

**WOODFORD COUNTY BOARD OF EDUCATION  
AGENDA ITEM**

**ITEM #: VII G DATE:** February 23, 2026

**TOPIC/TITLE:** Approve Contracts

**PRESENTER:** Administrators

**ORIGIN:**

- TOPIC PRESENTED FOR INFORMATION ONLY (No board action required.)
- ACTION REQUESTED AT THIS MEETING
- ITEM IS ON THE CONSENT AGENDA FOR APPROVAL
- ACTION REQUESTED AT FUTURE MEETING: (DATE)
- BOARD REVIEW REQUIRED BY

- STATE OR FEDERAL LAW OR REGULATION
- BOARD OF EDUCATION POLICY
- OTHER:

**PREVIOUS REVIEW, DISCUSSION OR ACTION:**

- NO PREVIOUS BOARD REVIEW, DISCUSSION OR ACTION
- PREVIOUS REVIEW OR ACTION

- DATE:
- ACTION:

**BACKGROUND INFORMATION:**

**SUMMARY OF MAJOR ELEMENTS:**

Attached Contracts: Facilities Agreement (Bluegrass Soccer); Facilities Agreement (Kentucky Fever AAU); Facilities Agreement (Versailles Baptist Church); Facilities Agreement (Midway University).

**IMPACT ON RESOURCES:**

**TIMETABLE FOR FURTHER REVIEW OR ACTION:**

**SUPERINTENDENT'S RECOMMENDATION:**  Recommended  Not Recommended

*Jeri Jones*

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**WOODFORD COUNTY BOARD OF EDUCATION  
AGENDA ITEM**

**ITEM #:**           **DATE:** February 12, 2026

**TOPIC/TITLE:** Contracts

**PRESENTER:** Dr. Josh Rayburn

**ORIGIN:**

- TOPIC PRESENTED FOR INFORMATION ONLY (No board action required.)
- ACTION REQUESTED AT THIS MEETING
- ITEM IS ON THE CONSENT AGENDA FOR APPROVAL
- ACTION REQUESTED AT FUTURE MEETING:            (DATE)
- BOARD REVIEW REQUIRED BY

- STATE OR FEDERAL LAW OR REGULATION
- BOARD OF EDUCATION POLICY
- OTHER:

**PREVIOUS REVIEW, DISCUSSION OR ACTION:**

- NO PREVIOUS BOARD REVIEW, DISCUSSION OR ACTION
- PREVIOUS REVIEW OR ACTION

- DATE:
- ACTION:

**BACKGROUND INFORMATION:**

Board approves all contracts for the district.

**SUMMARY OF MAJOR ELEMENTS:**

Approval for facilities rental agreement:  
Bluegrass Soccer

**IMPACT ON RESOURCES:**

**TIMETABLE FOR FURTHER REVIEW OR ACTION:**

**SUPERINTENDENT'S RECOMMENDATION:**    **Recommended**                       **Not Recommended**

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# CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)  
2/4/2026

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

**IMPORTANT:** If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

| <b>PRODUCER</b><br>LIC #40558248<br>Player's Health Cover USA Inc.<br>Lifetime Work Edina 200 Southdale Center<br>Edina MN 55435 |                                    | <b>CONTACT NAME:</b><br>PHONE (A/C, No, Ext): 612-345-9683 FAX (A/C, No):<br>E-MAIL ADDRESS: certificates@playershealth.com   |  |                               |  |        |            |                                    |       |            |                                   |       |            |                         |       |            |                                  |       |            |  |  |            |  |  |
|--|------------------------------------|---|--|-------------------------------|--|--------|------------|------------------------------------|-------|------------|-----------------------------------|-------|------------|-------------------------|-------|------------|----------------------------------|-------|------------|--|--|------------|--|--|
| <b>INSURED</b><br>Kentucky Youth Soccer Association<br>158 Constitution Street<br>Lexington KY 40507                             |                                    | <table border="1"> <tr> <th colspan="2">INSURER(S) AFFORDING COVERAGE</th> <th>NAIC #</th> </tr> <tr> <td>INSURER A:</td> <td>Everest National Insurance Company</td> <td>10120</td> </tr> <tr> <td>INSURER B:</td> <td>Everst National Insurance Company</td> <td>10120</td> </tr> <tr> <td>INSURER C:</td> <td>HDI Global Specialty SE</td> <td>16131</td> </tr> <tr> <td>INSURER D:</td> <td>Great American Insurance Company</td> <td>16691</td> </tr> <tr> <td>INSURER E:</td> <td></td> <td></td> </tr> <tr> <td>INSURER F:</td> <td></td> <td></td> </tr> </table> |  | INSURER(S) AFFORDING COVERAGE |  | NAIC # | INSURER A: | Everest National Insurance Company | 10120 | INSURER B: | Everst National Insurance Company | 10120 | INSURER C: | HDI Global Specialty SE | 16131 | INSURER D: | Great American Insurance Company | 16691 | INSURER E: |  |  | INSURER F: |  |  |
| INSURER(S) AFFORDING COVERAGE  |                                    | NAIC #  |  |                               |  |        |            |                                    |       |            |                                   |       |            |                         |       |            |                                  |       |            |  |  |            |  |  |
| INSURER A:   | Everest National Insurance Company | 10120   |  |                               |  |        |            |                                    |       |            |                                   |       |            |                         |       |            |                                  |       |            |  |  |            |  |  |
| INSURER B:   | Everst National Insurance Company  | 10120   |  |                               |  |        |            |                                    |       |            |                                   |       |            |                         |       |            |                                  |       |            |  |  |            |  |  |
| INSURER C:   | HDI Global Specialty SE            | 16131   |  |                               |  |        |            |                                    |       |            |                                   |       |            |                         |       |            |                                  |       |            |  |  |            |  |  |
| INSURER D:   | Great American Insurance Company   | 16691   |  |                               |  |        |            |                                    |       |            |                                   |       |            |                         |       |            |                                  |       |            |  |  |            |  |  |
| INSURER E:   |                                    |   |  |                               |  |        |            |                                    |       |            |                                   |       |            |                         |       |            |                                  |       |            |  |  |            |  |  |
| INSURER F:   |                                    |   |  |                               |  |        |            |                                    |       |            |                                   |       |            |                         |       |            |                                  |       |            |  |  |            |  |  |

