



COMMUNITY ROOM **RENTAL APPLICATION**

Amount Paid, Date, & Payment Type

Event Date _____
Damage Deposit _____
Fire Alarm Deposit _____
Rental Fee \$ _____
Certificate of Insurance: Y / N Expires _____

Name of Independence Resident / Organization Serving Independence Residents

_____ hereby requests that the
Independence Community Center be reserved for the following day and/or hours:

(circle) S M T W T H F S

AM
PM

AM
PM

Event Date: _____ / _____ / _____ Rental Timeframe (doors open): _____

Purpose: _____

of People Attending: _____ Needed: ☐ Kitchen ☐ # of Chairs _____ ☐ # of Tables _____

Contact's Address: _____

Daytime Phone #: _____ Email: _____

Alternate Contact Person's Name, Cell #, & Email: _____

THE RENTER WILL AUTOMATICALLY BE CHARGED \$500 FOR VIOLATION OF ANY OF THE FOLLOWING RULES, WHETHER DAMAGE IS CAUSED OR NOT.

Alcohol: The undersigned agrees to abide by all federal, state and local laws regarding the consumption, display and use of alcoholic beverages, and understands that the sale of alcoholic beverages is prohibited. There may be random checks of the premises. The penalty for selling any type of alcohol without a license is \$3,000 or one year in jail. No hard alcohol is allowed, only beer and wine will be allowed. There may be random checks of the premises. Should any hard alcohol be found, the party will be terminated, deposit forfeited, and your party will not be allowed to use the facility again.

IF ALCOHOL IS TO BE SERVED ON THE PREMISES, THE APPLICANT MUST CONTRACT WITH WEST HENNEPIN PUBLIC SAFETY (WHPS, #763-479-0500) TO PROVIDE AN ON-SITE SECURITY OFFICER FOR THE EVENT. IT IS THE RESPONSIBILITY OF THE APPLICANT TO NOTIFY WHPS SIXTY (60) DAYS PRIOR TO THE EVENT THAT ALCOHOL WILL BE SERVED. IF FOR ANY REASON WHPS IS UNABLE TO ACCOMMODATE THE DATE OF THE EVENT, ALCOHOL WILL NOT BE PERMITTED ON THE PREMISES. ☐ Yes / ☐ No - Alcohol will be served.

Condition: The undersigned agrees that the facility is in good and clean condition and will not allow any activity which could lead to damage to personal property or to personal injury to any person. Also, the undersigned is at least 21 years of age.

Liability: The undersigned agrees that the City shall not be responsible for any loss, damage, or claims made by any person. If claims are made against the City arising out of facility use, the undersigned agrees to defend the City, its council members, employees, and agents against all claims made. Further, the undersigned agrees to indemnify and hold the City, its council members, employees, and agents harmless from any and all claims and liabilities, including attorney fees for damages or losses which arise from the facility use, whether on or off the premises, including but not limited to alcohol related incidents, accidental falls, etc.

□ **Insurance:** A **Certificate of Liability Insurance** in the amount of \$1,000,000 naming the City of Independence as an insured must be submitted to the City 2 weeks prior to the event. (Your insurance company may fax it to our office at 763-479-0528 or email it to LJohnson@ci.independence.mn.us.)

Authorization: The undersigned represents and agrees that if signing on behalf of an organization, that organization has expressly authorized the undersigned to make this agreement on its behalf, and it shall be bound by the Agreement.

Damages and Deposits: The undersigned is fully responsible for use of or damage to the facility. The undersigned understands that the Clerk-Administrator or Administrative Staff will review this Agreement and determine if it should be approved. The undersigned understands that the appropriate damage deposits may be held by the City for up to three business days after an event, allowing for adequate evaluation of the Community Room, lobby, kitchen, bathroom, and exterior conditions. The undersigned agrees that if the premises are not returned to the original condition, the cost to return it to that condition will be taken from the deposit. Any damages exceeding the deposit will be billed to the renter.

****The false alarm fee will be taken from the deposit if a false alarm occurs. See deposit fees below.**

Damage/Security Deposit	\$650
False Alarm Fee if Pulled Deposit	\$350

Approval: If approved, this request shall become a binding agreement between the undersigned and the City of Independence.

Cancellation Period: To cancel this Agreement, the applicant must notify the City **45 days prior to the event**. Failure to do so will result in the loss of the deposit.

Building Capacity: It is your responsibility to enforce the legal capacity, which is a maximum of 200 people for all Community Room rentals. The undersigned is responsible for supervising all their guests.

Air Conditioning: During the season when the units are on, the doors must be kept closed.

No Smoking: Smoking is not allowed in the building. Smoking is allowed outside, and smokers must deposit cigarette butts into use the containers provided outside. Please do not deposit cigarette butts in the flower box or on the ground.

Electricity: The electrical current in the Community Room is 110V with 15- or 20-amp outlets.

