

FORT BEND COLUMBUS CLUB
2007 KAYCEE DR.
P.O. BOX 866
ROSENBERG, TEXAS 77471

HALL RENTAL AGREEMENT - FORT BEND COLUMBUS CLUB

This Agreement is entered into between the Fort Bend Columbus Club ("FBCC") and _____, ("the Renting Party"), for the rental of the Fort Bend Columbus Club Hall located at 2007 Kay Cee Drive, Rosenberg, Texas 77471 ("the Rental Premises").

The terms of the Rental Agreement are as follows:

1. The date of the function is: _____.
2. The nature of the function is: _____.
3. The Renting Party agrees not to use the Rental Premises for any unlawful or immoral purposes and shall indemnify the "FBCC" for any fines, costs and attorney's fees which may be incurred by the "FBCC" sustained for any such activity.
4. It is agreed that the Rental Premises will be reserved for the exclusive use of the Renting Party for the date of the function provided that the Renting Party shall pay the **non refundable** cost as outlined in this lease agreement.
5. **Hall reservation** requires a \$300 (**non refundable**) payment at the time of application with remainder of the \$800 in fees due 14 days prior to the event by certified funds or personal check, with no exceptions . Failure to make the final payment within 14 days prior to the event will render the rental application cancelled, with loss of original \$300 application payment.
6. Checks should be made payable to "The Fort Bend Columbus Club". Any returned checks will be subject to a \$50.00 fee.
7. The Renting Party agrees to reimburse the "FBCC" for the cost of any damage inflicted upon the Rental Premises interior or exterior, including, but not limited to, damage of any kind to the building, painted surfaces, fixtures, furnishings, premises or landscape caused by the Renting Party or any of its employees, volunteers or guests, whether caused by negligence or otherwise. The hall is established as a "no smoking" facility. Smoking within the hall will result in loss of the entire deposit and any additional damage or costs relating to removal of smoke odor or fire will be assessed against the renter. **USEAGE OF ADHESIVE, NAILS, STAPLES OR OTHER PRODUCTS ON ANY SURFACE WITHIN THE BUILDING OR ITS EXTERIOR IS STRICTLY FORBIDDEN AND WILL RESULT IN LOSS OF FULL DAMAGE DEPOSIT.**
8. The Renting Party agrees to be liable for damages caused by any employee, volunteers or guests and renting party agrees to comply with the terms and conditions of this Hall Rental Agreement, and General Conditions and Hall Rules incorporated into this Agreement.
9. **The Renting Party agrees to indemnify, defend and hold harmless the "FBCC" unconditionally for any claims for personal injuries or damages sustained by any employee, agent, volunteer or guest of the Renting Party while at the Rental Premises regardless of entity that may be found to be at fault. This Hold Harmless Agreement includes any liability relating to serving or consumption of any type of food or alcohol on premises.**

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GENERAL CONDITIONS AND HALL RULES

1. ***ALCOHOLIC BEVERAGES may not, under any circumstances be sold on premises, other than by authorized members of the FBCC. Beer and wine cannot be brought into the hall or parking lot by the Renting Party or any of its employees, volunteers or guests. To do so can result in the loss of the Renting Parties damage deposit. THIS IS A NON SMOKING FACILITY, INCLUDING E-CIGARETTES. Smoking within the hall will be considered breach of contract and total deposit will be forfeited and any damages relating to fire or smoke odor removal will be paid for by renter.***
2. Access to the Rental Premises is allowable at 10:00 a.m. on the date of the function. Any hall access prior to the date of the function for decorating, etc. will be dependent upon previous commitments by the "FBCC". Unauthorized entry to use the Rental Premises prior to this date and time by the Renting Party will result in charges at the rate of \$ 100.00 per hour. Spot checks will be conducted. The event shall end at 11:45 p.m. and the hall vacated by guests at midnight on the date of the function. Renting Party must vacate the Rental Premises no later than 1:00 a.m. following rental date and general cleaning. All Renting Party's possessions must be removed at 1:00 a.m following the event.
3. Paper goods are not furnished until concession area is open, (i.e. trash can liners, toilet tissue.) Renting Party shall provide extra paper towels, toilet tissue and 30-gallon trash bags.
4. Bar with beer, wine, wine coolers, soft drinks and water along with concessions operated by FBCC will open when your event begins and remain open until the event is concluded at 11:45 p.m.
5. During the rental period, at least two (2) licensed police officers must be present if alcohol is being served. Security officers will be arranged by the FBCC, at the renter's expense, and officers will not be considered agents of the FBCC. Officers are to be paid upon their arrival in cash.
6. **Absolutely no usage of adhesive, glue, pins, tacks, staples, nails products on any drapery, walls, ceilings or painted surface is allowed.** Renting Party must remove all decorations and products used following the event. If your decorations or products cause any damage to the hall, the cost of removal and or painting will be deducted from your deposit.
7. Renting Party is responsible for the cleaning of the kitchen and serving room next to the kitchen, removal of all decorations, emptying all trash cans from the Rental Premises into the dumpster and leave trash cans on the patio area. Renting Party is responsible for cleaning off the tables and chairs. Fold the tables and place them and the chairs on either side of the hall.
8. TABLES AND CHAIRS SHALL NOT BE REMOVED FROM THE HALL FOR OUTDOOR USE.
9. **No guns are allowed on the premises.**
10. No glitter, confetti, birdseed, rice, silly string or such are allowed within the Rental Premises.
11. Turn off all air conditioning units. Controls are located in the hall across from the ladies bathroom on the south wall. Turn off all lights in the Rental Premises, lock the front door, including the dead bolts and the east doors (emergency exits by the stage), and the rear door.
12. Clean the parking lot of all debris and lock all gates.

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SECURITY DEPOSIT WILL BE FORFEITED IF ANY OF THE ABOVE GENERAL CONDITIONS AND RULES ARE VIOLATED

Hall Rental.....\$ 800.00
Damage / Cleanup Deposit Refundable\$ 300.00*

TOTAL \$ 1100.00

By signing this Hall Rental Agreement, you agree to abide by its terms and to comply with the attached General Conditions and Hall Rules.

Renting Party _____ Date: _____
Signature

(This is where the security deposit will be mailed)
Name: _____

Address _____

City/State/Zip _____

Phone cell _____ home _____ work _____

The Fort Bend Columbus Club _____ Date: _____
By:

Keys received on _____
By _____

Security deposit will be refunded provided the Hall Rental Agreement and the General Conditions and Hall Rules are not violated. Should either be violated, the Security Deposit will be forfeited.

Emergency Phone Number Contacts – Mike Stavinoha -713-882-0844 or Wayne Jakubik 281-610-3391