**COVERAGES** CERTIFICATE NUMBER: 265210 REVISION NUMBER: 1

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

| INSR LTR | TYPE OF INSURANCE  | ADDL SUBR (NSD) (WVD) | POLICY NUMBER  | POLICY EFF (MM/DD/YYYY) | POLICY EXP (MM/DD/YYYY) | LIMITS                                    |              |
|----------|--|-----------------------|----------------|-------------------------|-------------------------|---|--------------|
| A        | <input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY<br><input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR<br><br>GENL AGGREGATE LIMIT APPLIES PER:<br><input checked="" type="checkbox"/> POLICY <input type="checkbox"/> PRO-JECT <input type="checkbox"/> LOC<br>OTHER: | Y                     | GCN0012783-251 | 9/1/2025                | 9/1/2026                | EACH OCCURRENCE                           | \$ 1,000,000 |
|          |  |                       |                |                         |                         | DAMAGE TO RENTED PREMISES (Ea occurrence) | \$ 100,000   |
|          |  |                       |                |                         |                         | MED EXP (Any one person)                  | \$ EXCLUDED  |
|          |  |                       |                |                         |                         | PERSONAL & ADV INJURY                     | \$ 1,000,000 |
|          |  |                       |                |                         |                         | GENERAL AGGREGATE                         | \$ 5,000,000 |
|          |  |                       |                |                         |                         | PRODUCTS - COMPI/OP AGG                   | \$ 1,000,000 |
|          |  |                       |                |                         |                         | PARTICIPANT LEGAL LIAB                    | \$ 1,000,000 |
| B        | AUTOMOBILE LIABILITY<br><input type="checkbox"/> ANY AUTO<br><input type="checkbox"/> OWNED AUTOS ONLY <input type="checkbox"/> SCHEDULED AUTOS<br><input checked="" type="checkbox"/> HIRED AUTOS ONLY <input checked="" type="checkbox"/> NON-OWNED AUTOS ONLY   |                       | GCN0012783-251 | 9/1/2025                | 9/1/2026                | COMBINED SINGLE LIMIT (Ea accident)       | \$ 1,000,000 |
|          |  |                       |                |                         |                         | BODILY INJURY (Per person)                | \$           |
|          |  |                       |                |                         |                         | BODILY INJURY (Per accident)              | \$           |
|          |  |                       |                |                         |                         | PROPERTY DAMAGE (Per accident)            | \$           |
|          |  |                       |                |                         |                         |   | \$           |
| C        | <input type="checkbox"/> UMBRELLA LIAB <input checked="" type="checkbox"/> OCCUR<br><input checked="" type="checkbox"/> EXCESS LIAB <input type="checkbox"/> CLAIMS-MADE<br>DED: RETENTION \$ 0  |                       | 25QS1252       | 9/1/2025                | 9/1/2026                | EACH OCCURRENCE                           | \$ 5,000,000 |
|          |  |                       |                |                         |                         | AGGREGATE                                 | \$ 5,000,000 |
|          |  |                       |                |                         |                         |   | \$           |
|          | WORKERS COMPENSATION AND EMPLOYERS' LIABILITY<br>ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH)<br>If yes, describe under DESCRIPTION OF OPERATIONS below   | Y/N                   |                |                         |                         | PER STATUTE                               |              |
|          |  | N/A                   |                |                         |                         | OTHER                                     |              |
|          |  |                       |                |                         |                         | E.L. EACH ACCIDENT                        | \$           |
|          |  |                       |                |                         |                         | E.L. DISEASE - EA EMPLOYEE                | \$           |
|          |  |                       |                |                         |                         | E.L. DISEASE - POLICY LIMIT               | \$           |
| D        | Participant Accident Medical   |                       | BSR-E880183-04 | 9/1/2025                | 9/1/2026                | PER INJURY LIMIT                          | \$ 300,000   |

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)  
Certificate issued for sanctioned activities of the state soccer association.  
Certificate Holder is Additional Insured as required by written agreement per policy endorsement ECG 20 600 05 09. This certificate is issued on behalf of:  
Woodford Youth Soccer/Bluegrass Soccer Club  
Soccer

|  |   |
|--|---|
| <b>CERTIFICATE HOLDER</b><br>Woodford County Public Schools<br><br>180 Frankfort Street<br>Versailles KY 40383 | <b>CANCELLATION</b><br>SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.<br><br>AUTHORIZED REPRESENTATIVE<br><i>Don Pullen</i> |
|--|---|

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**THIS ENDORSEMENT CHANGES THE COVERAGE PART. PLEASE READ IT CAREFULLY.**

## **ADDITIONAL INSURED – AUTOMATIC STATUS WHEN REQUIRED IN A WRITTEN AGREEMENT WITH YOU**

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 or organization with whom you have a written agreement that such person or organization be added as an additional insured on your Coverage Part. Such person or organization is an additional insured only with respect to liability for "bodily injury", "property damage" or "personal and advertising injury" but only to the extent caused, in whole or in part, by:
1. Your acts or omissions; or
  2. The acts or omissions of those acting on your behalf;
- in the performance of your operations for an additional insured.
- B.** The insurance afforded to an additional insured shall only include the insurance required by the terms of the written agreement and shall not be broader than the coverage provided within the terms of the Coverage Part.
- C.** The Limits of Insurance afforded to an additional insured shall be the lesser of the following:
1. The Limits of Insurance required by the written agreement between the parties; or
  2. The Limits of Insurance provided by this Coverage Part.
- D.** With respect to the insurance afforded to an additional insured, this insurance does not apply to "bodily injury", "property damage" or "personal and advertising injury" arising out of any act or omission of an additional insured or any of its employees.

**THIS ENDORSEMENT CHANGES THE POLICY. PLEASE READ IT CAREFULLY.**

## **WAIVER OF TRANSFER OF RIGHTS OF RECOVERY AGAINST OTHERS TO US**

This endorsement modifies insurance provided under the following:  
COMMERCIAL GENERAL LIABILITY COVERAGE PART

### **SCHEDULE**

**Name of Person or Organization:**

ANY PERSON OR ORGANIZATION FOR WHOM THE NAMED INSURED HAS  
AGREED BY WRITTEN CONTRACT TO FURNISH THIS WAIVER.

(If no entry appears above, information required to complete this endorsement will be shown in the Declarations as applicable to this endorsement.)

