Rental Rates & Information

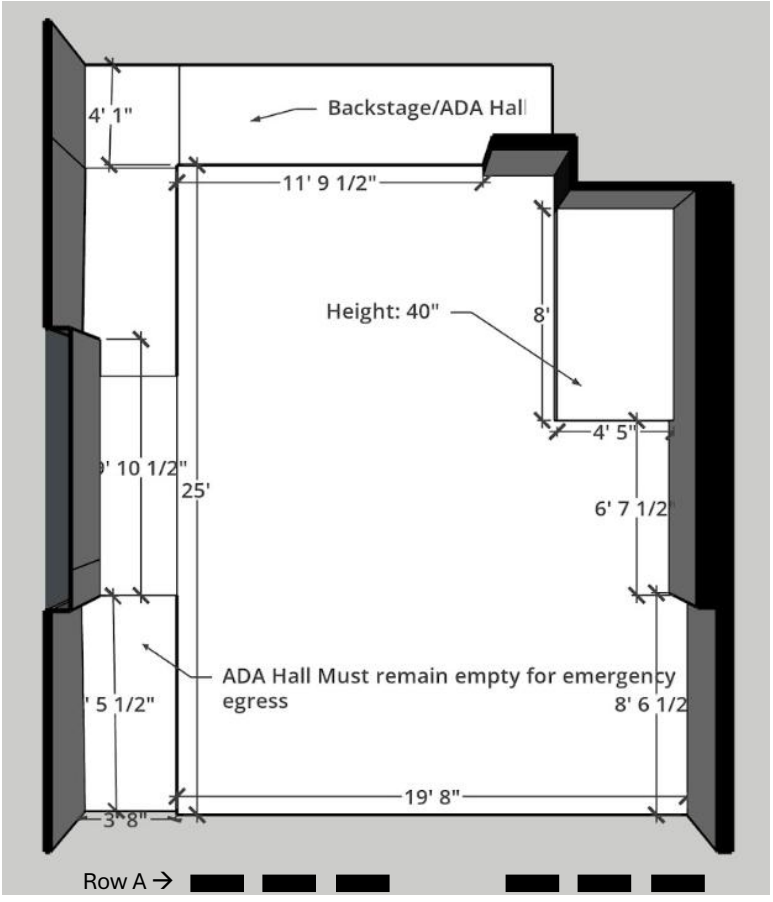
Venue Overview

Seating capacity = 60



Row H = 8 seats
Row G = 7 seats
Row F = 7 seats
Row E = 8 seats
Row D = 8 seats
Row C = 8 seats
Row B = 8 seats
Row A = 6 seats
(each ADA accessible)

Stage dimensions:



Criteria for Renters

A. Must align with Stage Left's Mission and Values

Mission: *To tell stories, build community, and pursue equity through the production of new and existing theatrical works.*

Values: Inclusivity, Community, Artistry, Authenticity

B. Priorities
   a. Stage Left productions take priority for calendar availability
   b. Partnering theatre organizations and returning renters will have next priority
   c. Signed Rental Agreement with deposit secures "soft hold" date(s) in space
   d. Fellow nonprofits are given higher consideration for same-date requests

C. Stage Left reserves the right to refuse any rental / organization / individual space request for any reason

Rate Structure

A. Hourly Rate *(non-public events, free / non-ticketed public gatherings without tech)*

Type	Rate	Deposit	Example Scenarios
All	$60/hr (3-hr minimum)	$50	e.g., rehearsal, business meetings, free staged reading w/ audience talk-back

B. Daily Rate *(ticketed or non-ticketed events with tech: workshops, classes, concerts)*

Type	Rate	Deposit	Example Scenarios
Non-Public	$450/day flat ($400 nonprofit)	$50	8-hr rental incl. 30-minute meal break required after 5 hrs for staff; +$50/hr after 8 hrs overtime
Public	$300/day + 20% gross ticket sales	$50	Same hour structure; renter handles own ticket sales, SL provides concessions / bar (100% concessions sales remain with SL)

C. Weekend Rate *(multiple performances, up to 4 shows Wed–Sun + load-in + tech/dress)*

Renter's choice:

