

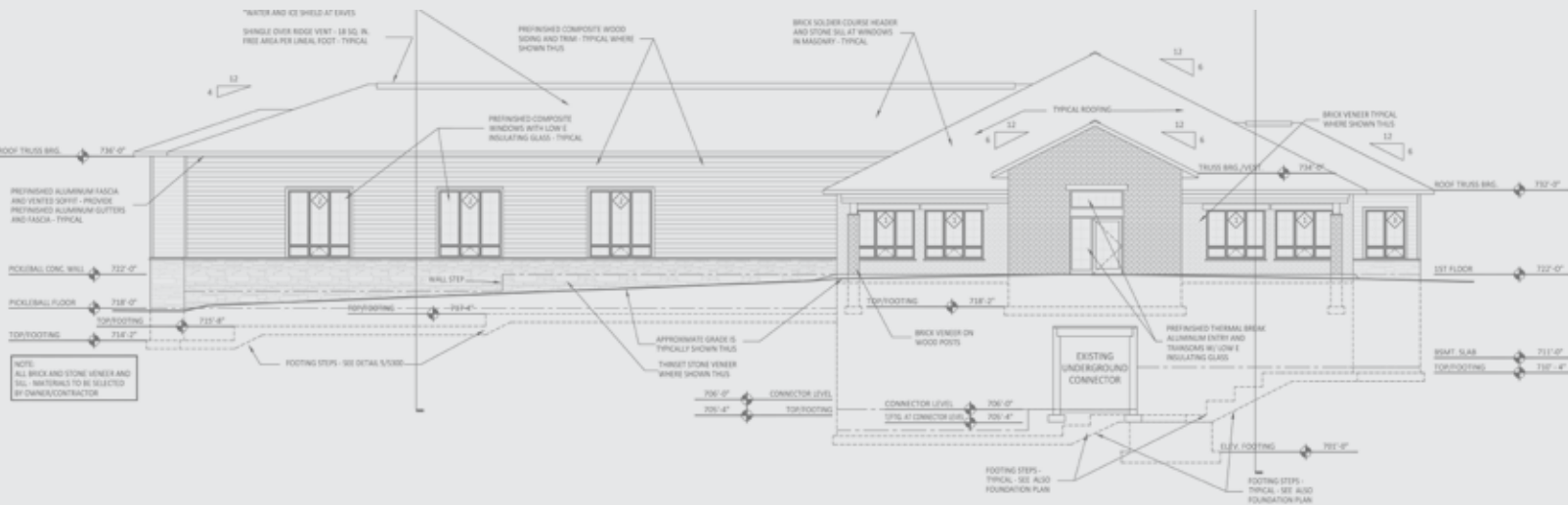
Enjoy!

the

CLUBHOUSE

at the FIELDS

COMMUNITY CLUBHOUSE HANDBOOK



1 WEST ELEVATION
1/8" = 1'-0"



1641 Sand Lake Rd
Onalaska, WI 54650

608.783.4785

leasing@traditionaltrades.net

traditionaltrades.net



All tenants and guests must sign a waiver prior to entering the clubhouse.

PURPOSE

The clubhouse is a community-use facility intended for shared resident use, not for private or family events. For private gatherings, family celebrations, and similar functions, residents must use one of the reservable rooms available in each building. The clubhouse is designed to support everyday community enjoyment, not exclusive bookings or event-style use.

USE GUIDELINES

The clubhouse is for all residents to enjoy in a shared setting.

Private parties, family events, and exclusive gathering/reservation are not permitted in the clubhouse.

If you need to reserve a space for your gathering - Residents may reserve designated spaces located within each building at 1631 or The Fields. Please contact the office in advance to check availability and complete your reservation.

Please be respectful of other residents who are using the clubhouse at the same time.

GUEST POLICY

Residents may bring guests to the clubhouse.

All guests must sign the waiver before entering or using the facility.

Guests must always be accompanied by the tenant who invited them.

Tenants are responsible for the conduct, safety, and behavior of their guests at all times.

MINOR POLICY

Anyone under the age of 18 must always be accompanied by an adult.

Minors may not use the clubhouse unsupervised.

The accompanying adult is responsible for the minor's behavior and compliance with all clubhouse rules.

HOURS OF OPERATION

The clubhouse will initially be open 24 hours a day.

Hours of operation may be amended in the future based on community needs or management decisions.

The golf simulator is the only exception to the 24-hour access rule.

GOLF SIMULATOR HOURS

The golf simulator is available from 7:00 a.m. to 10:30 p.m.

Use outside these hours is not permitted unless otherwise authorized by management.