The TRANSFER OF RIGHTS OF RECOVERY AGAINST OTHERS TO US Condition (Section IV – COMMERCIAL GENERAL LIABILITY CONDITIONS) is amended by the addition of the following:

We waive any right of recovery we may have against the person or organization shown in the Schedule above because of payments we make for injury or damage arising out of your operations or "your work" done under a written agreement that requires you to waive your rights of recovery. The written agreement must be made prior to the date of the "occurrence". This waiver applies only to the person or organization shown in the Schedule above.

**THIS ENDORSEMENT CHANGES THE POLICY. PLEASE READ IT CAREFULLY.**

**AMENDMENT – OTHER INSURANCE  
(PRIMARY NONCONTRIBUTORY)**

This endorsement modifies insurance provided under the following:

**COMMERCIAL GENERAL LIABILITY COVERAGE PART**

**A. Paragraph a. Primary Insurance of 4. Other Insurance of SECTION IV COMMERCIAL GENERAL LIABILITY CONDITIONS is replaced by the following:**

**a. Primary Insurance**

This insurance is primary except when b. below applies. If this insurance is primary, our obligations are not affected unless any of the other insurance is also primary. Then, we will share with all that other insurance by the method described in c. below, except that we will not seek contribution from any party with whom you have agreed in a written contract or agreement that this insurance will be primary and noncontributory, if the written contract or agreement was made prior to the subject "occurrence" or offense.

**Agreement for Use of School Facilities**

This Agreement, made and entered into this, the 4<sup>th</sup> day of February, 2026, by and between the WOODFORD COUNTY BOARD OF EDUCATION, hereinafter referred to as Lessor and BARBARA S GUNDEL. Hereinafter referred to as Lessee;

## WITNESSETH:

It is mutually agreed by and between Lessor and Lessee as follows:

1. The Lessor hereby leases unto Lessee the following portions and no other of the premises known as the (building and locations) OLD HIGH SCHOOL GYM together with the usual entrances and exits for the following dates and times: SUNDAYS + WEDNESDAYS for the following purpose and no other: \$ CIRCUIT TRAINING + FUTSAL.
2. The Lessee agrees to pay Lessor in consideration for the use of the said facilities, the sum of \$60/hr. in addition to any other sums to be paid to Lessor pursuant to subsequent sections of this Agreement. The Lessee shall pay to Lessor, upon execution of this Agreement, a deposit in the amount of \$\_\_\_\_\_. All remaining indebtedness shall be paid upon rendition of Lessor's invoice(s).
3. Neither the entire premises nor any part thereof may be sublet, nor may this Lease Agreement be assigned.
4. Lessor reserves the right to assign priorities among Lessees and to cancel this Lease Agreement with Lessee in favor of leasing the premises to another Lessee. If cancellation is made by Lessor, Lessee will be notified as soon as practicable and be refunded its deposit. Lessee hereby waives any and all claims for damages or loss of profit or other compensation which might arise out of such cancellation.
5. Lessee shall, and shall cause its servants, agents, employees, licensees, patrons, and guests, to abide by any rules and regulations adopted by Lessor for the use, occupancy and operation of said premises. Such rules and regulations may be changed from time to time.
6. No activities in violation of Federal, State or Local Laws shall be permitted on the premises, and it shall be the responsibility of the Lessee to enforce this provision. Lessee agrees to abide and be bound by the decision of the Lessor, or its representatives, should any questions arise under this paragraph.
7. No use of any tobacco products, alternative nicotine products or vapor products as defined in KRS 438.305 shall occur within the building or on school-owned property.
8. Lessee agrees to collect, where required by law, and to pay and deliver over to the proper governmental agency, any and all licenses, fees, permits, and taxes required to be issued or paid in connection with Lessee's use of said premises, sale of tickets, and performance(s), by any Federal, State, County, or Municipal law or regulation, all such collections and payments to be in addition to the rents herein provided, and to hold Lessor harmless therefrom, including any and all costs, penalties, interest, and expenses pertaining thereto.

**Agreement for Use of School Facilities**

9. Lessee hereby agrees that it will not sell or dispose of, or permit to be sold or disposed of, tickets in excess of the seating capacity.
10. No portion of any passageway or exitway shall be blocked or obstructed in any manner whatsoever, and no exit door or any exitway shall be locked, blocked or bolted while the facility is in use. Moreover, all designated exitways shall be maintained in such manner as to be visible at all times.
11. Lessee agrees not to bring onto the leased premises any materials, substances, equipment, or object which is likely to endanger the life of, or to cause bodily injury to, any persons on the premises or which is likely to constitute a hazard to property thereon without the prior approval of Lessor. Lessor shall have the right to refuse to allow any such materials, substances, equipment, or object to be brought onto said premises and further the right to require its immediate removal therefrom if found thereon. Lessee agrees that all of its property and the property of others brought in or near the premises shall be at the risk of Lessee and that Lessor shall not be liable to Lessee or others, for any loss or damage to any such property no matter how any such loss or damage may be caused.
12. Should Lessee present or allow the presentation of any composition, work, or material covered by copyright, Lessee shall furnish to Lessor, prior to any performance, evidence that is satisfactory to Lessor that any royalty or other charge had been paid. Lessee agrees to indemnify and save harmless the Lessor for any loss, damage, or expense arising from any claim or judgment of infringement of such copyright.
13. Lessor agrees to furnish Lessee the premises "as is", together with heat, water, light, and ventilation. Any services requested by Lessee to be performed by Lessor or its agents shall be charged to Lessee at the rates established to fully reimburse the Lessor for its costs.
14. Advertisements or solicitations of funds in or about the building are prohibited.
15. Lessee shall be responsible for any and all damage to the premises and to Lessor's property caused by the acts of Lessee or Lessee's agents, servants, employees, patrons, or guests, whether accidental or otherwise; and Lessee further agrees to leave the premises in the same condition as existed on the date that possession thereof commenced, and Lessee agrees to pay Lessor upon demand, such sums as shall be necessary to restore said premises to their present condition, ordinary use and wear thereof excepted.
16. Lessee acknowledges that the leased premises shall at all times be under the control of Lessor. Duly authorized representatives of Lessor may enter the premises at any time and on any occasion without restrictions whatsoever.

