



This agreement, entered into **Printed Date**, between the Monona Terrace Community and Convention Center of the City of Madison, Wisconsin (Center) and **Account Legal Name** (Lessee). Center agrees to grant Lessee use of this facility under the following terms and conditions:

1. **Event Schedule:** Lessee is responsible for occupying and vacating premises according to the times specified in Attachment A, the Event Sheet, which is incorporated. Deviations from Attachment A may result in additional charges to Lessee. Lessee must provide Center with final layout and setup of this event at least 30 days prior to event. Center has the right to assess additional fees for layouts and setups not received on time or for any changes made within 14 days of event.

2. **Payment:** Execution of this agreement and a confirmation deposit of **\$0,000.00**, which is 50% of room rental fee, are due on **Contract Due Date**. **If event is canceled after agreement has been signed by Client, this deposit will be forfeited.** Thirty (30) days prior to event, 50% of the estimated food and beverage costs will be billed. Payment of this amount shall be due immediately but no later than fourteen (14) days prior to the event. After the event, Center will bill Lessee according to actual food and beverage costs and allowing for the discounted base room rental according to the Sliding Scale for Base Rental Fee sheet, current at the time of the event, which is incorporated by reference. Tax and service charges are not included when calculating this discount. Lessee agrees to pay the total amount due less the credits for deposits. Center will send any refund due to Lessee or apply the deposit to fees due the Center within thirty (30) days from billing date. Lessee agrees to pay eighteen (18%) percent per annum (1.5% monthly) if payment occurs thereafter. A \$25.00 fee will be charged for each returned check.

2.1 Final payment shall include fees for services and/or equipment requested by Lessee that are in addition to setup. Such charges will be based upon the Guest Price List for Equipment and Services current at the time of the event, which is incorporated by reference. Center will set charges for items not on the Guest Price List according to Center's cost of providing those items to Lessee.

2.2 Final payment shall include the cost of repair or replacement of any of Center's premises or property damaged by Lessee or Lessee's employees, invitees, agents, or subcontractors.

2.3 Lessee authorizes Center to charge Lessee's credit card or security deposit to satisfy any outstanding balance resulting from Lessee's use of Center's facilities, equipment, or services.

3. **Food:** All food and beverage service requests must be made to Monona Catering. No food or beverages may be brought into the Center without prior written permission. Food and beverage prices will be according to Monona Catering Food Service Policies and Policy and Fee Addendum, which are incorporated by reference. Payment for food and beverages shall be made directly to Center.

4. **Audio/Video Equipment:** With the exception of Client computers, all audio/visual equipment must be ordered from the Center. No other audio/visual equipment may be brought into the Center. Charges may apply for providing electrical power and labor for setup of client computers.

5. **Liability:** Lessee agrees to hold harmless, indemnify and defend the City and its officers, officials, employees, agents and members of its boards and commissions from any and all liability including claims, demands, losses costs, damages and expenses of every kind and description to persons or property arising out of or in connection with or occurring during the course of this lease where such liability is founded upon or grows out of the acts or omissions of any of Lessee's agents, employees, invitees, or subcontractors.

6. **Occupancy Interruption:** Center retains the right to cause the interruption of any event in the interests of public safety, and to cause the termination of the event when to do so is necessary in the interest of public safety. Center reserves the right to access all areas of Center for facility operations.

7. **Entire Agreement:** This agreement, including all attachments and fee and policy sheets, represents the complete and entire understanding between the parties. This agreement may only be modified or amended in writing and signed by both parties. This agreement supersedes any and all written documents, verbal agreements, and negotiations between the parties.

8. **Miscellaneous:** Lessee agrees to be responsible for paying all taxes related to this agreement (unless Lessee is tax-exempt by law), and acquiring all licenses and permits necessary for the described use of Center. Licensee further agrees to abide by and have all employees, agents, invitees, and subcontractors abide by all city, state, and federal laws during the course of Licensee's event.

**Approved and Agreed to:**

Monona Terrace Community and Convention Center

**Account Legal Name**

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

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

Connie Thompson  
Executive Director

Print Name \_\_\_\_\_

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MT Review