

Use Rules and Regulations

Timber Ridge Equestrian Center

(STABLES and ROUND PEN)

Everyone who boards or rides horses at Timber Ridge Equestrian Center (“Stable”) is subject to the following Stable Rules as may be amended from time to time at the sole discretion of the Colorado’s Timber Ridge Homeowners Association (CTRHOA):

1. The Stable is a valuable asset of the Timber Ridge community. Please treat other members of the community with respect, courtesy and consideration. Safe, considerate and courteous behavior of each boarder, family member and guest are required at all times! Your safety is our primary goal.
2. GUESTS: It is the responsibility of each Owner sponsoring a Guest to make sure that the Guest(s) are aware of, and follow, these Stable Rules.
3. HOURS: Owners and their guests are welcome in the stables, round pen, and parking areas. The Stable is open to Owners seven days per week: 7:00 am – 8:00 pm, but may be closed periodically by the Timber Ridge HOA.
4. HELMETS REQUIRED: ALL PERSONS RIDING AT THE STABLE MUST WEAR AN ASTM APPROVED HELMET AT ALL TIMES WHILE RIDING OR MOUNTED.
5. SHOES REQUIRED: ALL PERSONS RIDING AT THE STABLES MUST WEAR STURDY SHOES OR BOOTS WITH HEELS.
6. GATES: All gates must be closed at all times except when attended. All visitors must close any gate on the property that they open (and may not open locked gates). Stall gates may remain open when not occupied by a horse. Gates shall only be opened after making a reasonable determination that it is safe to do so.
7. DOORS: All doors must remain closed while not attended including tack room doors, barn doors, hay storage stall doors and feed room doors. Owners and guests must close unattended doors whether they opened them or not.
8. PARKING: Parking is permitted in the designated areas provided. Do not park in front of stable or round pen entrances. No overnight parking of vehicles is allowed. Overnight horse trailer parking is only allowed for those boarding horses in the stables for the number of nights contracted by the HOA. Any parking/driving related damage in non-designated areas will be repaired at Owner’s expense.
9. CHILDREN: Minors under the age of 18 (hereinafter referred as “Children”) must be under the direct supervision of a responsible adult at all times. No one shall leave a minor under the age of 18 unattended at the Equestrian Center. Children, like all riders, must wear AN ASTM APPROVED HELMET at all times while on horseback.
10. NO SMOKING. SMOKING is NOT permitted anywhere on the Stable’s property.
11. NO ALCOHOL. ALCOHOLIC BEVERAGES may not be consumed on the Stable’s property, except as specifically approved by the Timber Ridge HOA.
12. NO DOGS: No dogs are not allowed at the Stable or Round Pen at any time.
13. HANDLING HORSES:
 - a. Respect animals ALWAYS!
 - b. Never walk or stand behind a horse.

- c. Do not handle anyone's horse(s), or enter any stall, without express permission by the horse owner.
 - d. When exiting a stall with a horse, open stall door fully. Latch door completely open.
 - e. Always use a halter and lead line when moving horses.
 - f. Keep a safe distance between horses (horse length).
 - g. If a horse gets loose, yell "Horse Loose" and move to a safe position against a wall, in the tack room, feed room, or other safe location. Use good common sense.
 - h. When walking a horse through a barn, yell "Heads Up" to alert others.
14. GROUNDS: It is the duty of every boarder to help keep the Stable property free of litter, clean and organized. This duty requires all boarders to clean up after themselves.
- a. KEEP HORSES AWAY FROM THE CLUBHOUSE.
 - b. Keep the common stable areas clean and tidy for your safety and the safety of others.
 - c. Everything belonging to the Owner or otherwise moved by the Owner must be kept out of the common Stable area except when it is being used.
 - d. Do NOT leave your horse unattended on the hitching posts. Clean up after using the horse hitching posts.
 - e. Clean the stall after use. Remove all debris and manure.
 - f. Pick up your horse's manure from the common areas, round pens, and parking lot.
 - g. Remove all manure (and shavings) from the Stable premise and dispose in an appropriate location outside of the Timber Ridge community on a daily basis.
 - h. All other garbage goes in the respective garbage and recycling cans located in various areas on the property.
 - i. Do not use anyone's tack, grooming supplies or any equipment that is not your own without explicit permission to do so.
 - j. Running, shouting, and rowdy boisterous behavior are not permitted at any time.
15. ROUND PEN USE:
- a. You must clean up after your horse
 - b. Please follow Arena Etiquette.
16. Timber Ridge is not responsible for lost or stolen articles.

