THE MICHIGAN COTTAGE TRUST

SAMPLE COTTAGE RULES

The following rules are established to ensure the harmonious use and enjoyment of the Sample Cottage by all beneficiaries of the Sample Cottage Trust. These rules may be amended by a simple majority vote of the beneficiaries.

1. Scheduling Use of the Cottage

- Use of the cottage shall be scheduled through a rotating calendar system. Each family unit will have equitable access to prime usage times, including summer weekends and holidays.
- Schedules shall be finalized at least three months in advance. Adjustments may be made with mutual agreement between affected beneficiaries.
- Cancellations or changes to scheduled times must be communicated promptly to allow others the opportunity to use the cottage.

2. Guests and Subletting

- The cottage is reserved exclusively for use by family members as defined in the trust. Non-family guests may visit only when accompanied by a family member.
- Subletting or renting the cottage to non-family members is strictly prohibited.

3. Maintenance Standards

- Each family unit is responsible for leaving the cottage clean and in good repair after use. This includes:
    - Cleaning all used areas, including the kitchen, bathrooms, and living spaces.
    - Removing personal belongings and disposing of all trash properly.
    - Replacing any consumable supplies used (e.g., cleaning products, paper goods).
- Any damages or necessary repairs must be reported immediately to the trustee. Families responsible for damages beyond normal wear and tear may be required to cover repair costs.

4. Pet Policy

- A maximum of two dogs is permitted during any family's visit. No other animals are allowed.
- Pet owners are fully responsible for the care, supervision, and cleanup of their pets, both inside and outside the cottage.
- Pets must not disturb other family members or neighbors, and any damages caused by pets must be repaired or reimbursed.

5. Quiet Hours

- Quiet hours are observed from 10 PM to 7 AM daily to respect the peace and enjoyment of all beneficiaries and neighbors.

6. Campfires and Outdoor Activities

- Campfires must be contained within designated fire pits and fully extinguished after use.
- Firewood used during visits must be replaced to ensure availability for the next family.
- Gasoline used for the boat or other equipment must be replaced immediately after use.

7. Usage Fee

- No usage fees shall be charged to beneficiaries. Expenses for maintenance, utilities, and other operating costs shall be divided equally among family units as outlined in the trust.

8. General Conduct

- All family members are expected to treat the cottage and its surrounding environment with respect.
- Activities that could cause significant damage to the property, violate local laws, or disturb neighbors are prohibited.

9. Additional Provisions

- Smoking is prohibited inside the cottage and within 25 feet of the building.
- Parking is limited to designated areas to prevent damage to landscaping.
- Any disputes regarding the use of the cottage or enforcement of these rules shall be addressed as detailed in the Cottage Trust.

These rules are designed to preserve the Sample Cottage as a cherished family asset. Compliance is expected from all beneficiaries, ensuring the property remains a source of enjoyment for generations to come.