



EastBoro Sport Court
 Rules, Regulations and Waiver
 8251 Greensboro Drive, McLean, VA 22102

GENERAL

The following Rules and Regulations are intended to make the EastBoro Sport Court as safe, enjoyable, and pleasant as possible for all users. These rules are applicable to all users and may be changed by the Landlord from time to time in order to provide for the safe, orderly, and enjoyable use of the Sport Court and all equipment located therein.

1. **USE:** The Sport Court may only be used by current, on-site employees of tenants with The Boro District ("Tenants"). Any current employee of a Tenant who has executed a valid Waiver of Liability may use the Sport Court, subject to the terms and conditions set forth below. Users shall use the facilities and equipment within the Sport Court solely for their intended use and purpose.
2. **HOURS OF OPERATION:** The Sport Court may be used between the hours of 8:00 a.m. to 6:00 p.m., Monday through Friday. The Facility is closed on Saturday & Sunday and building holidays unless specific arrangements are made in advance. Landlord may change the designated hours of operation from time to time in its sole discretion.
3. **CONDUCT:** Any conduct which Landlord or the Building's property manager believes unreasonably interferes with the use or enjoyment of the Sport Court or of the equipment therein by other persons, or which disrupts or interferes with the safe, orderly, and efficient operation of the Sport Court or the equipment therein is strictly prohibited.
4. **USE OF TOBACCO PRODUCTS:** Smoking of any kind or any other consumption of tobacco products is strictly prohibited within the Sport Court.
5. **SOLICITATIONS AND PETITIONS:** Solicitations for the sale of any product or service, for charitable contributions, or for political or other petitions of any kind are strictly prohibited.
6. **NOTICES, COMPLAINTS OR SUGGESTIONS:** Users of the Sport Court must immediately notify the property management office in the event that they discover any defective, unsafe, or hazardous condition in, or relating to the use of, the Sport Court or the equipment therein, or any breakage, sickness, fire, or disorder at the Sport Court. Complaints or suggestions as to the operation, maintenance, services, or equipment at the Sport Court are welcome. Such notices, complaints, or suggestions should be sent to Landlord in care of the Building's property manager.
7. **VIOLATION OF RULES:** Failure or refusal to comply with these rules and regulations may result in the loss of individual privileges upon notice from Landlord, the Building's property manager or, if applicable, any operator of the Sport Court.
8. **MAINTENANCE:** No user shall leave litter, trash, debris or articles of clothing at the Sport Court.
9. **NO LIABILITY:** The Landlord, the property manager, and any future operator of the Sport Court assume no liability for any personal property, clothing, jewelry, or other valuables brought into or



stored in the Sport Court. Each user assumes all liability and responsibility for any loss or damage to any such personal property, clothing, jewelry, or other valuables.

10. **ACCESS:** Access into the Sport Court is through Datawatch Security cards issued by Tenants. To obtain access, an employee of a Tenant must complete and submit to the property management office a Waiver of Liability. At that time, the Tenant's existing security card will be authorized for entry.
Landlord, the property manager, and any future operator of the Sport Court reserve the right to change the method of access at any time, without notice.
11. **FEES & RESERVATIONS:** The Sport Court is complimentary for all Boro District tenants to reserve. All tenants may incur the following fees if event occurs after normal building hours: \$50 per hour for cleaning and \$80 per hour for engineer overtime. All rental fees, service charges or other assessed charges related to your event are subject to a 20% administrative fee. Ownership reserves the right to adjust fees, as needed.

Sport Court reservations will be made on a first come-first serve basis and can be booked up to six months in advance. Reservations may be made online via [AgilQuest](#) or by contacting the EastBoro Property Management Office at 703-902-6666.

WAIVER

In order to use the Sport Court facilities and equipment (collectively, the "Sport Court Facility") on the 6 level of Parking Garage at 8251 Greensboro Drive at the EastBoro ("Building"), I hereby certify as follows:

1. I am an on-site, full time employee of a tenant in the Boro District, and I have been authorized by my employer to use the Sport Court.
2. I am in good physical condition and I am able to use the facilities and equipment in the Sport Court without risk of physical harm or injury to myself. I understand that I use the equipment at my own risk.
3. I will not invite guests to use the Sport Court, and I will not provide access to the Sport Court to persons who are not otherwise authorized to use the Sport Court.
4. I understand in use of the equipment there is the possibility of accidental or other physical injury. I agree to assume the risk of such injury and indemnify and hold harmless TMG TMC 1&2, LLC ("LANDLORD"), Meridian Management, and Cushman and Wakefield USA, INC. ("Manager"), (and the successors and assignees of the foregoing), and any officers, directors, shareholders, partners, employees, personnel, or agents thereof from liability for any and all injury, illness, harm, or damage resulting from my use of the Sport Court or the equipment therein.
5. I understand that the Landlord does not represent that their employees, personnel, or agents have expertise in diagnosing, examining, or treating medical conditions of any kind, or in determining the effect of any specific exercise on such medical condition.



6. I understand that there is no personnel, surveillance, or security provided in the Sport Court to protect me from third parties or other harm, and I enter and use the Sport Court at my own risk.

AGREEMENT

By execution below, the Rules and Regulations & Waiver for the EastBoro Sport Court have been read and understood by all personnel and/or supervisor on site to use the facility. I agree that I will fully comply with these Rules and Regulations as they are amended from time to time.

READ AND UNDERSTOOD BY:

Company Name, Building and Suite Number: _____

Employee Name, Title and Phone Number: _____

Signed: _____

Date: _____