Option	Flat Fee	Ticket Split (gross)	Deposit (goes toward flat fee)	Best for
A = higher flat fee, lower ticket split	$600/weekend	20% to SL	$300	Producers who expect strong sales and want to keep more of the upside
B = a little of both A and C	$450/weekend	40% to SL	$200	Producers and SL share both risks and rewards
C = lower flat fee, higher ticket split	$200/weekend	50% to SL	$100	Producers with limited up-front cash; Staged readings and workshops

Cancellation terms

Days before event	Refund
60+ days out	Full refund minus $50 admin fee
30–59 days out	50% refund
Under 30 days	Non-refundable

Tech Director Coordination Fee (for extended runs):

Run length	TD Coordination Fee
Single weekend or 2-weekend run	None — covered by baseline rental
3rd weekend and beyond (per added weekend)	**$150/weekend**

Additional Fees (apply to every rental)

- $75/weekend cleaning fee (waived for daily/hourly)
- $50/performance ticket setup (capped at $250)

- **Late Strike Fee**: applies when strike runs past the agreed rental end time (e.g., past 11pm, or past the 8-hour window):

Time past agreed end	Fee*
0–30 min	**Grace period — no charge**
Past 30 min	**$150 flat**

*Paid directly to the staff who stay late (on top of their normal stipend), not routed to general SL revenue — compensation for the person's extra time.

Optional Services

Every rental includes the space and our standard repertory light plot. Many renters bring their own crew, but if you'd like extra help, ask our Technical Director for a simple quote for your production.

Add-On	Price	Details
Lighting *(repertory plot)*	Included; custom changes negotiated	Stage Left uses a general repertory light plot for all renters, included with every rental. If significant changes are desired, the renter must request approval from the SL Technical Director and negotiate compensation for those changes — either a flat lighting design fee or an hourly rate covering the custom changes and restoring the original lighting rig.
Board Operator / Stagehand (per person, covers full rental run)	$20/hour per person (minimum 4 hours)	SL can provide renters with board operator(s), as needed. Renters should consider providing their own, if basic competency can be demonstrated to the SL Technical Director. ***SL crew covers stagehands, board ops, etc.; does not include designers or design work.***
SL Equipment Rental (digital projector, FX devices, etc.)	Quote on request	SL equipment such as the digital projector (standard projection size 14x7.75) and FX devices are available for use. ***Equipment quotes cover the equipment only; any design or operation labor is arranged separately.***
Alternate Staging Setup	Quote on request	Platforming, flats, doors, alternate curtain arrangements — ***contact the TD to talk through your design.***
Social Media / Marketing Package	$250	SL marketing staff create & post weekly posts across platforms (up to 5 total). Renter provides marketing assets, show info + photo/video for posts. ***Free / non-add-on version = simple resharing of renter's posts and accepting collaborations.***

General Policies

***Space Request Process*:** Fillo out a Space Request: https://bit.ly/jotformspacerequest
Email Production.StageLeft@gmail.com with general or rental-specific questions.

***Facilities Use Agreement & Deposit*:** reservation is not confirmed until signed agreement + deposit is received. All deposits are refundable per the cancellation terms (see Section C)

***Insurance:* Required for every rental, with no exceptions.**

- Renters must provide a certificate of insurance with liability coverage of at least $1,000,000 per occurrence and $2,000,000 aggregate, naming **Stage Left Theater Association** as an additional insured party.
- Renters who do not already carry a policy meeting this requirement may purchase a Tenant/User Liability Insurance Policy (TULIP) — a short-term, event-specific liability policy — through a third-party insurance provider to satisfy this requirement for the rental period only. Stage Left can provide a referral to a broker offering this type of coverage upon request; obtaining the policy and submitting proof of coverage remains the Renter's responsibility.
- Certificate of insurance must be submitted along with the signed Facilities Use Agreement before a rental reservation is confirmed.

