

**YOUR COMPLETE WEDDING VENUE ~ \$4800.**

**Usage is for three days – no other weddings will be booked during YOUR weekend.**

DAY ONE: Noon to Dusk, for set up, Rehearsal (and Rehearsal Dinner here, if you wish)

WEDDING DAY: the entire day and evening from 8AM to 11:00 PM

DAY THREE: 8AM to 2 PM, for cleanup. The Final Walk-Thru with Jan is at two o'clock.

Up to SIX VISITS are permitted prior to your date for your wedding party, families, and vendors.

**Usage is for 3 sites:**

- A) A venue for your Pre-Wedding & Post-Wedding Receptions in “*The Rose Garden*”.
- B) A venue for your Wedding Ceremony in “*The Wedding Garden*”.
- C) A venue for your Wedding Reception at “*The Party Pad*”.

All 3 areas are equipped with water and electrical outlets; two are night-lighted.

**RESERVATIONS** are accepted on a first-come, first-served basis. We will book your date upon receipt of your Deposit.

**DEPOSIT:** A Deposit of \$1000 is required to hold a date on our calendar and is *non-refundable*, as we will immediately block your date and turn away others wanting that date.

**YOUR CONTRACT BALANCE** of \$3800 is due in full 90 days prior to your event.

**A CLEANING/DAMAGE DEPOSIT** in the form of a \$500 Cashier’s Check must be on file with us 14 days prior to your event. This check will be returned to you un-cashed if the property is left clean and without damage of any kind. However, cleaning expenses and the repair/replacement of damaged items will be deducted from this deposit.

**THIS CONTRACT RESERVES (event date):** \_\_\_\_\_

**We have read the attached Rules and Conditions for Usage and agree to abide by them in their entirety.**

\_\_\_\_\_  
Print Bride’s Name

\_\_\_\_\_  
Print Groom’s Name

\_\_\_\_\_  
Bride’s Signature

\_\_\_\_\_  
Groom’s Signature

\_\_\_\_\_  
Mailing Address

\_\_\_\_\_  
Mailing Address

\_\_\_\_\_  
Telephone Contact Number(s)

\_\_\_\_\_  
Telephone Contact Number(s)

\_\_\_\_\_  
Email Contact(s)

\_\_\_\_\_  
Email Contact(s)

**Contract accepted by Jan Roth**

**Date Contract signed by all parties**

\_\_\_\_\_

\_\_\_\_\_

**RULES AND CONDITIONS FOR USAGE**  
(ALPHABETIZED)

**AISLE RUNNERS:** Runners are not permitted as they can burn the grass. You may line your pathway with flower petals – now a requirement on most wedding lawns.

**ALCOHOL:** You may serve beer and wine to your guests on our property but not hard liquor. No exceptions. We forbid the service of alcohol to minors!

**ATTIRE:** We recommend you advise your guests to wear shoes suitable for a garden setting, or bring along flip-flops to change into later, and to bring a wrap in case of a cool evening.

**BRIDAL PARTY STAGING AREA:** BRIDE & ATTENDANTS ~ *The StoneHouse* will be opened for your use the day of your ceremony, so you may dress in there. This space is *not* suitable for hairdressers or makeup technicians; please have these services performed off-site. GROOM & ATTENDANTS ~ we **do not** have inside space available for your use. It is advisable for you to dress at your home/hotel prior to coming to the estate.

**CANDLES:** We live in a high fire danger area, so we do not permit any open flames! If you want candles on your dinner tables, please consider the new “flameless” candles: they are realistic, put out good light, come on automatically at the time set, and most can run 100 hours on a small battery.

*IDEA:* After your wedding they would make excellent gifts for members of your bridal party, as you would be passing on to them a memory of a time you all enjoyed together.

**CATERERS:** Please discuss with us beforehand the caterer you will be using and his/her requirements. If you wish, we can refer you to excellent, reliable caterers.

**BRIDE AND GROOM: YOU ARE REQUIRED TO PASS THIS INFORMATION ON DIRECTLY TO YOUR CATERER!!!**

If you have **NOT** worked here on the Estate previously, you **MUST** make an appointment to come and view the work area available for your use.