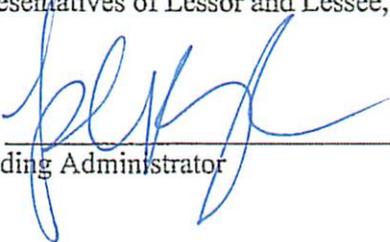
**Agreement for Use of School Facilities**

17. In the event the premises are destroyed or damaged by fire or other elements, or by civil commotion, or should any part of the premises be made impractical for use by any cause, Lessor may, at its discretion terminate and void this Agreement. If such termination occurs before the lease period begins, Lessor will refund to Lessee any deposit theretofore paid by Lessee after deducting from such deposit, any expense incurred to that time by Lessor in connection with this Agreement. In the event such termination occurs during the term of this lease, Lessee will pay to Lessor a prorated portion of the consideration plus any expenses incurred by Lessor to that time, in connection with this Agreement; and Lessor will refund any part of the consideration already paid by Lessee that exceeds such amount. In the event of termination, Lessee hereby waives any and all claims for damages or loss of profit, or other compensation which might arise out of such termination.
18. As an additional consideration for this Lease Agreement for use of the premises, Lessee agrees to provide comprehensive public liability insurance issued by a company licensed to do business in the Commonwealth of Kentucky insuring both Lessee and Lessor, with policy limits of \$1,000,000.00 combined single limit, including broad form comprehensive, general liability to insure against all claims or damages arising out the event that is the subject of this Agreement. Lessee agrees to deliver a certificate of insurance reflecting the coverage seven days before the date first mentioned above. The insurance hereby required to be maintained by the Lessee will be in full force and effective throughout this lease.
19. Notwithstanding any other provision of this Agreement, if Lessee violates any of the terms, conditions, or covenants provided herein, such violations shall work as a forfeiture of all monies previously paid to Lessor, the same to be treated as liquidated damages, and no portion shall be returned to Lessee. Lessor shall, in addition, be entitled to any other sums to which it may be entitled to under this Agreement. Upon any violation, Lessor shall also have the right to terminate this Agreement if it elects to do so.
20. Lessee agrees to indemnify and hold Lessor and each of its agents, employee, officers, directors, trustees and affiliates, in either their individual or official capacities, harmless against all loss and expense which may result in any way from any accident, injury or damage, either to person or property arising from the purpose of the lease set out herein or any other cause that arises from this Agreement, except as may result from willful or intentional misconduct of Lessor and its agents, employees, officers, directors, trustees and affiliates.
21. Lessee acknowledges that approval of this request does not signify District sponsorship, endorsement or approval of your organization or the activity.

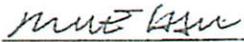
Agreement for Use of School Facilities

Lessee hereby full releases, discharges and absolves from liability, on behalf of itself and its assigns and successors, the following: the Woodford County Board of Education and each of their agents, employees, officers, directors, trustees, and affiliates, in either their individual or official capacities from any and all claims, agreements, contracts, covenants, actions, suits, causes of action, damages, costs, expenses, attorneys' fees, judgments, and liabilities of whatsoever kind of nature in law, equity, or otherwise whether now known or unknown, suspected or unsuspected, which Lessee may hold or which Lessee may hold or which Lessee may in the future hold as against the Woodford County Board of Education or the other persons or entities named above and which arise out of or may in any way be connected with this Agreement, except if such results from willful or intentional misconduct of Lessor and its agents, employees, officers, directors, trustees and affiliates.

IN WITNESS THEREOF, this Agreement has been executed by the duly authorized representatives of Lessor and Lessee, all as of the date first above written.

BY:   
Building Administrator

LESSOR:  
BY: \_\_\_\_\_  
For Woodford County Board of Education

LESSEE:  
BY:   
TITLE: 

Rental fees shall be as follows (minimum charge of two hours):

*Fees represent reimbursements, not personnel hourly pay. Personnel will be paid at hourly rate. At the recommendation of the Superintendent, the board may waive fees for part or all of the agreement.*

|   |  |
|---|--|
| Gymnasium/Cafeteria/Auditorium/Non-turf fields  | \$60.00/hour   |
| Classroom   | \$45.00/hour   |
| Specialty Classrooms (ex. CTE spaces/Library)   | \$50.00/Hour   |
| Custodian<br><i>Larger events might require more than one personnel.</i>  | \$30.00/hour/person  |
| Audio & Video Personnel<br><i>This is required if using school-owned technical equipment (sound, lighting, projector, or screen equipment) is requested by lessee. School equipment may only be used by lessee if A/V personnel is present. Larger events might require more than one personnel. Technology Director, or designee, approval required.</i> | \$30.00/hour/person  |
| Turf Fields   | \$80.00/hour   |
| Field Lights  | \$25.00/hour   |
| Classroom/Library Utilities   | \$45.00/hour   |
| Gym, Auditorium, Cafeteria Utilities  | \$60.00/hour   |
| Other items not listed  | Varies, as approved by the Superintendent or designee, listed on the agreement |
|   |  |
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Groups that rent the building on a continuous basis will pay a fee set by the Superintendent or designee.

Agreement for Use of School Facilities

AED NOTICE

Dear BSC,

The Woodford County School District is committed to providing students, staff, and visitors with a safe environment. Automated External Defibrillators (AED's) have been placed in the District's school Facilities. Cabinets are alarmed but not locked. The alarm will stop when the door is closed.

We have trained staff available during regular school/business hours. However, please be advised that trained staff **MAY NOT** be available to assist in the event of an emergency. If someone with your group is certified in CPR and the use of the AED, please feel free to utilize our defibrillator. We encourage everyone to participate in our community effort to be cardiac safe.

If a medical emergency event occurs, please be advised to call 911 immediately. If you use the AED, please contact the Coordinator of Student Services at 879-4600 ext. 2110, so that we may replace any materials used in the resuscitation effort.

We would encourage everyone to learn CPR and how to use the AED. It could be the difference between life and death. For information on classes scheduled for our area, please call the Bluegrass Chapter of the American Red Cross at 859-253-1331.

