

# STILTSVILLE

## FOR-PROFIT CORPORATE USAGE GUIDELINES

Welcome and thank you for your interest in hosting a day outing event at Stiltsville. The seven Stiltsville homes are located in Biscayne National Park approximately one mile south of Cape Florida. These homes are the remaining structures of a community that dates back to the 1930's. The Stiltsville Trust, a non-profit organization, manages public use and maintenance of the structures in accordance with a signed agreement with the National Park Service.

### STRUCTURE AVAILABILITY

1. House rentals are for day use. A minimum of 3 weeks advanced notice is required in order to reserve.
2. Each home is unique in size, capacity to accommodate events, and availability. The maximum number of persons allowed on any structure is determined by the home selected.
3. The use of the Stiltsville structures requires a permit issued by the Stiltsville Trust. Some uses require an additional permit issued by Biscayne National Park (National Park Service).
4. The Stiltsville Trust reserves the right to deny any group or special event, which in its opinion is an inappropriate use for a Stiltsville structure. Any application denied by the Stiltsville Trust can be appealed to the Superintendent of Biscayne National Park by email or letter.
5. The Stiltsville Trust will attempt to accommodate the user's request for a particular structure. However, conditions may exist or arise that may prevent usage of the requested structure. Additionally, exclusive usage may be limited to certain structures.

### FEES AND DEPOSIT

1. Daily Structure Rental: \$50.00 per person / \$1,000 minimum per event. Check made payable to the Stiltsville Trust. Payable at time reservation is confirmed.
2. Cleaning/Damage Deposit: \$400.00 Check made payable to the Stiltsville Trust. Payable at time reservation is confirmed. All groups are expected to clean up after their event. If the structure is cleaned to satisfaction of the Stiltsville Trust and there is no damage, deposit will be returned.
3. House Engineers (1 or 2 depending on size of function): \$40.00/hour each; six hour minimum. Checks made payable to The Stiltsville Trust. Payable on date of the event.

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4. Optional Fees: Checks made payable to The Stiltsville Trust. Payable on date of the event.
  - Generator (if available) \$150.00
  - Waste Disposal Fee (as applicable) \$200.00
  
5. Reschedule Fee (less than one week): \$250.00 Checks made payable to The Stiltsville Trust.

### CONDITIONS:

- General: All use of the Stiltsville structures is subject to written approval of the Stiltsville Trust, Inc. (“Stiltsville Trust”) and, if required, written consent of Biscayne National Park. Stiltsville Trust reserves the right to modify or waive the fees or other requirements of use in its sole discretion.
  
- Insurance: All users must obtain comprehensive general liability insurance with a minimum limit of insurance of \$1,000,000 per occurrence and general aggregate of \$1,000,000 for any claims arising from one incident and shall be issued from a nationally-recognized insurance company acceptable to the Stiltsville Trust. The policy shall name the United States, Biscayne National Park, The Stiltsville Trust, the “Caretaker” of the structure being used, and such other entities designated by the Stiltsville Trust, as additional insured. The policy shall specify that the insurance shall be assumed by, be account of, and be at the insured’s sole risk. The user must provide the Stiltsville Trust with the original insurance certificate not less than five business days before the date of the proposed use.
  
- Boat: All users using a personal watercraft for transportation must present proof of insurance of a minimum of \$300,000 general liability insurance. No jet skis are allowed in Biscayne National Park.
  
- Hours of Use and Additional Conditions: Daylight hours (sunrise to sunset for rental). Use during hours of twilight and darkness will be considered on a case by case basis and determined in writing at time of application. The Stiltsville Trust may impose such other conditions on use as it deems appropriate.
  
- The Stiltsville Trust may cancel use of the structure and the user’s sole damages shall be limited to an amount no greater than the return of the user fee actually paid by such user.

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- Biscayne National Park requires a special permit for chartered vessels to operate within the park. It is the responsibility of the user to insure that whoever is hired to transport guests complies with this requirement. Additionally, an off-duty park ranger may be required at the park's discretion.
- To request use of a structure, please go to Contact on the Web site then click on request usage. Fill out and read the required information and then send. A volunteer from the Stiltsville Trust will contact you shortly.
- These Stiltsville usage guidelines are for use of the structures by corporate groups. For any other purpose or more information use the Contact page on the Web site and then click Contact Us / Questions or Comments. Again a volunteer will contact you to assist in your questions.