- We do NOT have a kitchen. A level pad behind our house has water and electricity for your catering wagon/mobile kitchen. If you are here in a hot month, you may wish to bring an Easy-Up.
- You will need to bring your own prep tables, cooking/serving equipment, and extension cords. (Don't forget the Wine Opener!)
- You may use our 16' BBQ wagon with briquettes or wood ~ PROVIDED YOU HAVE A FIRE EXTINGUISHER. (Although it is not obvious, this BBQ is installed on a massive concrete pad beneath the ground which supports the weight of the BBQ and insures it stays level; this BBQ CANNOT be moved!)
- Please make provisions for chilling your wines; The Snak Shak Refrigerator is small and not suitable for this kind of weight.
- The Snak Shak can be used for Storage, but it is not suitable for food prep.
- Four Parking Spaces are designated as “Catering Staff Parking.” Additional staff must carpool and park down at the Lake.

NOTE: We do not allow any catering wagons or vehicles on the chips in The Party Pad or into any Gardens.

*PLEASE*, before you leave, make certain all FOOD SCRAPS are collected and disposed of – help us keep bears and raccoons away!

**CHILDREN:** There have been times we have had guests on the property whose children were not properly supervised. Children under the age of 18 are your complete responsibility. Please know where your children are at all times and make certain that they clearly understand the rules. (They are not allowed near the Lake or Pond!) And, please, no jumping off the stone walls!

*TO THE KIDS:* There is plenty to do here, so you won't be bored. After the ceremony you may, with adult permission and supervision, use the trampoline, swings, horseshoe pit, and lawn sports equipment. You may NOT go near the Lake or Pond, unless your group is planning to swim and has posted a lifeguard on the beach. Make sure you walk and play in open areas like on lawns, patios, and in clearings. Do NOT go into tall grass or brush as there are snakes and other creatures living in there. That is their home, so please do not disturb them. Also, in these off-limit areas, you may come in contact with Poison Oak. For your safety and to keep dust down, no running please!

*PLEASE RESPECT NATURE!* We would greatly appreciate it if you did not disturb plants, rocks or other natural gifts. (You MAY take all the pinecones you want!) Please do not nail anything to trees or hang any ropes, swings, or hammocks from tree limbs. Please do not walk or step in flower beds. Thank you.

**DELIVERY TRUCKS:** There is a size limit to the height and length of vehicles entering the estate, due to damage inflicted in the past to our asphalt driveway, overhead trees, and overhead banners. Please check with us on this prior to hiring rental companies. (Sorry, but we can no longer accept rental deliveries from trucks over 28' in length, or more than 10' high.)

**GARBAGE DISPOSAL:** Garbage disposal is your responsibility. Immediately following your event, bag your trash and recyclables and take them with you. If you are planning to complete cleanup the next day, lock your closed bags in *The Snak Shak* or *The Barn* overnight – out of the reach of bears and raccoons. We require that, before leaving the property on Day Three, your appointed *clean-up committee* takes time to walk all areas that have been used and pick up any refuse that may have been dropped or blown around. (A Clean-Up Check List is posted on the inside wall of *The Snak Shak*.)

**GARDENS:** Our gardens have been designed to be enjoyed by all so please visit them, read, meditate, relax, nap, but resist picking the flowers so others may also enjoy them. Do not touch or disturb any sprinklers, and remember to close all gates behind you to keep the deer out! Banners, flags, garden umbrellas and furniture may *not* be moved or removed, nor may the iron benches, since they have been leveled in place.

**GUESTS:** Please keep in mind when inviting Guests to your wedding that you are inviting them to our home. We will expect them to conduct themselves in a mature, responsible, and respectful manner.

**HANDICAP ACCOMMODATIONS:** We provide level, designated parking, ramped walkways, and suitable restroom facilities on the estate. Motorized and transport chairs can easily navigate the grounds. All areas of the property are handicapped accessible.

**INSECTS:** Insects are usually not the concern here that they are at lower elevations. Even so, some brides wish to place a basket of sprays or wipes on tables. (You should avoid using citronella candles, as many people are allergic to their smoke and scent.)

