

# 2025 Wasco County Campground License Agreement

This License Agreement is made and entered into on February 1, 2025 between Wasco County and Church of Jesus Christ of Latter Day Saints. (Licensee/s).

Facilities to be reserved: See attached application

**Group Size:** 75 Approximately

- All large groups shall be assessed an additional cleaning fee of \$250.00.

**Event:** Portland Oregon Stake Girls Camp **Event Dates and Times:** July 8<sup>th</sup> – 10<sup>th</sup>, 2025 (All Day)

**Fees: Included** 3 days of Dew Drop w/kitchen - \$480, Outdoor Kitchen - \$465, Commercial Bldg (2 days) \$540.00, \$250 Cleaning Fee, \$500 Refundable Deposit. Total - \$2,235.00 to be paid immediately with contract signing. Tent Camping fees to be paid after total of attendees have signed up for camp out.

Whereas, Licensee desires to reserve a portion as described in Exhibit A of the above facilities from Wasco County on the terms and conditions set forth herein and Wasco County is willing to grant a license for use of the facilities on such terms and conditions;

NOW, THEREFORE, in consideration of the mutual promises set forth herein and in the Wasco County policies that follow, and other good and valuable consideration, the parties agree as set forth below:

1. **Facilities: Event, Date, Rate** – Wasco County shall make a portion of the above-named facilities available for purposes of the Event as described in Exhibit A. This use shall be non-exclusive. Upon signing of the Contract and payment of the required deposit, the facilities named above shall be reserved for Licensee for the dates and rates shown above.
2. **Time of Use** – Use of facilities including use of the facilities from 8 am – midnight. Guests, vendors and personal belongings must be out of the building by midnight. Failure to vacate the facilities) by midnight will result in a \$300 fine per hour after midnight. Notwithstanding, camping is allowed at designated Wasco County Fairgrounds campsites as set forth above and pursuant to any and all Fairground rules/regulations.
3. **Outdoor Activities** – For the respect of Wasco County guests and neighbors, quiet hours begin at 9:00 on weekdays and 10:59pm on Friday and Saturday nights.
4. **Deposits, payment and guaranteed number**– A deposit in the amount of \$2,235.00 is required to secure your date and must be sent back with this signed agreement within 14 days from the date the contract was generated. Wasco County requires a confirmation of attendance at least two weeks in advance of all uses. It is understood that the R Licensee shall pay the full balance of the fee amount at the time of check-in or out on agreement with management.
5. **Cancellations** – Should you choose to cancel your event a \$50 handling fee will be charged. In addition, the following schedule applies for refunds.

<u>Amount of time prior to event</u>	<u>Amount of deposit returned (less handling fee)</u>
more than 90	100%
days 30 - 90 days	50%
15 - 29 days Less	25%
than 15 days	0%