Catering/Concessions:

- **Standard Concessions (default):** Stage Left provides all concessions service, including alcohol and an optional specialty drink. Per our liquor license, alcohol sales must be handled by Stage Left bartenders — renters and their staff may not sell or serve alcohol under this option. Stage Left **retains 100% of concessions sales** at no charge to renters.
- **Banquet Permit (private events only):** For private (non-public) events, renters may obtain a banquet permit to allow alcohol service (banquet permits allow distribution of free alcohol NOT the sale of alcohol; sales are only allowed under the Standard Concessions default above). Anyone serving alcohol under this permit must hold a valid **MAST (Mandatory Alcohol Server Training) permit**. Stage Left can provide a MAST-certified server if the renter's staff aren't certified ($50/bartender).
- **Renter-Provided Non-Alcoholic Sales:** Renters may sell **individually packaged, retail-ready non-alcoholic items** (e.g., bottled drinks, pre-packaged snacks) intended for resale. This does **not** extend to homemade food/drink, open-container beverages, or anything requiring on-site preparation.

- **Not permitted under any option:** renter-provided or renter-served alcohol outside the banquet permit process; food not prepared in a commercially licensed kitchen or served by an unlicensed caterer.
- **External catering** (non-alcoholic food service) is allowed upon approval; caterers must comply with all applicable city/county food service regulations and provide proof of licensing.

Merchandise Sales: renter responsible for own sales tax; no Stage Left staff/equipment used for third-party sales. Renter is solely responsible for merchandise liability.

Venue Access: hours (e.g., 8am–11pm), hours included per day, overtime billing.

Ticketing Responsibility:

- $50/performance ticket setup (capped $250), if Stage Left is handling ticketing.
- Renters may use their own ticketing platform, subject to approval, rather than exclusive Stage Left-run ticketing, subject to specific terms and conditions:
    - Renter must configure their platform with a hard cap matching the venue's legal occupancy limit.
    - For any rental where Stage Left is owed a percentage of gross ticket sales, renter must provide a sales report (platform-generated export is fine) within 10 business days of each performance, before final payment is reconciled. Stage Left reserves the right to request supporting documentation if numbers appear inconsistent with observed attendance.
    - Renter is responsible for their platform's refund/exchange policy and any patron disputes arising from it; Stage Left is not liable for third-party ticketing errors, overcharges, or payment processing issues.
    - Accessible/ADA seating must be built into the renter's seating chart and held per SL's accessibility policy. Renter confirms configuration before tickets go on sale.
    - Stage Left retains the right to require a final printed or digital manifest/headcount at the door for fire code compliance, regardless of ticketing platform used.

Licensing/Rights: proof of licensing / material ownership required for all rentals

Background Check for Events with Minor(s): If any minor (under 18 years of age) will participate, Renter agrees to notify Stage Left in writing at the time of agreement.

Renter = USER in the following:

- For event(s) involving minors, all adult cast, crew, staff, and volunteers who will be present during rehearsals, setup, or performances must successfully pass a background check approved by Stage Left prior to entering the premises.
- Stage Left will process these background checks at a fee of **$50.00 per adult**, which USER agrees to pay in addition to initial deposit.
- USER is strictly responsible for ensuring that minors are assigned separate dressing room accommodations and that all adults are informed of the presence of minors.

Intimacy Coordinator for Events with Intimacy Content: If any production includes staged intimacy (including but not limited to simulated sexual activity, nudity, kissing involving choreographed physical contact, or other scenes requiring intimacy choreography), renter agrees to notify Stage Left in writing at the time of agreement.
Renter = USER in the following:

- For any event involving intimacy content, USER must engage a qualified Intimacy Coordinator to oversee the choreography, rehearsal, and performance of such scenes.
- The Intimacy Coordinator must be a separate individual from the director, choreographer, stage manager, or any other member of the production team holding an existing role — this role may not be doubled up with another production position.
- The Intimacy Coordinator must hold current certification from a recognized training body (e.g., Intimacy Directors and Coordinators (IDC), Intimacy Professionals Association (IPA), or equivalent). USER must submit proof of certification to Stage Left prior to the first rehearsal involving intimacy content.
- USER is responsible for engaging and compensating the Intimacy Coordinator; Stage Left can provide referrals upon request but does not guarantee availability.
- The Intimacy Coordinator should be present for all rehearsals and performances in which intimacy content is staged.
- Failure to disclose intimacy content at the time of agreement, or failure to engage a certified Intimacy Coordinator as required, may result in delayed load-in, rehearsal, or performance access at Stage Left's discretion.

Stage Left's Booking Coordinator (or responsible staff / board member) will provide Renter with drafted rental agreement after Space Request received and dates are confirmed.