**INSURANCE: THE EVENT HELPER**, Sharla Cartzdafner: 477-6521, 1020 McCourtney Rd., Suite B, Grass Valley, CA 95949. (Local & great rates!) [www.theeventhelper.com/#6iagh5](http://www.theeventhelper.com/#6iagh5) ... use this exact web address, and mention you were referred by The Roth Estate. This will take you directly to a form set up solely for our estate's use. (Fast and easy with one phone call!)

Coverage must be for a 3-day period: the first day to set-up, the day of the event, and day three for clean-up.

If you are not using THE EVENT HELPER for your insurance, but rather another company, please tell them that the policy must read:

Insured: The Roth Estate, 12282 N. Bloomfield Rd., Nevada City, CA 95959  
The County of Nevada, 950 Maidu Ave., Nevada City, CA 95959

Your insurer may send this document to:

Jan Roth, The Roth Estate, 12282 N. Bloomfield Rd., Nevada City, CA 95959 (530) 478-0556. Or  
Email to: [roth@sti.net](mailto:roth@sti.net).

**LAKE USAGE:** Some couples prefer a casual picnic and swim party at the Lake, rather than a more formal Rehearsal Dinner on their first day here, to make the event more family-friendly – a kind of “play day.” If this is your intent, please advise your insurance agent that he/she must include coverage for “usage of a water feature.”

**LIAISON:** You must designate one individual as your *Liaison*. This should be someone not heavily involved in the activities of the day, as they will be too busy to effectively communicate with Jan should problems/concerns/questions arise. Your Liaison cannot be anyone in the wedding party or any of your vendors, i.e. caterer, florist, photographer, musician, etc. (Most brides depend on an aunt, cousin, or close friend.)

**MUSIC:** The Musician's Stage in *The Rose Garden* has an electrical outlet. The 10x14 Musician's Stage at *The Wedding Garden*, also has an electrical outlet. In *The Party Pad*, the Musician's designated area is in the corner of the 40' dance floor – electrical outlets are close at hand, and the entire area is illuminated from above by 30" Japanese Lanterns.

We strongly suggest a guitarist, or iPad with background music, be stationed in *The Rose Garden* prior to the ceremony (it encourages guests to stay in there,) and again for your cocktail hour following the wedding. A vocalist or ensemble is generally present at the Ceremony in *The Wedding Garden*; and a DJ or Band may perform at your Reception in *The Party Pad* - all subject to earlier approval. All loud dance music must end by 9:30 PM, per **County ordinance**, at which time the clean-up usually begins. Lights are turned out at eleven PM, and *The StoneHouse* locked at that time.

Although we are situated on 13-acres, we are keenly aware that sound travels and do, therefore, make every attempt to be considerate of our neighbors' privacy. Subwoofers may NOT be used.

**NOTE TO MUSICIANS:** Please bring all your own equipment; we cannot lend extension cords or anything else you may have forgotten. Three parking spaces are reserved for the musician(s) near the stage; do not drive into *The Party Pad* or beyond the gates of any gardens. More cars than 3? Please carpool and park down at the Lake. **Per County ordinance**, ALL music must end at 9:30 PM, so please call the last dance right before that, at which time your managers will begin to clean up. Subwoofers may NOT be used.

**OFFICIANT:** Should you need an Officiant for your ceremony, I can refer you. Please be sure to tell whomever you hire exactly what you want them to wear.

**PARKING/SHUTTLING:** The driveway is paved and lengthy, thus visitors tend to fly down it. Kindly observe the 5mph speed limit throughout the property, and watch carefully for children and domestic and wild animals (a deer walked onto the wedding lawn once, right into the middle of guests!) *AND* ~ remember to, later, exit slowly to minimize dust and rock damage.