Sincerely,

Superintendent,  
Woodford County Schools

*I have read and understand the above.*

Signed: METHEL

Group: BLUEGRASS SOCIETY

Review/Revised:6/12/2023

**WOODFORD COUNTY BOARD OF EDUCATION  
AGENDA ITEM**

**ITEM #:**            **DATE:** February 3, 2026

**TOPIC/TITLE:** Contracts

**PRESENTER:** Dr. Josh Rayburn

**ORIGIN:**

- TOPIC PRESENTED FOR INFORMATION ONLY (No board action required.)
- ACTION REQUESTED AT THIS MEETING
- ITEM IS ON THE CONSENT AGENDA FOR APPROVAL
- ACTION REQUESTED AT FUTURE MEETING:            (DATE)
- BOARD REVIEW REQUIRED BY

- STATE OR FEDERAL LAW OR REGULATION
- BOARD OF EDUCATION POLICY
- OTHER:

**PREVIOUS REVIEW, DISCUSSION OR ACTION:**

- NO PREVIOUS BOARD REVIEW, DISCUSSION OR ACTION
- PREVIOUS REVIEW OR ACTION

- DATE:
- ACTION:

**BACKGROUND INFORMATION:**

Board approves all contracts for the district.

**SUMMARY OF MAJOR ELEMENTS:**

Approval for facilities rental agreements:

- Kentucky Fever AAU
- Versailles Baptist Church

**IMPACT ON RESOURCES:**

**TIMETABLE FOR FURTHER REVIEW OR ACTION:**

**SUPERINTENDENT'S RECOMMENDATION:**    **Recommended**                       **Not Recommended**

---

Agreement for Use of School Facilities

This Agreement, made and entered into this, the 30 day of January, 2026, by and between the WOODFORD COUNTY BOARD OF EDUCATION, hereinafter referred to as Lessor and Versailles Baptist Church. Hereinafter referred to as Lessee;

WITNESSETH:

It is mutually agreed by and between Lessor and Lessee as follows:

1. The Lessor hereby leases unto Lessee the following portions and no other of the premises known as the (building and locations) Southside - gym together with the usual entrances and exits for the following dates and times: Feb 1 6:15-8:00pm for the following purpose and no other: Youth event (games).
2. The Lessee agrees to pay Lessor in consideration for the use of the said facilities, the sum of \$ 60.- in addition to any other sums to be paid to Lessor pursuant to subsequent sections of this Agreement. The Lessee shall pay to Lessor, upon execution of this Agreement, a deposit in the amount of \$ 60.-. All remaining indebtedness shall be paid upon rendition of Lessor's invoice(s).
3. Neither the entire premises nor any part thereof may be sublet, nor may this Lease Agreement be assigned.
4. Lessor reserves the right to assign priorities among Lessees and to cancel this Lease Agreement with Lessee in favor of leasing the premises to another Lessee. If cancellation is made by Lessor, Lessee will be notified as soon as practicable and be refunded its deposit. Lessee hereby waives any and all claims for damages or loss of profit or other compensation which might arise out of such cancellation.
5. Lessee shall, and shall cause its servants, agents, employees, licensees, patrons, and guests, to abide by any rules and regulations adopted by Lessor for the use, occupancy and operation of said premises. Such rules and regulations may be changed from time to time.
6. No activities in violation of Federal, State or Local Laws shall be permitted on the premises, and it shall be the responsibility of the Lessee to enforce this provision. Lessee agrees to abide and be bound by the decision of the Lessor, or its representatives, should any questions arise under this paragraph.
7. No use of any tobacco products, alternative nicotine products or vapor products as defined in KRS 438.305 shall occur within the building or on school-owned property.
8. Lessee agrees to collect, where required by law, and to pay and deliver over to the proper governmental agency, any and all licenses, fees, permits, and taxes required to be issued or paid in connection with Lessee's use of said premises, sale of tickets, and performance(s), by any Federal, State, County, or Municipal law or regulation, all such collections and payments to be in addition to the rents herein provided, and to hold Lessor harmless therefrom, including any and all costs, penalties, interest, and expenses pertaining thereto.

**Agreement for Use of School Facilities**

9. Lessee hereby agrees that it will not sell or dispose of, or permit to be sold or disposed of, tickets in excess of the seating capacity.
10. No portion of any passageway or exitway shall be blocked or obstructed in any manner whatsoever, and no exit door or any exitway shall be locked, blocked or bolted while the facility is in use. Moreover, all designated exitways shall be maintained in such manner as to be visible at all times.
11. Lessee agrees not to bring onto the leased premises any materials, substances, equipment, or object which is likely to endanger the life of, or to cause bodily injury to, any persons on the premises or which is likely to constitute a hazard to property thereon without the prior approval of Lessor. Lessor shall have the right to refuse to allow any such materials, substances, equipment, or object to be brought onto said premises and further the right to require its immediate removal therefrom if found thereon. Lessee agrees that all of its property and the property of others brought in or near the premises shall be at the risk of Lessee and that Lessor shall not be liable to Lessee or others, for any loss or damage to any such property no matter how any such loss or damage may be caused.
12. Should Lessee present or allow the presentation of any composition, work, or material covered by copyright, Lessee shall furnish to Lessor, prior to any performance, evidence that is satisfactory to Lessor that any royalty or other charge had been paid. Lessee agrees to indemnify and save harmless the Lessor for any loss, damage, or expense arising from any claim or judgment of infringement of such copyright.
13. Lessor agrees to furnish Lessee the premises "as is", together with heat, water, light, and ventilation. Any services requested by Lessee to be performed by Lessor or its agents shall be charged to Lessee at the rates established to fully reimburse the Lessor for its costs.
14. Advertisements or solicitations of funds in or about the building are prohibited.
15. Lessee shall be responsible for any and all damage to the premises and to Lessor's property caused by the acts of Lessee or Lessee's agents, servants, employees, patrons, or guests, whether accidental or otherwise; and Lessee further agrees to leave the premises in the same condition as existed on the date that possession thereof commenced, and Lessee agrees to pay Lessor upon demand, such sums as shall be necessary to restore said premises to their present condition, ordinary use and wear thereof excepted.
16. Lessee acknowledges that the leased premises shall at all times be under the control of Lessor. Duly authorized representatives of Lessor may enter the premises at any time and on any occasion without restrictions whatsoever.