6. **Damage Deposit-** A refundable \$500.00 damage deposit is required 14 days prior to the reservation check-in date. The cost of any missing items, damages or the need for excessive cleaning will be deducted from the damage deposit. Damage deposit will be refunded within one week after the event upon satisfactory inspection of the facilities.
7. **Liability Insurance** – Wasco County requires that the Licensee obtain general liability or event insurance covering the day/s of the event, based on the planned activities, with limits no less than \$2,000,000.00 general liability and \$4,000,000 aggregate. A certificate of insurance and a policy endorsement naming Wasco County as an additional insured as the owner/operator of Wasco County shall be provided to Wasco County at least 14 days prior to the day of the event. Event insurance can be purchased through County insurance provider. This policy is to cover all activities on the property including, liquor, food, music, lighting, for dates of the Agreement. Contact County for information.
8. **Alcohol** - If alcohol is being served, the guest must comply with applicable liquor laws. If alcohol is being sold, in any manner, the guest is to contact the State for applicable liquor permit requirements. If a permit is required, the guest must provide Wasco County in advance of the reservation with a copy of the permit and proof of liquor liability insurance in an amount not less than \$2 million per occurrence limits of liability and at least \$4 million aggregate naming Wasco County as an additional insured at least one month in advance of reservation. **If County discovers any minors or visibly intoxicated individuals in possession of alcoholic beverages on the premises, Wasco County reserves the right at its discretion to immediately close Licensee’s activities and cancel the Event. Wasco County reserves the right to handle such behavior at its discretion, including (but not limited to) removal from the property, charging a fine, and/or notifying the Wasco County Sheriff Office. Licensee shall indemnify and hold Wasco County harmless from all liability for improper use of alcohol during the event.**
9. **Indemnification and Hold Harmless** - Licensee shall hold harmless, defend and indemnify Wasco County and its employees, officers, directors, volunteers and agents (collectively, the “County”) from and against any and all liability, loss, damage, expense, costs (including without limitation costs, attorney’s fees and fees of litigation) of every nature arising out of, or in connection with, or relating to Licensee’s use of the Facility or its failure to comply with any of its obligations contained in this Agreement. **Licensee shall not violate, or allow to be violated, any Federal, State, or local law, or rules of the County, Fair Board, including but not limited to, policies attached as Exhibit B.**
10. **Caterers/Vendors** – The Licensee must use a licensed and insured caterer. A Certificate of Insurance for caterers naming Wasco County as an additional insured must be presented to Wasco County at least one month prior to the event. The Licensee is fully responsible for caterers regarding clean up, removal of personal belongings, and conduct as well as any damage or excessive cleaning for Wasco County staff. Licensee may be charged and/or lose all claim to refundable damage deposit.
11. **Engineering, Electrical and Audio-Visual** - Special engineering requirements must be specified at least three weeks prior to the event.
12. **Decorations** – No nails, screws or staples can be used on building surfaces or trees.
13. **Force Majeure-** Neither Wasco County nor Licensee shall be considered in default because of any delays in completion and responsibilities here under due to causes beyond the control and without an fault or negligence on the part of the parties so disenabled, including but not restricted to, an act of nature or of a public enemy, civil unrest, volcano, earthquake, fire, flood epidemic, quarantine restriction, area-wide strike, freight embargo, unusually severe weather or delay of subcontractor or supplies due to such cause; provided that the parties so disenabled shall within 10 days from the beginning of the delay, notify the other party in writing of the cause of delay and its probable extent.
14. **Attorney's Fees** – In the event legal costs are incurred to remedy a breach or to enforce or interpret any terms or condition of the Agreement, the prevailing party shall be entitled to receive its reasonable attorney's fees resulting from such remedial action or enforcement.

## Exhibit B

### The following *POLICIES* are part of your license agreement.

1. **QUIET HOURS:** Sunday - Thursday: 10 p.m. to 8 a.m.; Friday and Saturday: 11:00pm to 8pm. Outdoor amplified music must end by 10pm pm on week nights and 11:30pm on Friday and Saturdays.
2. **SPEED LIMIT** is 5 mph. If that limit is not followed, it could result in us asking you to leave the event earlier than you planned and without refund. For the safety of everyone, please keep speeds under 5 mph.
3. **NO SMOKING** is allowed in any buildings or facilities.
4. **NO FIREWORKS ALLOWED.**
5. **STAFF.** You shall provide all staff, equipment and/or other services. The County shall not provide any staff, equipment and/or services or employees.
6. **CAMPFIRES** are allowed only in pits provided by camp except when there is a State, City or County burn ban, in which case any fire is strictly prohibited. **No open fire at any time.**
7. **PARKING** is permitted in the main parking lot. For overflow parking for events, guests may park in straight rows on the grass adjacent to the parking lot. Wasco County is not responsible for loss or damage to vehicles or their contents while parked on property.
8. **PET** owners must keep their pets on a leash at all times and remove pet droppings from the grounds. Proof of service animal licensing and certificate must be provided. All service animals must be wearing their official service vest at all times.
9. **LIABILITY** - Wasco County reverses the right to inspect and control all private events. Liability for damages to the premises will be charged accordingly. Wasco County cannot assume responsibility for personal property and equipment brought onto the premises.
10. **LOST AND FOUND** - Wasco County cannot be responsible for damage or loss of any articles or merchandise left here prior to or following your event. Security arrangements should be made for all merchandise or articles set-up prior to the planned event, or left unattended for any time.
11. **ALCOHOL** is allowed on the premises which complies with all state and federal guidelines of responsible drinking, both including age requirements, as well as conduct. **GLASS BEER OR SODA BOTTLES ARE NOT ALLOWED.** Public intoxication (drunk and disorderly conduct) will not be tolerated. The County reserves the right to handle such behavior at its sole discretion, including (but not limited to) closure of the event, removal/exclusion from the property, notifying the Wasco County Sheriff Department, and/or charging a fine.
12. **LEAVE THE FACILITIES IN A CLEAN AND ORDERLY CONDITION.**
13. **Discrimination.** No Event Holder using Wasco County Fairgrounds shall discriminate in the use of the premises against any person because of race, creed, color, religion, national origin, political believe, affiliation, age or sex, or disability.
14. **RESERVATIONS** are secured with an agreed upon deposit of the total license fee and must be paid at time of booking to secure the reservation. The remainder of the license fee must be paid upon arrival or departure with approval of management.
15. **CANCELLATIONS AND REFUNDS:** Accommodations will be held for term of reservations. Guests are responsible for the entire period of their reservation. Should you find it necessary to **CANCEL** your reservation, please notify us immediately. In the event of cancellation, a \$50 handling fee will be charged. The following schedule applies for refunds:

<u>Amount of time prior to event</u>	<u>Amount of deposit returned</u>
More than 90 days	100%
30-90 days	50%
15-29 days	25%
Less than 15 days	0%

It is understood and agreed that should your group fail to adhere to all of the above rules and policies and conform to the proper use of the buildings and facilities, Wasco County may, at its discretion,

terminate this license and require the Licensee and its invitees to vacate the premises (during the event if necessary), forfeiting any and all fees and monies.

Licensee shall abide by all general conditions, rules and regulations, written or oral, made by the Fair Board or County from time to time and at any time governing the conduct during the Wasco County Fair, agreeing specially that future oral or written conditions and rules and regulations shall become a part of this agreement the same as it is now published.

**NOTICE: The Wasco County Fairgrounds, including the Campground, is a designated emergency management complex. Emergency response operations have priority over any other use without exception. In case of emergency, as determined by County in County's sole discretion, you may be in the vicinity of emergency responders and emergency response vehicles, tools, equipment and operations. Further, Wasco County may and has the absolutely right to terminate this Agreement at any time.**

**I/We have read and understood this agreement and the policies it contains. I understand that if I/We or any guests or vendors at the event do not comply with this agreement or the policies the event may be immediately terminated by Wasco County in its sole discretion, and/or all deposits made retained by Wasco County. I understand and agree that, in addition, I/we will be responsible and liable to Wasco County for any costs exceeding the amount of the retained deposit.**