We can park a total of 80 cars on the estate. If you are expecting more than this number, we suggest you consider shuttling them from the Rood Community Center nearby. Organizations using our property for large fund-raising events do this very successfully. If you are interested in securing shuttling services for your guests – perhaps to and from their hotels, please call: Yuba Bus at (530) 517-8272, [info@yubabus.com](mailto:info@yubabus.com). (*Many weddings held here have utilized this convenient service.*)

**Note:** You will need to appoint TWO PARKING ATTENDANTS to direct guests to the proper areas. They MUST check in with Jan one hour prior to your ceremony, as guests *always* begin arriving that early; these attendants may be seated when the Ceremony begins. **Duties:** they will decide who parks where ~ upper-level parking is available for the Bridal Party and those with a Handicap Permit ~ most other guests will be required to park down at the Lake. (You may also want to ask them to move the chairs from *The Wedding Lawn* to *The Party Pad* after your marriage ceremony, or appoint others to handle this.)

**PETS:** Sorry, absolutely no pets allowed, unless they are here only a brief time as participants in your wedding ceremony. Please advise your guests of the “no animals” rule.

**PHOTOS:** We reserve the right to use any photos we ourselves take of your event in our marketing.

**REFRIGERATOR/FREEZER SPACE:** There is a Chest Freezer onsite for your exclusive use, to allow you to bring in your ice the day before your event. Limited refrigerator space in *The Snak Shak* can be made available to you for your flowers, but the refrigerator is too small for wine and food storage; please use ice chests for this, or depend on your Caterer. You should bring your wines in already chilled the day of the event, or keep them in the Chest Freezer for a few hours. *Caterers are expected to make their own food/beverage accommodations.*

**SIGNAGE:** You may post your group’s sign or hang balloons at the front entrance on N. Bloomfield Road, but please do NOT attach anything to or cover up our business/address sign (per the Fire Department,) and do not nail or screw anything to trees. The two large signs by *The Party Pad* MAY be covered, but NOT removed.

**SMOKING:** While discouraged, smoking is allowed on paved areas such as roadways and patios, where our small Sand Buckets are placed. You will be required, before you leave, to dispose of your litter by emptying these buckets into a garbage can and returning them to us.

**SNAK SHAK:** *The Snak Shak* is available for your use, and most of the equipment in it: baskets, vases, garbage cans and recycle receptacles, two large ice chests, three coolers, three hot water pots, and sundry serving trays.

On Day Three, the day of clean-up, a mop bucket and cleaning products will be placed in *The Snak Shak* for your use. Please wash out any garbage cans, beverage buckets, ice chests, coolers, and all else that you have used, so they are left clean for the next event. Please leave the refrigerator and floor clean. All washing should be done in the gravel driveway outside *The Snak Shak* (so the water runs downhill,) and not on the woodchips in *The Party Pad*.

Please remember, *The Snak Shak* is not set up to be used as a kitchen for meal preparation; it is simply offered for the convenient storage of your supplies.

**SPEED LIMIT:** The speed limit on our estate is 5mph and is strictly enforced for the safety of our animals and your guests. Please enter & exit the property slowly to keep the dust down.

**TABLES AND CHAIRS:** We have twelve 8' banquet tables, four 6' tables, and seven older 60" round tables which, together, seat 142 people. You may use these or rent tables, as you wish. Our 50 old, white plastic chairs are suitable only for a very casual event (such as your Rehearsal Dinner) but not for a wedding, so you will need to rent chairs. Tables may be set out in *The Party Pad* (we do not allow tables to be placed on the lawn,) the night before your wedding. Chairs may be set up on the lawn 90 minutes before the ceremony and must be removed immediately after.

**TELEPHONES:** Few cell phones will work from here. In the case of an emergency, please use the phone in *The StoneHouse*.

**TOILETS:** We allow the Ladies to use the toilet in *The StoneHouse*. The Gentlemen are to use the portable unit that you will need to rent and have delivered. We recommend you request a new, large, "handicap-access unit" in a quiet grey color. (Smaller units are mostly used on job sites, are situated on skids, come in garish colors, and are not always attractive, level and stable.) We recommend: Quick Response at 273-7538. They deliver nice units here often, and can advise you.