**Agreement for Use of School Facilities**

17. In the event the premises are destroyed or damaged by fire or other elements, or by civil commotion, or should any part of the premises be made impractical for use by any cause, Lessor may, at its discretion terminate and void this Agreement. If such termination occurs before the lease period begins, Lessor will refund to Lessee any deposit theretofore paid by Lessee after deducting from such deposit, any expense incurred to that time by Lessor in connection with this Agreement. In the event such termination occurs during the term of this lease, Lessee will pay to Lessor a prorated portion of the consideration plus any expenses incurred by Lessor to that time, in connection with this Agreement; and Lessor will refund any part of the consideration already paid by Lessee that exceeds such amount. In the event of termination, Lessee hereby waives any and all claims for damages or loss of profit, or other compensation which might arise out of such termination.
18. As an additional consideration for this Lease Agreement for use of the premises, Lessee agrees to provide comprehensive public liability insurance issued by a company licensed to do business in the Commonwealth of Kentucky insuring both Lessee and Lessor, with policy limits of \$1,000,000.00 combined single limit, including broad form comprehensive general liability to insure against all claims or damages arising out the event that is the subject of this Agreement. Lessee agrees to deliver a certificate of insurance reflecting the coverage seven days before the date first mentioned above. The insurance hereby required to be maintained by the Lessee will be in full force and effective throughout this lease.
19. Notwithstanding any other provision of this Agreement, if Lessee violates any of the terms, conditions, or covenants provided herein, such violations shall work as a forfeiture of all monies previously paid to Lessor, the same to be treated as liquidated damages, and no portion shall be returned to Lessee. Lessor shall, in addition, be entitled to any other sums to which it may be entitled to under this Agreement. Upon any violation, Lessor shall also have the right to terminate this Agreement if it elects to do so.
20. Lessee agrees to indemnify and hold Lessor and each of its agents, employee, officers, directors, trustees and affiliates, in either their individual or official capacities, harmless against all loss and expense which may result in any way from any accident, injury or damage, either to person or property arising from the purpose of the lease set out herein or any other cause that arises from this Agreement, except as may result from willful or intentional misconduct of Lessor and its agents, employees, officers, directors, trustees and affiliates.
21. Lessee acknowledges that approval of this request does not signify District sponsorship, endorsement or approval of your organization or the activity.

**Agreement for Use of School Facilities**

Lessee hereby full releases, discharges and absolves from liability, on behalf of itself and its assigns and successors, the following: the Woodford County Board of Education and each of their agents, employees, officers, directors, trustees, and affiliates, in either their individual or official capacities from any and all claims, agreements, contracts, covenants, actions, suits, causes of action, damages, costs, expenses, attorneys' fees, judgments, and liabilities of whatsoever kind of nature in law, equity, or otherwise whether now known or unknown, suspected or unsuspected, which Lessee may hold or which Lessee may hold or which Lessee may in the future hold as against the Woodford County Board of Education or the other persons or entities named above and which arise out of or may in any way be connected with this Agreement, except if such results from willful or intentional misconduct of Lessor and its agents, employees, officers, directors, trustees and affiliates.

IN WITNESS THEREOF, this Agreement has been executed by the duly authorized representatives of Lessor and Lessee, all as of the date first above written.

BY: *ER Samples*  
Building Administrator

LESSOR:

BY: \_\_\_\_\_  
For Woodford County Board of Education

LESSEE:

BY: *Emily Higgins*  
TITLE: *Office Manager*

Rental fees shall be as follows (minimum charge of two hours):

*Fees represent reimbursements, not personnel hourly pay. Personnel will be paid at hourly rate. At the recommendation of the Superintendent, the board may waive fees for part or all of the agreement.*

|   |  |
|---|--|
| Gymnasium/Cafeteria/Auditorium/Non-turf fields  | \$60.00/hour   |
| Classroom   | \$45.00/hour   |
| Specialty Classrooms (ex. CTE spaces/Library)   | \$50.00/Hour   |
| Custodian<br><i>Larger events might require more than one personnel.</i>  | \$30.00/hour/person  |
| Audio & Video Personnel<br><i>This is required if using school-owned technical equipment (sound, lighting, projector, or screen equipment) is requested by lessee. School equipment may only be used by lessee if A/V personnel is present. Larger events might require more than one personnel. Technology Director, or designee, approval required.</i> | \$30.00/hour/person  |
| Turf Fields   | \$80.00/hour   |
| Field Lights  | \$25.00/hour   |
| Classroom/Library Utilities   | \$45.00/hour   |
| Gym, Auditorium, Cafeteria Utilities  | \$60.00/hour   |
| Other items not listed  | Varies, as approved by the Superintendent or designee, listed on the agreement |
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Groups that rent the building on a continuous basis will pay a fee set by the Superintendent or designee.

Agreement for Use of School Facilities

AED NOTICE

Dear Versailles Baptist Church

The Woodford County School District is committed to providing students, staff, and visitors with a safe environment. Automated External Defibrillators (AED's) have been placed in the District's school Facilities. Cabinets are alarmed but not locked. The alarm will stop when the door is closed.

We have trained staff available during regular school/business hours. However, please be advised that trained staff **MAY NOT** be available to assist in the event of an emergency. If someone with your group is certified in CPR and the use of the AED, please feel free to utilize our defibrillator. We encourage everyone to participate in our community effort to be cardiac safe.

If a medical emergency event occurs, please be advised to call 911 immediately. If you use the AED, please contact the Coordinator of Student Services at 879-4600 ext. 2110, so that we may replace any materials used in the resuscitation effort.

We would encourage everyone to learn CPR and how to use the AED. It could be the difference between life and death. For information on classes scheduled for our area, please call the Bluegrass Chapter of the American Red Cross at 859-253-1331.

Sincerely,

Superintendent,  
Woodford County Schools

*I have read and understand the above.*

Signed: *Emily Magruder*

Group: Versailles Baptist Church

Review/Revised: 6/12/2023



# CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)

1/30/2026

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

**IMPORTANT:** If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

|  |   |                       |
|--|---|-----------------------|
| <b>PRODUCER</b><br>Gold Chip Insurance Marketing, LLC<br>30 Avenue of Champions<br>Nicholasville, KY 40356 | <b>CONTACT NAME:</b> Paige Turner<br><b>PHONE (A/C, No, Ext):</b> 859-223-3761<br><b>E-MAIL ADDRESS:</b> paige.turner@goldchipinsurance.com | <b>FAX (A/C, No):</b> |
|  | <b>INSURER(S) AFFORDING COVERAGE</b>  |                       |
| <b>INSURED</b><br>Versailles Baptist Church<br>125 E Green St<br>Versailles, KY 40383                      | <b>INSURER A:</b> Brotherhood Mutual Insurance Co. NAIC # 13528   |                       |
|  | <b>INSURER B:</b>   |                       |
|  | <b>INSURER C:</b>   |                       |
|  | <b>INSURER D:</b>   |                       |
|  | <b>INSURER E:</b>   |                       |
|  | <b>INSURER F:</b>   |                       |

**COVERAGES**                      **CERTIFICATE NUMBER:**                      **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

| INSR LTR | TYPE OF INSURANCE   | ADDITIONAL SUBROGATION WAIVED | POLICY NUMBER | POLICY EFF (MM/DD/YYYY) | POLICY EXP (MM/DD/YYYY) | LIMITS  |
|----------|---|-------------------------------|---------------|-------------------------|-------------------------|---|
| A        | <b>COMMERCIAL GENERAL LIABILITY</b><br><input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR<br><br>GEN'L AGGREGATE LIMIT APPLIES PER:<br><input checked="" type="checkbox"/> POLICY <input type="checkbox"/> PROJECT <input type="checkbox"/> LOC<br>OTHER: | X                             | 16M406294     | 11/08/2025              | 11/08/2026              | EACH OCCURRENCE \$ 1000000  |
|          | <input type="checkbox"/> ANY AUTO<br><input type="checkbox"/> ALL OWNED AUTOS<br><input type="checkbox"/> HIRED AUTOS<br><input type="checkbox"/> SCHEDULED AUTOS<br><input type="checkbox"/> NON-OWNED AUTOS   |                               |               |                         |                         | DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 300000<br>MED EXP (Any one person) \$ 10000<br>PERSONAL & ADV INJURY \$ 1000000<br>GENERAL AGGREGATE \$ 3000000<br>PRODUCTS - COMP/OP AGG \$ 3000000 |
|          | <b>UMBRELLA LIAB</b> <input type="checkbox"/> OCCUR<br><b>EXCESS LIAB</b> <input type="checkbox"/> CLAIMS-MADE<br>DED \$      RETENTION \$  |                               |               |                         |                         | EACH OCCURRENCE \$<br>AGGREGATE \$  |
|          | <b>WORKERS COMPENSATION AND EMPLOYERS' LIABILITY</b><br>ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH)<br>If yes, describe under DESCRIPTION OF OPERATIONS below   | Y/N                           | N/A           |                         |                         | PER STATUTE      OTH-ER<br>E.L. EACH ACCIDENT \$<br>E.L. DISEASE - EA EMPLOYEE \$<br>E.L. DISEASE - POLICY LIMIT \$   |

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

In accordance with the additional insureds provision endorsed to the policy in the Liability and Medical Coverage form (BGL-11) the certificate holder listed below is named as an additional insured on policy listed above.

|   |   |
|---|---|
| <b>CERTIFICATE HOLDER</b><br>Southside Elementary<br>1300 Troy Pike<br>Versailles, KY 40383 | <b>CANCELLATION</b><br>SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.<br><br>AUTHORIZED REPRESENTATIVE<br> |
|---|---|

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Agreement for Use of School Facilities

This Agreement, made and entered into this, the 30<sup>th</sup> day of JANUARY, 2026, by and between the WOODFORD COUNTY BOARD OF EDUCATION, hereinafter referred to as Lessor and KENTUCKY FEVER AAU. Hereinafter referred to as Lessee;

## WITNESSETH:

It is mutually agreed by and between Lessor and Lessee as follows:

1. The Lessor hereby leases unto Lessee the following portions and no other of the premises known as the (building and locations) GYM together with the usual entrances and exits for the following dates and times: SUNDAY EVENINGS 4PM-6PM for the following purpose and no other: BASKETBALL PRACTICE AND TRAINING.
2. The Lessee agrees to pay Lessor in consideration for the use of the said facilities, the sum of \$ 60/hr in addition to any other sums to be paid to Lessor pursuant to subsequent sections of this Agreement. The Lessee shall pay to Lessor, upon execution of this Agreement, a deposit in the amount of \$ \_\_\_\_\_. All remaining indebtedness shall be paid upon rendition of Lessor's invoice(s).
3. Neither the entire premises nor any part thereof may be sublet, nor may this Lease Agreement be assigned.
4. Lessor reserves the right to assign priorities among Lessees and to cancel this Lease Agreement with Lessee in favor of leasing the premises to another Lessee. If cancellation is made by Lessor, Lessee will be notified as soon as practicable and be refunded its deposit. Lessee hereby waives any and all claims for damages or loss of profit or other compensation which might arise out of such cancellation.
5. Lessee shall, and shall cause its servants, agents, employees, licensees, patrons, and guests, to abide by any rules and regulations adopted by Lessor for the use, occupancy and operation of said premises. Such rules and regulations may be changed from time to time.
6. No activities in violation of Federal, State or Local Laws shall be permitted on the premises, and it shall be the responsibility of the Lessee to enforce this provision. Lessee agrees to abide and be bound by the decision of the Lessor, or its representatives, should any questions arise under this paragraph.
7. No use of any tobacco products, alternative nicotine products or vapor products as defined in KRS 438.305 shall occur within the building or on school-owned property.
8. Lessee agrees to collect, where required by law, and to pay and deliver over to the proper governmental agency, any and all licenses, fees, permits, and taxes required to be issued or paid in connection with Lessee's use of said premises, sale of tickets, and performance(s), by any Federal, State, County, or Municipal law or regulation, all such collections and payments to be in addition to the rents herein provided, and to hold Lessor harmless therefrom, including any and all costs, penalties, interest, and expenses pertaining thereto.