**LICENSEE/S: Church of Jesus Christ of Latter Day Saints**



Signature

Date: 04-16-25

Kristina Meyer

Printed Name

Signature

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

Printed Name

**WASCO COUNTY**



Ali Postlewait, Administrative Services Director

C/O Wasco County

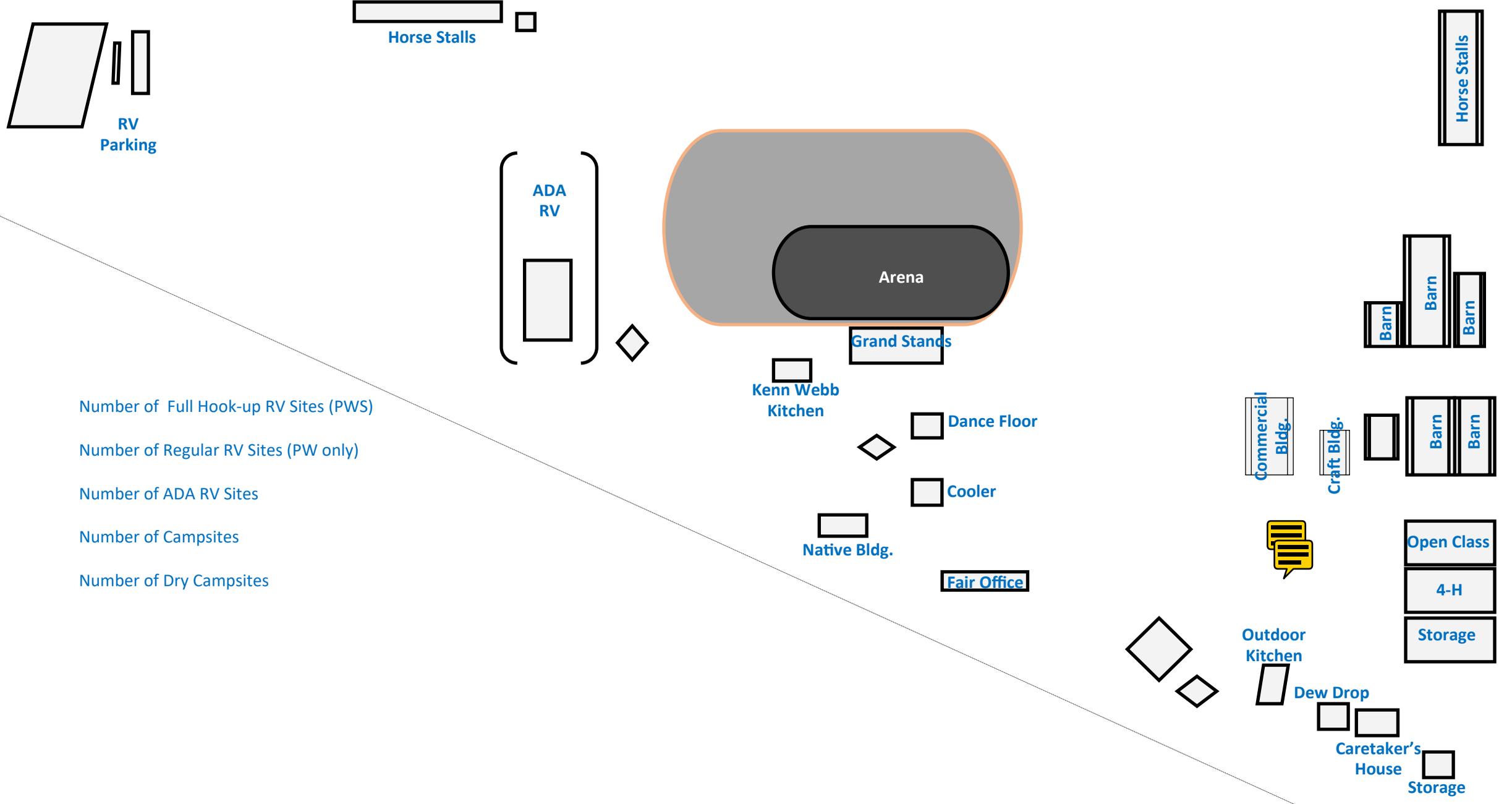
511 Washington Street, Suite 207

The Dalles, OR 97058

4937-8229-1217, v. 1

Date: 4-10-2025

# EXHIBIT A



Number of Full Hook-up RV Sites (PWS)

Number of Regular RV Sites (PW only)

Number of ADA RV Sites

Number of Campsites

Number of Dry Campsites



## **2025 WASCO COUNTY FAIRGROUNDS AND HUNT PARK RENTAL APPLICATION**

**Organization Entity Name as confirmed as the registered on the Secretary of State:**

<https://sos.oregon.gov/business/Pages/find.aspx>

Church of Jesus Christ of Latter Day Saints

Address **9901 SE Caruthers St. Portland Oregon 97216**

Phone 503-847-1614

E-Mail [meyer\\_kristina@yahoo.com](mailto:meyer_kristina@yahoo.com)

Date or Dates of use 07-08-25 to 07-11-25

Type of Event Portland, Oregon Stake Girls camp

Number of Participants 75

Number of Tent Campsites **75 tents in grass by dew drop inn**

Number of RV Campsites:

**Facilities Requested:** Please CHECK which buildings you would like to rent.

Ken Webb Kitchen: \$155.00 per day \_\_\_\_\_

Walk In Cooler: \$75.00 \_\_\_\_\_

Commercial Building (Heat and A/C): \$270.00 rental per day  (July 9th & 10th Only)

Dew Drop In w/kitchen use: \$240.00 per day

Dew Drop In w/o kitchen use: \$95.00 per day \_\_\_\_\_

Outdoor Kitchen: \$155.00 per day

4H Building: \$95.00 per day \_\_\_\_\_

Open Class Building: \$95.00 per day \_\_\_\_\_

Fine Arts Building (Heat and A/C): \$145.00 per day \_\_\_\_\_

Native American Building: \$50.00 per day \_\_\_\_\_

**Additional:**

Horse Stalls: \$15.00 per day \_\_\_\_\_ How many will be used? \_\_\_\_\_

Livestock Barns: \$50.00 each per day \_\_\_\_\_ Name of barns to be used? \_\_\_\_\_