**TOILETS ON TRAILERS:** Yes, we allow these, *IF* they are relatively short as space up by The StoneHouse is limited. Of the 85 weddings here to date, only three couples have chosen these – for the following reasons:

- They are not ADA compliant: people with walkers, wheelchairs, or walking disabilities cannot use the stairs.
- They must be located outside The StoneHouse so our power and water can be utilized; means, you will have to tape these cords/hoses to the asphalt driveway so guests do not trip over them – they can be a liability to you.
- The delivery driver must back them in, as there is no room to turn them around later, and the rental company must understand they are to be removed the very next day, NOT on Monday. The estate is closed weekdays, for our own private use. (Our local rental companies always pick up on Sunday mornings at eight am.)
- Having them there will eliminate all of your "bridal party parking spaces" and you will need to park down at the Lake.
- Most couples avoid them as they are very costly.

FYI ~ The toilet inside The StoneHouse can handle 70 guests. You will need one more toilet unit for each additional 70 guests.

**WATER:** Like most people in Nevada County, we are on a well, and while the water is potable, we have been blessed with far too much iron and manganese; it tastes terrible! If you plan to use large

coolers of water in which to mix beverages, you will need to bring them here already filled with water. (You may borrow our 3 coolers a day or two beforehand and fill them offsite.)

**WEATHER:** The weather is usually suitable for outside events May 15<sup>th</sup> through October 15<sup>th</sup>. Please be advised that we have no indoor facilities. Should there be inclement weather on your reserved day, we will approve your last-minute rental of tents, canopies, or heaters, provided they are set up on the woodchips in The Party Pad and not on the Lawn, where they would sink in.

**WEDDING ARBOR:** If you wish, you may use our 7' X 9' Chuppah (pronounced hoopa) as your wedding arbor. It was designed by a photographer to best suit the overall space of the stage, and to allow for photos from the various vantage points of your seated guests. It snaps together quickly, and can be easily wrapped with light-weight fabric or flowers. (Its 9-ft. height allows for dramatic swags.) Or you may choose to rent and use your own arbor, or none at all.

**WEDDING REHEARSAL:** As part of your wedding package weekend, there is no charge to you if, after your Wedding Rehearsal, you want to hold your Rehearsal Dinner here on the estate; many couples do, enjoying casual BBQs, Pot Lucks, even catered dinners – saving the expense of hosting their guests at a restaurant. Spending this additional time here will allow your wedding party to leisurely walk the grounds and fine-tune the details of the next day. On this night before your big event, you may stay and enjoy the grounds until eight o'clock. (Please no music this night; our neighbors have kindly agreed to be tolerant Saturday nights only....)

**OUR RESIDENCE,  
the Chicken House, the Dog Kennel, the Barn,  
and all Out-Buildings are strictly Off Limits!  
Thank you for respecting our privacy.**

**~ WHAT WE DO NOT ALLOW ~**

Not permitted are piñatas or decorations such as sprinkles, glitter, or anything of a small and lightweight nature that can blow around the property. As we consider this a special and peaceful retreat, boom boxes, stereos, radios, and generators are not permitted.

**~ YOU WILL NEED TO BRING YOUR OWN ~**

Ice, 45-gallon plastic garbage bags (we provide 45-gallon garbage cans,) biodegradable soaps, paper towels, BBQ Briquettes or wood & Lighter (if using the BBQ,) and cleaning rags and 409, or such, for cleaning the tables and *The Snak Shak*. You may want to provide flashlights for your guests if they will be returning to their cars after dark. Please do not ask to borrow our supplies!

**PLEASE NOTE:**

If you are planning to use the BBQ, you must bring a FIRE EXTINGUISHER!

Note: When washing anything, please do so over the graveled areas in the driveway outside *The Snak Shak*, and not on the dirt (it quickly turns to slippery clay,) nor on the woodchips in *The Party Pad*.

**~ BEFORE YOU LEAVE ON DAY THREE ~**

Please have your *clean up committee* walk all areas of the property that you have used, including the parking areas, to collect refuse. We greatly appreciate your assistance in keeping the estate clean. Unless other arrangements have been made ahead of time, Jan will meet you at her house at exactly two PM, for your final walk-thru. If everything appears to be clean, in order, and no damage noted, your \$500 deposit check will be returned to you at that time.



Should any of the property usage rules be broken, *by anyone*, we reserve the right to immediately terminate the event.

**WE HAVE A ZERO TOLERANCE DRUG POLICY!**