



Dear Potential Renter:

Thank you for your interest in renting our hall for your event. The hall is 50 feet x 25 feet with seating for up to 80 people. Hall rental includes a fully-functioning kitchen that can be used to heat up the catered food, rectangular tables and folding chairs, two restrooms, and ample parking. Your rental period is for a 4-hour block of time during the date requested.

The rental fee is \$200.00 for the 4-hour block and a security deposit of \$200.00 is required at the time of booking.

We rent our hall out for personal and private social events such as birthdays, anniversaries, baby showers, and holiday parties. We do not rent to organizations, for commercial purposes, or events open to the general public. We do not rent for bachelor/bachelorette parties.

The West Milford VFW Post 7198 (WMVFW) seeks to provide an affordable venue for personal social events as a courtesy to our supporters, the community. As a volunteer organization, we use a small portion of the rental fee towards underwriting our operations. Most of the rental fee is used to cover the overhead of the building during rentals. In order to keep the rental cost as low as possible, we ask that the renters help us by doing their share to minimize wear and tear on the building and its fixtures, our utility costs, and generally exercising common sense and respect towards WMVFW property. If you follow the enclosed WMVFW Rental Agreement that includes the Renters Rules and Regulations, we will have a mutually satisfactory experience.

We ask the you please respect our neighbors by minimizing outdoor noise and keeping the exterior door closed. The building is air conditioned for your comfort. There is no smoking in the building. As you are having a private event, alcoholic beverages may be served in the interior of the hall. Alcohol is not allowed outside of the building. Be aware that you, the renter, are responsible for the actions of your guests. In the event of a renter or their guest(s) causing a nuisance, using the building in a manner contrary to the stated purpose or engaging in behavior or activities violating the community standards, the WMVFW at its sole discretion may terminate the event and reclaim the building.

Bear in mind that the WMVFW is a volunteer organization and does not have full-time personnel attending to building rentals. The WMVFW hall rental email is checked daily. For faster communication, if questions or problems arise, please call my cell phone, 201-312-7928.

Sincerely,
Rudy Hass
Commander

West Milford Memorial VFW Post 7198



HALL RENTAL AGREEMENT
For: 814 Warwick Turnpike, Hewitt, NJ 07421

Event Date: _____ From: _____ am/pm To: _____ am/pm

Type of event: _____

Renter's Name: _____

Address: _____

City: _____ State: _____ Zip: _____

Telephone: _____ Cell: _____ E-mail: _____

Will alcohol be served? _____. If so, you must obtain a special events insurance policy or a Certificate of Insurance (COI) to cover West Milford VFW Post 7198 (WMVFW) and ensure that alcohol will not be served to anyone under the age of 21.

Homeowners Insurance Co.: _____

Address: _____

Policy number: _____

Terms of Rental Agreement:

1. The Renter does hereby agree to rent the building managed by West Milford VFW Post 7198 (WMVFW) for the sum of **\$200** for the date and 4-hour period set forth above.
2. The rental fee shall be paid within three (3) weeks of booking, not later than _____. The rental fee must be paid in full prior to the event. In the event the Renter fails to make the scheduled payment for the event, it may be canceled by the WMVFW.
3. The Renter shall pay a refundable security deposit of **\$200**, which must be paid at the time of signing this agreement. The security deposit shall be forfeited if there is any damage to the walls, furnishings or any other WMVFW property caused by Renter, guests or occupants. In the event of no damages, the security deposit shall be returned within 14 days after the event.
4. In the event the reservation is canceled by the Renter less than 14 days before the event, the deposit shall be forfeited. In the event the reservation is canceled more than 14 days before the

West Milford Memorial VFW Post 7198

event, the deposit shall be refunded within 14 days. No security deposit refunds shall be granted without WRITTEN notice of cancellation by the Renter.

5. Renter will be required to provide a Certificate of Insurance (COI) in ACORD format, **naming West Milford VFW Post 7198 as an additional insured**, from the Renters' homeowners insurance carrier no later than THREE (3) days prior to the event. If alcohol at the event is planned, an alcohol rider will also be required no later than THREE (3) days prior to the event.

Renters Rules and Responsibilities:

1. The Renter shall be responsible to restore the premises to the same condition that existed at the time of the use of the premise, which includes:
 - Sweeping and mopping floors
 - Cleaning all spills and stains from floors and carpet
 - Removing all garbage from the premises
 - Ensuring that there is no property damage, inside or outside the hall
 - Not removing any equipment, furnishings or decor belonging to WMVFW
 - Ensuring that the lights are turned off and thermostat is returned per instructions
2. Event restrictions:
 - No illegal activities, narcotics or other illegal substances.
 - No firearms are permitted on site
 - No one under the age of 21 may be served alcohol or be allowed to consume alcohol on premises
 - All alcohol served or consumed during the event must be served and monitored by an authorized and appropriate representative of the Renter
 - No alcohol consumption shall be permitted outside of building
 - No bachelor or bachelorette parties
 - The premises shall only be used for the type of event indicated above
 - No taping, nailing or use of thumb tacks to hold decorations or signs to any wall, ceiling panel or door.
 - Absolutely no fog/smoke producing equipment will be utilized within the hall
3. Equipment used for the event shall be inspected for damage after each use. The Renter shall be responsible for all lost, damaged or broken equipment, any damages to the premises, furnishings or decor. **It is also agreed that the WMVFW shall not be responsible for any property of the Renter, the Renter's guests or any other person invited to the event. The Renter shall be responsible for all persons who attend the event and shall ensure that all persons act in an orderly, responsible and safe manner.**



4. This Agreement is granted upon the expressed condition that in the event Renter fails to observe the regulations governing the facilities or carry out the covenants and conditions of this Agreement or in the event the WMVFW deems the conduct of the Renter, guests or occupants, to be objectionable or improper, the WMVFW shall have full power and authority to terminate the event or expel any person or persons who are deemed to be acting in an unruly, unsafe, illegal manner or acting with dangerous behavior or who are in violation of any other provision of this Agreement. WMVFW shall have the right to immediately re-enter the premises and take full possession of the said facilities. The Renter certifies that they have read and will comply with the enclosed Renters Rules and Responsibilities.
5. All rentals shall be terminated no later than 11:30pm on the date of the event and the premises shall be vacated at that time.
6. In consideration of the provisions of this Agreement, the Renter releases WMVFW from any and all suits, actions, compensation, consequential and punitive damages and any and all property damage, personal injuries, illnesses, or deaths resulting from any occurrence or accident that may occur as a result of or arise out of the leasing or use of the premises including any and all incidents and liabilities attributed to any alcoholic beverage consumption while in attendance at the event.

This Hall Rental Agreement and accompanying Hold Harmless Agreement are specifically incorporated herein. Renter acknowledges having received a copy and having read the same.

| | | | |
|--------|-------|----------------------|-------|
| _____ | _____ | _____ | _____ |
| Renter | Date | WMVFW Representative | Date |

| | | | |
|--------|-------|----------------------|-------|
| _____ | _____ | _____ | _____ |
| Renter | Date | WMVFW Representative | Date |

Please return this signed agreement, along with the Hold Harmless, to vfw7198.bookings@gmail.com

For Office Use:

SECDEP: Rec'd: _____ Check No.: _____ WMVFW Rep: _____ Date: _____

BAL: Rec'd: _____ Check No.: _____ WMVFW Rep: _____ Date: _____

SECDEP Returned: Renter: _____ Date: _____

West Milford Memorial VFW Post 7198



Hold Harmless Agreement

Between **West Milford VFW Post 7198** and:

Name: _____

Address: _____

City: _____ **State:** _____ **Zip:** _____ **Telephone:** _____

In consideration for the use of the West Milford VFW Post 7198 rental hall on the following date(s) _____/_____/_____, the undersigned agrees to indemnify and hold the West Milford VFW Post 7198 (WMVFW) and its agents and volunteer members harmless from any and all claims, suits, or damages of any nature whatsoever and made by any person(s), or entities, including costs and attorney fees arising out of the use of the property referred to above. I (We) further agree to defend WMVFW against any claims or suits of any nature whatsoever, brought by any person or entity against WMVFW resulting from the use or rental of the premises. I (We) understand that this hold harmless agreement also includes my (our) agreement to indemnify WMVFW from any losses, claims, or damages resulting from the acts, conduct, or missions of any guests, participants, visitors, or other person attending the event.

I (We) agree that we will be required to furnish a certificate of insurance in ACORD format or a special events insurance policy specifically naming the WMVFW as an additional insured, providing general liability, bodily injury, and property damage coverage.

Signed this _____ **day of** _____ **20**_____

As the binding act and deed of:

Renter (Signature Here)

West Milford VFW Post 7198 (Signature Here)

West Milford Memorial VFW Post 7198