Horse Stall Clean Fee: \$15.00 deposit until inspected \_\_\_\_\_

Arena: \$175.00 per day \_\_\_\_\_

**\*Large Group Dry/Tent Camping Up to 100 persons \$1000.00, over 100 people,**

**\$5.00 ea. \_\_\_\_\_**

**\*All Groups will pay a \$250.00 cleaning fee**

**\*All contracts have a \$500.00 refundable damage deposit**

**If approved, the Park and Fair Manager will notify you of all fees to be paid and insurance to provide and you will send all rental fees with a copy of rental application to:**

**Wasco County Finance**

**511 Washington St, Ste #207**

**The Dalles, OR 97058**

**Notes for any other information/needs that you would make your event successful. (Extra Garbage Dumpsters, Porta Potties, Picnic Tables or anything else that you can think of. We may not be able to provide everything you need and you may have to bring in, with Park Manager approval.)**



THIS ENDORSEMENT CHANGES THE POLICY. PLEASE READ IT CAREFULLY.

## ADDITIONAL INSURED - AUTOMATIC STATUS WHEN REQUIRED IN WRITTEN CONTRACT OR AGREEMENT

This endorsement modifies insurance provided under the following:

### COMMERCIAL GENERAL LIABILITY COVERAGE PART

- A. Section II – Who Is An Insured** is amended to include as an additional insured any person(s) or organization(s) for whom you have agreed in writing in a contract or agreement that such person(s) or organization(s) be added as an additional insured on your policy. Such person(s) or organization(s) is an additional insured only with respect to liability for:
1. "Bodily injury" or "property damage" not included in the "products-completed operations hazard"; or
  2. "Personal and advertising injury";  
caused by, in whole or in part, your acts or omissions or the acts or omissions of those acting on your behalf in the performance of your operations.
- B.** The insurance afforded to such additional insured described in Paragraph **A.** of this endorsement:
1. Only applies to the extent permitted by law; and
  2. Will not be broader than that which you are required by the contract or agreement to provide for such additional insured.
- C.** With respect to insurance afforded to these additional insureds, the following additional exclusion applies:
- This insurance does not apply to "bodily injury", "property damage" or "personal and advertising injury" due to rendering of or failure to render any professional service. This includes but is not limited to:
1. Legal, accounting or advertising services;
  2. Preparing, approving, or failing to prepare or approve, maps, shop drawings, opinions, reports, surveys, field orders, change orders or drawings or specifications;
  3. Inspection, supervision, quality control, architectural or engineering activities done by or for you on a project on which you serve as construction manager;
  4. Engineering services, including related supervisory or inspection services;
  5. Medical, surgical, dental, X-ray or nursing services treatment, advice or instruction;
  6. Any health or therapeutic service treatment, advice or instruction;
  7. Any service, treatment, advice or instruction for the purpose of appearance or skin enhancement, hair removal or replacement, or personal grooming or therapy;
  8. Any service, treatment, advice or instruction relating to physical fitness, including service, treatment, advice or instruction in connection with diet, cardiovascular fitness, bodybuilding or physical training programs;
  9. Optometry or optical or hearing aid services including the prescribing, preparation, fitting, demonstration or distribution of ophthalmic lenses and similar products or hearing aid devices;
  10. Body piercing services;
  11. Services in the practice of pharmacy;
  12. Law enforcement or firefighting services; and
  13. Handling, embalming, disposal, burial, cremation or disinterment of dead bodies.
- This exclusion applies even if the claims against any insured allege negligence or other wrongdoing in the supervision, hiring, employment, training or monitoring of others by that insured, if the "occurrence" which caused the "bodily injury" or "property damage", or the offense which caused the "personal and advertising injury", involved the rendering of or failure to render any professional service.

D. With respect to the insurance afforded to these additional insureds, the following is added to **Section III – Limits Of Insurance:**

The most we will pay on behalf of the additional insured is the amount of insurance:

1. Required by the contract or agreement described in Paragraph **A.**; or

2. Available under the applicable limits of insurance;

whichever is less.

This endorsement shall not increase the applicable limits of insurance.