RESPECT AND RESPONSIBILITY

Keep shared spaces clean and leave them in good condition for the next users.

Follow all posted rules and directions from management.

Any damage, misuse, or rule violations may result in loss of clubhouse privileges and possible additional action.

SAFETY AND MAINTENANCE

Report any damage or unsafe conditions to the management office immediately

By using this facility and its equipment, residents acknowledge that they do so at their own risk.

Guests must be accompanied by a current tenant.

Children must be accompanied by a guardian over the age of 18.

GENERAL RULES

This handbook is meant to support a safe, welcoming, and fair environment for all residents. All of the Clubhouse amenities are here for everyone to enjoy.

INFRARED SAUNA RULES

Session Time: Limit each session in the sauna to 30 minutes so all residents have a chance to use the sauna.

Capacity: Maximum of 2 people at a time.

Cleanliness: Sit on a towel at all times. (You must bring your own towel.)

Health and Safety: Consult your doctor before using the sauna if you have medical conditions or are taking medication.

Do not use the sauna under the influence of alcohol or drugs.

Courtesy to Neighbors: Be mindful of others waiting and finish promptly when your time is up.

All residents must travel to and from the clubhouse sauna room fully clothed. Proper attire is required in all shared areas out of respect for fellow tenants and to maintain comfortable community environment.

This includes all hallways, lobbies, and other shared areas.

Leave the area tidy for the next resident.

YOGA ROOM RULES

Please keep voices low and devices on silent to maintain a calm, zen-like space.

Be courteous. If others are waiting to use the room or props, please limit your practice to 60 minutes.

To reduce injuries, wear comfortable, appropriate clothing and use non-slip footwear or bare feet as suitable for yoga.

Please wipe off mats, blocks, and any shared equipment after use.

Help keep this room clean and safe by returning all mats, blocks, straps, and other props to their storage areas after use.

FITNESS ROOM RULES

Be courteous. If others are waiting to use a machine, please limit your workout to 20 minutes.

Please wipe off all machines after use.

To reduce injuries, dress in appropriate clothing and footwear for exercise.

Help keep this room clean and safe by returning all equipment and weights to their proper storage areas after use.

PICKLEBALL RULES

Court Use and Time Limits: Playtime is limited to 60 minutes when others are waiting.

Singles and doubles have equal priority.

Use the "NEXT UP" paddle holder to reserve who is up next.

Courtesy and Conduct: Be respectful of nearby residents; keep noise and cheering at a reasonable level.

Do not monopolize the court — allow everyone a fair chance to play.

Court Care: No food, gum, or glass containers on the court.

Non-marking court shoes only.

Safety and Responsibility: Play at your own risk.

SHUFFLEBOARD RULES

Time Limits: To allow everyone a chance to play, please limit your game to 45 minutes if others are waiting.

If court is free after your game, you are welcome to continue for another round.

When others are waiting, please finish your current game before passing the court on.

Courtesy and Conduct: Please be courteous and patient with fellow residents.

Return all equipment (discs and cues) neatly after use.

GOLF SIMULATOR RULES

General Use: Each session limited to 60 minutes when others are waiting.

Maximum of 4 players in the room at one time.

Please be kind — allow others their fair share of time and avoid monopolizing peak hours.

Courtesy and Conduct: be respectful of noise levels; voices and excitement are welcome, but please keep it clubhouse-friendly.

No food; covered beverages only.

Treat equipment with care. Any damage should be reported to management immediately.

No outside golf balls — only those provided.

Clean clubs and shoes before playing. Spikes or dirty soles are not allowed.

Safety: Only one person should swing at a time.

All observers must stand behind the hitting area.

Use common sense and keep the room safe for everyone.

HOURS: Room hours: 7:00am-10:30pm daily.

Be respectful of scheduled events or maintenance times posted by management.

FOR ALL MEDICAL EMERGENCIES, PLEASE CALL 911

EMERGENCY — MAINTENANCE

Our 24/7 non-medical emergency answering service number: **1-800-324-2898**

During office hours (9am-4pm) please call: **608-783-4785**, or **1-800-324-2898**

Operator Will Ask You For:

- Building address or building name
- Your name
- Your phone number
- Nature of the emergency

Examples of Emergency Repair Calls:

- Running/leaking water that cannot be turned off
- Electrical outage

For all non-emergency or equipment-related issues, please contact the office during business hours (Monday–Friday, 9:00 a.m. to 4:00 p.m.) to report the concern. Requests will be addressed on the next business day, or on Monday if submitted on a Friday or over the weekend.