

**Fairview Owners Corp.**  
**61-20 Grand Central Parkway**  
**Forest Hills, New York 11375**  
**Management Office # 718-271-1378**

**RECREATION FACILITY RENTAL AGREEMENT**  
**(FOR RESIDENTS ONLY FROM OCTOBER TO MARCH)**

**We do not rent our facility to non-residents at any time**

NAME OF RENTER: \_\_\_\_\_ APARTMENT # \_\_\_\_\_

RENTER TELEPHONE # \_\_\_\_\_

TYPE OF FUNCTION: \_\_\_\_\_

DATE: \_\_\_\_\_ TIME: \_\_\_\_\_

FROM: \_\_\_\_\_ TO: \_\_\_\_\_

NUMBER OF GUESTS: \_\_\_\_\_ (Give your guests, your personal number)

**\*MUST NOT EXCEED 75 PEOPLE**

NAME OF CATERER  
(IF ANY): \_\_\_\_\_

**SECURITY DEPOSIT      \$500.00      (Due upon Reserving)**

**Security Deposits will be returned if there are no damages.**

**We must be given two weeks' notice for any cancellations in order to have the Security Deposit returned.**

**RENTAL FEE                      \$150.00 per hour with a minimum of two hours**  
Check to Fairview Owners Corp. (Non-Refundable)  
**(Must be paid in full 7 days before party)**  
**(Security Guard will be On-Site)**

The undersigned does hereby rent the specified recreational facilities of the Fairview Owners Corp. pursuant to the terms and conditions above stated and subject to all rules and regulations of the Fairview Owners Corp. and/all ordinances, rules and regulations of any and all authorities having jurisdiction over the premises, including but not limited to the specific conditions attached to and made a part thereof. All of the terms and conditions are understood by the renter. Please allow thirty (30) days for processing.

RENTER SIGN: \_\_\_\_\_ DATE: \_\_\_\_\_

ACCEPTED BY: \_\_\_\_\_

# **FAIRVIEW OWNERS CORP.**

## **RECREATION FACILITY RENTAL**

### **RULES AND REGULATIONS**

1. Rental function shall be promptly commenced and arrangements made by the renter that all guests, invitees, caterer (if any) or other persons involved vacate the function space at the closing hours indicated.
2. Smoking is prohibited in the recreational room or premises. Smoking Area is only to the door to the deck or the entrance.
3. NO access to the pool area, it is prohibited.
4. Fairview Owners Corp. reserves the right to exclude or reject any and all objectionable persons from the premises without legal liability on its part for so doing.
5. Fairview Owners Corp. shall not be responsible for any loss or damage to any personal property of the renter or his guests or invitees or any caterer or contractor entering the premises on behalf of the renter, unless specifically assumed by the Fairview Owners Corp. in writing.
6. Fairview Owners Corp. shall not be liable for any conditions beyond its control including strikes, labor disputes, accidents, breakdown of equipment, etc. which shall either prevent or limit the use of the premises hereunder, nor shall any limitation of use affect the contract price hereunder.
7. In the event the premises are not in usable condition, the renter may cancel the agreement.
8. No agreement by any Officer or Director of the Fairview Owners Corp. shall be binding unless made in writing as part of this contract.
9. Renter shall reimburse Fairview Owners Corp. for all direct costs incurred in fulfilling this agreement, including (but not limit to) cost of personnel.
10. Any balance payable on account of this contract shall be due and paid in advance of the specified function. Reimbursable costs determined following the event will be deducted from the security deposit.
11. The renter may not assign or transfer this agreement.
12. Nothing herein contained shall obligate the Fairview Owners Corp. to furnish any personnel services or facilities other than those stated upon the face of this agreement.

13. Fairview Owners Corp. reserves the right to cancel this agreement when any function to be held hereunder is found to be of a nature which is not acceptable to its Board of Directors.
14. If renter shall employ a caterer or other contractor, all such parties shall be bound by the above stated rules and regulations.
15. NO kitchen access, can use sternos.
16. You bring your own food and drinks or have it catered.
17. All beverages are to be in plastic or cans. **NO GLASS BOTTLES.**
18. No decorations requiring attachment by tacks, nails, staples or tape or otherwise so as to mar or damage the walls, ceiling or other finished surfaces may not be used under any conditions. **ONLY DECORATIONS ON THE TABLES WILL BE ACCEPTED. ABSOLUTELY NO CONFETTI AT ANY TIME.**
19. Function shall last no longer than four hours and limited to no more than 75 people. Your function shall not last longer than 11:30pm facility closed by 12:00 midnight. Security staff will take a head count and will not allow anyone in over the 75 people.
20. You may bring your own music system. If a DJ is hired they are permitted to use their own music system. **It will only be permitted indoors. The music volume should be at a level appropriate setting.**
21. **Children should be supervised by an adult at all times**
22. **No pets on the premises**
23. Security Deposit refundable 48 hours after function if no damage has been done to tables, chairs, premises or recreation facilities.
24. All decorations and tablecloths are to be removed from tables and put in garbage bags. All garbage is to be bagged and placed by the doorway of the recreation room. Our clean up consists of putting away the tables and chairs, mopping the floors, removal of garbage bags and cleaning the bathrooms.

# **DIRECTIONS TO FAIRVIEW**

**DOORMAN'S # 718-271-3700**

## **BY CAR**

### **FROM WEST:**

TAKE LIE. TO 108<sup>TH</sup> STREET EXIT. STAY ON SERVICE ROAD (HORACE HARDING EXPRESSWAY) CROSS 108<sup>TH</sup> STREET AND PROCEED TWO BLOCKS, MAKE QUICK RIGHT ONTO GRAND CENTRAL PARKWAY SERVICE ROAD. THE FAIRVIEW IS ON THE RIGHT.

### **FROM EAST:**

TAKE LIE. TO 108<sup>TH</sup> STREET EXIT. STAY ON SERVICE ROAD (HORACE HARDING EXPRESSWAY) TO 108<sup>TH</sup> STREET, MAKE LEFT, GO UNDER THE LIE. PROCEED TO FIRST TRAFFIC LIGHT AND MAKE A LEFT ONTO HORACE HARDING EXPRESSWAY, GO TWO BLOCKS, MAKE QUICK RIGHT ONTO GRAND CENTRAL PARKWAY SERVICE ROAD. THE FAIRVIEW IS ON THE RIGHT.

### **FROM NORTH:**

TAKE TRIBORO BRIDGE TO GRAND CENTRAL PARKWAY. FOLLOW SIGNS FOR LIE. - MIDTOWN TUNNEL EXIT, PROCEED TO 108<sup>TH</sup> STREET EXIT, FOLLOW DIRECTIONS FROM EAST.

### **FROM SOUTH:**

TAKE VAN WYCK EXPRESSWAY TO GRAND CENTRAL PARKWAY TO L.I.E. - MIDTOWN TUNNEL EXIT AND FOLLOW DIRECTIONS FROM EAST.

### **BY SUBWAY/BUS:**

TAKE - E, F, R, G, TO 71<sup>ST</sup> CONTINENTAL AVENUE, EXIT AT QUEENS BLVD. SOUTH AND TAKE Q23 BUS (DITMARS BLVD.) TO 62<sup>ND</sup> DRIVE WALK TWO BLOCKS EAST TO GRAND CENTRAL PARKWAY SERVICE ROAD AND MAKE LEFT.