

Exhibit A

Barn Facilities Rules and Regulations

The Association endeavors to provide Owners with riding facilities and services that fulfill their needs and expectations, and to provide an enjoyable, positive, and safe experience to anyone using the barn, arenas, trails, and related facilities (collectively referred to as the "Barn Facilities"). The fulfillment of this mission depends upon the cooperation of all parties, including those parties who board their horses at the barn, ride or train horses, or provide other equestrian services, and those who work at Sidney Peak Ranch. To help assure the fulfillment of this mission, the Association has adopted the following rules and regulations. These rules and regulations apply to all Owners, guests, invitees, agents, representatives, riders, trainers, and others using or working on Sidney Peak Ranch, and are subject to change by the Association without advance notice.

Use of Facilities

1. Liability All users of the Barn Facilities must sign the Activity Release and Indemnity Agreement ("Release") prior to use. If under the age of 18, a parent or guardian must complete and sign the Release. Children under the age of 18 must wear helmets when riding.
2. Use of Barn Facilities Facilities are available from 7:00 a.m. until 9:00 p.m. Children under the age of 15 must be accompanied by a supervising adult (at least 18 years of age and not barn staff) while utilizing the Barn Facilities. The owner assumes full responsibility for the conduct of the Owner's guests, for any loss or damage caused by the guests. Due to Insurance purposes there will be no alcohol allowed on premises. Any activities are subject to permission of Barn Manager in advance.
3. Tack Rooms Each boarder is assigned a designated space in a tack room and/or slider. Tack rooms are required to be kept clean and organized, and should be kept locked when feasible. The Association is not responsible for lost or stolen property. Aisles and arena walls should be kept clear of items. Horses may be tied in aisles with responsible party nearby arena. Horses may not be ridden through the aisles.
4. Arena Turn-Out Turn-out in arenas is allowed with the responsible party supervising the horse at all times. Riders have first priority for arena time, lungers second priority, then turn out.
5. Noise Please respect and be considerate to others, particularly during lessons. Please keep the overhead speakers turned down to a reasonable level.
6. Cleaning Up After grooming, riding, or training of a horse, the Owner/Guest or rider is to clean up after himself or herself, the horse, farrier, or vet before riding or leaving the area. If your vet, farrier or other outside professional creates a mess during their work, the owner is ultimately responsible for cleaning the area. This includes the dry stalls.
7. Doors and Gates Doors and gates in the barn, paddocks, and on trails should be left as you found them.
8. Lights Turn off aisle lights when they are not needed. If you are the last one to leave at night, be sure to turn off all office, arena, aisle and stall lights and radio.

9. Parking Vehicles and trailers must be parked in assigned areas only. All unhooked trailers will be parked along the East side of the barn during the summer. Barn staff will assign winter parking. There is NO parking on the North end of the barn or in front of aisle doors.
10. NO SMOKING There is absolutely NO SMOKING in or on any of the Barn Facilities.
11. Speed Limit Please respect the 10 mph speed limit in the barn parking lot.
12. Treatment of Horses All horses must be treated with kindness and respect. The Owner is responsible for vaccinations, de-worming, and hoof maintenance. It is also the Owner's responsibility to exercise the horse in an appropriate manner.
13. Stallions Stallions are not allowed at the facility.
14. Age of Horses Horses under the age of 2 years are not accepted at the facility.
15. Feeding of Horses Please do not feed horses that do not belong to you.
16. Warehousing All stall and private paddock horses are required to have appropriate exercise at least twice weekly unless directed otherwise by a veterinarian.

Independent Trainers

1. Liability All trainers and other independent contractors working at Sidney Peak Ranch must have a current release signed on file with the Barn Manager before using the facilities.
2. Insurance All trainers must have proof of insurance on file, naming Sidney Peak Ranch as additional insured, with the Barn Manager before any instruction, training or riding or other work can be undertaken.