the campground. Motorcycles and motorbikes are to be used as primary transportation only and are confined to roads. You must have a valid driver's license and insurance to drive motorized vehicles in the campground.

**OTHER** – Rearranging of furniture is not permitted. This includes taking indoor furniture outdoors. It is a good idea to keep your cabin door closed to prevent any unwanted insects and critters from entering the cabin. We do not give any refunds or rate adjustments for any pest discomfort issues. Daily maid service is not available. Personal toiletries (soap, shampoo, etc.) are not provided in any of the cabins. Motorhomes and/or tents are not permitted at the cabins. **There must be at least one person 21 or older staying at the cabin.**

**I have read the rules and policies stated on this agreement and agree to abide by them including all persons occupying the cabin during the lease. Mohican Adventures has the right to change any and all policies at any time without notice.**

Lessee: \_\_\_\_\_ Date: \_\_\_\_\_