Decorating: Tape may be used on the walls, but not on the ceiling. All tape must be removed at the end of the night. NO glitter, confetti, tacks, push pins, nails, staples, 3M hooks etc. are to be used on the walls, doors, or windows.

Repair Costs: Any damage done to the Community Room or items in the Community Room will be a minimum of \$200 charge.

Inspection: The Community Room will be inspected by the City staff on the day of or after the Community Room is decorated. There may be random inspections during the event.

Contact: Please contact the office at 763-479-0527 if you have any questions regarding these regulations.

Kitchen: Beer coolers and kegs are not allowed to be stored in the refrigerator. Coffee grounds are not to be put into the sink. Only clear liquids (not grease) should be put down the sink.

Stove: Our stove is not designed for large heavy kettles or pots. Our kitchen is for food service, not food preparation.

Garbage: All Garbage should be bagged and placed in the dumpster behind the building. Cans and bottles should be placed in the recycling container.

Emergency Exits: All emergency exits are marked with exit lights. In the event of a power outage, emergency lights will come on. No obstruction should be placed in the exit areas.

Additional Information

The following is some general information for our Community Room users. Some items are provided as a service. The City staff will do their best to have these items available; however, the Community Room users will be notified so they can make other arrangements if they are unexpectedly unavailable.

- **Room:** The main assembly room is 52 x 72 feet; the ceiling height is 10'-10", Tables and Chairs for 100 people are included in the rental. The room tables and chairs must always remain in the building even if you rent your own tables and chairs (unless prior approval is received). Before moving each table, it is essential that all 4 wheels are unlocked and then locked once in its place. If this is not done, it's possible that they could scratch the floors, and the renter would be liable for that damage.
- **Kitchen:** Limited kitchen facilities are available to assist in the serving of any food. Items available for use are: 1 refrigerator/freezer, 1 stove, 1 two-pot Bunn coffee maker, 1 microwave, and a 2-basin sink. If needed, the user or caterer must provide dishes, silverware, serving dishes, linens, towels, dish soaps, additional coffee makers, etc.
- **Set Up/Take Down:** The undersigned agrees that the rental period is for one day only and agrees to have the **premises cleaned and all materials removed by 12 a.m.** Depending on the rental schedule, you may obtain prior authorization from city staff to clean the next day up until 12 p.m. It is the user's responsibility to set up tables and chairs. All tables and chairs are to be cleaned and re-stacked. All garbage and loose debris are to be bagged and placed in the dumpster behind the building keeping its lid closed. The outside premises shall be cleaned of debris after use of the facility, including cups, plates, straws, balloons, streamers, cigarette butts, etc. The inside premises should be returned to its original state and include sweeping and mopping. The City staff will decide if extra clean-up is needed and if any damages occurred and deduct the same from the damage deposit being held, with any excess to be paid by the using party.
- **Early Entry Set-up:** Friday may be reserved for pre-event set-up; this will allow entry into the Community Room. Renters must remain quiet during town hall business hours. No alcohol may be consumed on the premises during Friday set-up, and it must be completed before 5PM. The use is for preparation purposes only, for any other use, additional rental rates may apply.
- **Lost & Found:** Unclaimed items left at the Community Room will be held for 30 days, and then disposed of at the discretion of the staff. Because we have multiple Community Room users on some weekends, items left at the Community Room may be taken by other Community Room users, and we are not responsible if that happens.
- **After Hours Contact Info:** If your schedule events are outside of City Hall office hours and you have a problem arise, you can text an on-call city staff member at 763-479-0514.

The undersigned agrees to abide by all the terms and rules listed above:

Date: _____ / _____ / _____

Printed Name of Individual/Association

Signature

The City of Independence approves the above request.

Date:

Signature:

_____/_____/_____

After Rental Assessment – Community Room

Tables & Chairs

- ☐ Cleaned
- ☐ Restacked

Bathroom

- ☐ Toilets in Working Order
- ☐ Accessories (Towel holder, toilet paper holder, and ladies supply cabinet not damaged)
- ☐ Cleanliness

Ceiling

- ☐ Tape Removed
- ☐ Panels not damaged/stained
- ☐ Streamers/Paper removed
- ☐ Walls not damaged/stained

Floor

- ☐ Swept / Mopped
- ☐ Check for Scratches & Stains

Kitchen

- ☐ Cleanliness
- ☐ Items brought in are removed from refrigerator
- ☐ Appliances and kitchen items okay

Lobby

- ☐ Swept / Mopped
- ☐ Returned to original condition
- ☐ Drinking fountain in working order

Maintenance Closet

- ☐ Supplies/brooms/mops returned
- ☐ No items in water softener
- ☐ Water turned off

Trash

- ☐ Trash removed and put in dumpster (behind building)
- ☐ Pick up in front and back of building i.e., no cigarette butts found on ground, etc.

Other:

Signed by City Staff:

Date: