

Federation of Croatian Societies, Inc. of Milwaukee County

CROATIAN PARK

9100 S. 76<sup>th</sup> Street, Franklin, WI 53132

AGREEMENT FOR THE LEASE/RENTAL OF CROATIAN PARK (page 1)

This agreement made on \_\_\_\_\_, by and between the FEDERATION OF CROATIAN SOCIETIES, INC (FEDERATION), lessor, and \_\_\_\_\_, Lessee, is as follows:

- (1) Lessor hereby agrees to lease the FEDERATIONS's park grounds, known as Croatian Park, located at 9100 S. 76<sup>th</sup> Street, city of Franklin, county of Milwaukee, and state of Wisconsin, as limited by the terms and conditions set forth below, for \_\_\_\_\_
- (2) Lessee hereby agrees to pay and deposit one-half (1/2) of the rental fee at the time of the signing of this lease, no part of which (1/2 rental fee) shall be refunded. Therefore, lessee agrees to pay rent in the amount of \$\_\_\_\_\_ paying herewith the deposit of \$\_\_\_\_\_, and **paying the balance on the date of use of the Croatian Park grounds.**
- (3) Lessee further agrees to abide by the following terms and conditions:

(A) The park grounds shall include the use of the following areas / buildings: (Check all that apply to the rental)

- \_\_\_ Administration Building    \_\_\_ Pavilion Bar    \_\_\_ Walk-In Cooler (in Admin Building)
- \_\_\_ Hall Building            \_\_\_ Kitchen            \_\_\_ Kitchen Walk-In Cooler
- \_\_\_ Storage Area's and Equipment therein
- \_\_\_ Croatian Eagles Soccer Clubhouse or Fields (need to contact Croatian Eagles Soccer Club)
- \_\_\_ Other stated: \_\_\_\_\_

(B) It is understood that the lessee is responsible for making all the arrangements he/she deems necessary to carry on the activities he/she intends to engage in on the park grounds. Thus, he/she must provide all food, the equipment necessary for preparations and serving, tents, security, bartenders, and spits for roasting meat. The FEDERATION may provide some of the just mentioned items, but this must be specifically provided for in this agreement on page 3.

(C) The FEDERATION will sell all beer (MillerCoors Products), cups, ice, and charcoal. Please check price list for these items. The use of the tapping equipment for beer barrels will be provided. If the lessee is interested in distributing other alcoholic beverages, it must be specified here, and have FEDERATOIN approval to do so:

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Lessee must sign here to acknowledge they have read and understand page 1 of this contractual agreement:

X \_\_\_\_\_ Date: \_\_\_\_\_

**AGREEMENT FOR THE LEASE/RENTAL OF THE CROATIAN PARK (page 2)**

- (D) No motorized vehicles are allowed to park in the enclosed picnic area of the grounds, unless given approval by the FEDERATION. Parking is allowed only to the south of the picnic grounds along the internal drive when first entering the park, along the internal park roadways, or behind to the north of the Croatian Eagles Soccer Club House. The lessee must organize and control said parking so it is orderly and safe. All motor vehicles and lessee's equipment must be removed from the grounds by \_\_\_\_\_ PM of the day of this agreement terminates.
- (E) No dogs or other animals are allowed on the park grounds, unless given approval by the FEDERATION.
- (F) No Fires are allowed on the grounds, except in facilities specifically designed for such use (outdoor roasting area) and must get FEDERATION approval to do so. You are responsible for damages due to fire or other human controllable activities. No dumping of charcoal remains is allowed on grounds, unless lessee provides an adequate receptacle for its safe dumping.
- (G) Occupancy of park grounds can begin at 9:00AM on the morning of the day used. If you need to enter the park earlier, it must be arranged and approved by the FEDERATION. If set-up of an event is needed any calendar day before the actual said date(s) of the rental, additional fees may apply. All activities on the grounds shall stop by 8:30PM and the grounds shall be vacated by 9:00PM on the said date(s).
- (H) **LESSOR shall NOT be responsible for any personal or property damage sustained by LESSEE, ITS MEMBERS, and GUESTS OR INVITEES.**
- (I) **LESSEE is responsible for any damage done by its members, guests, invitees to the park grounds, buildings and facilities in the course of or as a result of their park use.**
- (J) If you are a corporation leasing the FEDERATION grounds, you MUST provide a copy of your insurance, naming the FEDERATION OF CROATIAN SOCIETIES, INC as the additional insured for the day of your lease. A certificate of proof of insurance MUST be received 10 days prior to your event. Please contact FEDERATION board member for email or mailing address to this proof of insurance. Contact information can be found at [www.MilwaukeeCroatsians.org](http://www.MilwaukeeCroatsians.org) website.
- (K) Lessee must abide by all applicable state and federal laws and local ordinances. The Franklin Police Department provides continuous and normal police protection for the park. Lessee is advised to provide its own policing during the activities in the park grounds; if additional police protection is desired or required, it shall be at the Lessee's expense.

**Lessee must sign here to acknowledge they have read and understand page 2 of this contractual agreement:**

X \_\_\_\_\_

Date: \_\_\_\_\_

**AGREEMENT FOR THE LEASE/RENTAL OF THE CROATIAN PARK (page 3)**

**EXPO TAX MILWAUKEE COUNTY**

With your signature on this legal contractual obligation, you further agree that you as the responsible party signing and authorizing this contractual document are **FULLY RESPONSIBLE FOR ALL EXPO TAXES** that your organization may be responsible to pay to the County of Milwaukee, State of Wisconsin. The Federation of Croatian Societies, Inc. and its operations of Croatian Park located in Franklin, Wisconsin are **NOT** responsible for your Expo Tax assessments, fines, fees or the tax amount.

**OTHER PROVISIONS SPECIFICALLY NEGOTIATED:**

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The below named parties acknowledge the receipt of a copy of this agreement (3 pages) and further affirm that they are empowered to act on behalf of the organization they purport to represent and to enter this lease agreement. He/She is also meets the the minimum age requirement of being 21 years old or older.

**LESSEE**

**Name of Organization or Group:** \_\_\_\_\_

**By (Signature of agent for the above Organization or Group):** X \_\_\_\_\_ **Date:** \_\_\_\_\_

**Address of agent:** \_\_\_\_\_

**Telephone number of agent:** \_\_\_\_\_

**Email Address of agent:** \_\_\_\_\_

**LESSEE IS RESPONSIBLE TO REPRODUCE A COPY OF THIS CONTRACT FOR THEIR USE AND RECORDS.**

LESSOR is the FEDERATION OF CROATIAN SOCIETIES, INC.

**BY (Signature of agent for the FEDERATION):** \_\_\_\_\_ **Date:** \_\_\_\_\_

**Mailing Address of agent for the FEDERATION:** \_\_\_\_\_

**Telephone # for agent:** \_\_\_\_\_

**Email Address for agent:** \_\_\_\_\_

**THIS CONTRACT MUST BE RECEIVED, WITH THE DEPOSIT, 30 DAYS PRIOR TO YOUR EVENT**

**MAIL OR EMAIL THIS CONTRACTUAL AGREEMENT TO THE AGENT FOR THE FEDERATION LISTED ABOVE**