WARNING

Under Colorado Law, an equine activity sponsor is not liable for an injury to or the death of a participant in equine activities resulting from the inherent risks of equine activities, pursuant to section 13-21-119, Colorado Revised Statutes.

TIMBER RIDGE BOARDING RULES AND REGULATIONS

The Timber Ridge Equestrian Center is pleased to provide limited, short term boarding opportunities for Timber Ridge HOA members and their families and guests. Everyone who boards or rides horses at Timber Ridge is subject to the published Stable and Round Pen Rules. In addition, the following is required:

1. No Individual, Organization or Group, without a Timber Ridge Owner can board or have access to the Timber Ridge Equestrian Center. All Property Owners must be Members in Good Standing as defined in the Bylaws of the Association.
2. BOARDING FEE, CLEANING DEPOSIT, and RELEASE AND WAIVER REQUIRED: All boarders, guests and instructors must execute and deliver a Hold Harmless Liability Waiver and Release before participating in any equestrian activities at the Timber Ridge Equestrian Center.
3. Boarding can be for no more than seven (7) consecutive days unless extended time is approved by the Timber Ridge HOA.
4. Fees and Deposits
 - a. No fee for Timber Ridge Owners although a stall cleaning/maintenance deposit of \$250 must be submitted by the Timber Ridge Owner. At the conclusion of the boarding, the deposit will be refunded provided all manure, shavings and debris have been removed from the stall and no damage is incurred.
 - b. A fee of \$10 per stall/per day for Timber Ridge guests plus a stall cleaning/maintenance deposit of \$250 must be submitted by the Timber Ridge Owner on behalf of their family/guest. At the conclusion of the boarding, the deposit will be refunded provided all manure, shavings and debris have been removed from the stall and no damage is incurred.
5. Cleaning/Maintenance
 - a. The boarder is responsible for providing their own shavings for the stall their horse occupies.
 - b. A limited number of hoses will be available for the frost-free water spickets. We recommend each boarder supply their own stall water/feed buckets, rakes and shovels. There will be no tack room available. All tack should remain in boarder's vehicle or trailer.
 - c. All manure in and around the stables and entire Equestrian Center must be removed and dispose in an appropriate location outside of the Timber Ridge community on a daily basis. **Failure to adhere to this policy will result in a forfeiture of the cleaning/maintenance deposit!**

WARNING

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CTRHOA Equestrian Center

BOARDING FEE, CLEANING DEPOSIT, and RELEASE AND WAIVER AGREEMENT

Property Owner Name: _____ Lot # _____

Horse Owner Name: _____

Additional Names of Guests: _____

Max Boarding Days 7

Start Date: ____/____/____ through ____/____/____

Equestrian Center hours are 7:00am – 8:00pm only.

- Each of the undersigned acknowledge that they have read and understand the Use Rules and Regulations for the Timber Ridge Equestrian Center and the Timber Ridge Boarding Rules and Regulations.
- Each of the undersigned agree to assume responsibility for any property damage caused as a result of this use.
- Each of the undersigned hereby waive and release any and all claims for damages alleged due to negligence or for any reason, which the undersigned may have against the Colorado’s Timber Ridge Homeowners Association (CTRHOA), its Directors and all employees, representatives, successors and assigns for any and all injuries suffered by myself or my guest.

WARNING: Each of the undersigned acknowledge, understand and agree that the CTRHOA is an equine activity sponsor as defined in section 13-21-119, Colorado Revised Statutes, and is not liable for an injury to or the death of a participant in equine activities resulting from the inherent risks of equine activities, pursuant to section 13-21-119, Colorado Revised Statutes.

_____ Property Owner Signature
_____ Property Owner Printed Name
_____ Horse Owner/Guest Name
_____ Horse Owner/Guest Signature
_____ Horse Owner/Guest Mailing Address
_____ Horse Owner/Guest Phone Number
_____ Horse Owner/Guest Email Address.

User Fee _____

Received _____ Check/Receipt# _____

Cleanup/Maintenance Deposit _____

Received _____ Check/Receipt# _____