**Agreement for Use of School Facilities**

9. Lessee hereby agrees that it will not sell or dispose of, or permit to be sold or disposed of, tickets in excess of the seating capacity.
10. No portion of any passageway or exitway shall be blocked or obstructed in any manner whatsoever, and no exit door or any exitway shall be locked, blocked or bolted while the facility is in use. Moreover, all designated exitways shall be maintained in such manner as to be visible at all times.
11. Lessee agrees not to bring onto the leased premises any materials, substances, equipment, or object which is likely to endanger the life of, or to cause bodily injury to, any persons on the premises or which is likely to constitute a hazard to property thereon without the prior approval of Lessor. Lessor shall have the right to refuse to allow any such materials, substances, equipment, or object to be brought onto said premises and further the right to require its immediate removal therefrom if found thereon. Lessee agrees that all of its property and the property of others brought in or near the premises shall be at the risk of Lessee and that Lessor shall not be liable to Lessee or others, for any loss or damage to any such property no matter how any such loss or damage may be caused.
12. Should Lessee present or allow the presentation of any composition, work, or material covered by copyright, Lessee shall furnish to Lessor, prior to any performance, evidence that is satisfactory to Lessor that any royalty or other charge had been paid. Lessee agrees to indemnify and save harmless the Lessor for any loss, damage, or expense arising from any claim or judgment of infringement of such copyright.
13. Lessor agrees to furnish Lessee the premises "as is", together with heat, water, light, and ventilation. Any services requested by Lessee to be performed by Lessor or its agents shall be charged to Lessee at the rates established to fully reimburse the Lessor for its costs.
14. Advertisements or solicitations of funds in or about the building are prohibited.
15. Lessee shall be responsible for any and all damage to the premises and to Lessor's property caused by the acts of Lessee or Lessee's agents, servants, employees, patrons, or guests, whether accidental or otherwise; and Lessee further agrees to leave the premises in the same condition as existed on the date that possession thereof commenced, and Lessee agrees to pay Lessor upon demand, such sums as shall be necessary to restore said premises to their present condition, ordinary use and wear thereof excepted.
16. Lessee acknowledges that the leased premises shall at all times be under the control of Lessor. Duly authorized representatives of Lessor may enter the premises at any time and on any occasion without restrictions whatsoever.

**Agreement for Use of School Facilities**

17. In the event the premises are destroyed or damaged by fire or other elements, or by civil commotion, or should any part of the premises be made impractical for use by any cause, Lessor may, at its discretion terminate and void this Agreement. If such termination occurs before the lease period begins, Lessor will refund to Lessee any deposit theretofore paid by Lessee after deducting from such deposit, any expense incurred to that time by Lessor in connection with this Agreement. In the event such termination occurs during the term of this lease, Lessee will pay to Lessor a prorated portion of the consideration plus any expenses incurred by Lessor to that time, in connection with this Agreement; and Lessor will refund any part of the consideration already paid by Lessee that exceeds such amount. In the event of termination, Lessee hereby waives any and all claims for damages or loss of profit, or other compensation which might arise out of such termination.
18. As an additional consideration for this Lease Agreement for use of the premises, Lessee agrees to provide comprehensive public liability insurance issued by a company licensed to do business in the Commonwealth of Kentucky insuring both Lessee and Lessor, with policy limits of \$1,000,000.00 combined single limit, including broad form comprehensive general liability to insure against all claims or damages arising out the event that is the subject of this Agreement. Lessee agrees to deliver a certificate of insurance reflecting the coverage seven days before the date first mentioned above. The insurance hereby required to be maintained by the Lessee will be in full force and effective throughout this lease.
19. Notwithstanding any other provision of this Agreement, if Lessee violates any of the terms, conditions, or covenants provided herein, such violations shall work as a forfeiture of all monies previously paid to Lessor, the same to be treated as liquidated damages, and no portion shall be returned to Lessee. Lessor shall, in addition, be entitled to any other sums to which it may be entitled to under this Agreement. Upon any violation, Lessor shall also have the right to terminate this Agreement if it elects to do so.
20. Lessee agrees to indemnify and hold Lessor and each of its agents, employee, officers, directors, trustees and affiliates, in either their individual or official capacities, harmless against all loss and expense which may result in any way from any accident, injury or damage, either to person or property arising from the purpose of the lease set out herein or any other cause that arises from this Agreement, except as may result from willful or intentional misconduct of Lessor and its agents, employees, officers, directors, trustees and affiliates.
21. Lessee acknowledges that approval of this request does not signify District sponsorship, endorsement or approval of your organization or the activity.

Agreement for Use of School Facilities

Lessee hereby full releases, discharges and absolves from liability, on behalf of itself and its assigns and successors, the following: the Woodford County Board of Education and each of their agents, employees, officers, directors, trustees, and affiliates, in either their individual or official capacities from any and all claims, agreements, contracts, covenants, actions, suits, causes of action, damages, costs, expenses, attorneys' fees, judgments, and liabilities of whatsoever kind of nature in law, equity, or otherwise whether now known or unknown, suspected or unsuspected, which Lessee may hold or which Lessee may hold or which Lessee may in the future hold as against the Woodford County Board of Education or the other persons or entities named above and which arise out of or may in any way be connected with this Agreement, except if such results from willful or intentional misconduct of Lessor and its agents, employees, officers, directors, trustees and affiliates.

IN WITNESS THEREOF, this Agreement has been executed by the duly authorized representatives of Lessor and Lessee, all as of the date first above written.

BY:   
Building Administrator

LESSOR:

BY: \_\_\_\_\_  
For Woodford County Board of Education

LESSEE:

BY: MIKE HALL  
TITLE: MEMBER

Rental fees shall be as follows. (minimum charge of two hours):

*Fees represent reimbursements, not personnel hourly pay. Personnel will be paid at hourly rate. At the recommendation of the Superintendent, the board may waive fees for part or all of the agreement.*

|   |  |
|---|--|
| Gymnasium/Cafeteria/Auditorium/Non-turf fields  | \$60.00/hour   |
| Classroom   | \$45.00/hour   |
| Specialty Classrooms (ex. CTE spaces/Library)   | \$50.00/Hour   |
| Custodian<br><i>Larger events might require more than one personnel.</i>  | \$30.00/hour/person  |
| Audio & Video Personnel<br><i>This is required if using school-owned technical equipment (sound, lighting, projector, or screen equipment) is requested by lessee. School equipment may only be used by lessee if A/V personnel is present. Larger events might require more than one personnel. Technology Director, or designee, approval required.</i> | \$30.00/hour/person  |
| Turf Fields   | \$80.00/hour   |
| Field Lights  | \$25.00/hour   |
| Classroom/Library Utilities   | \$45.00/hour   |
| Gym, Auditorium, Cafeteria Utilities  | \$60.00/hour   |
| Other items not listed  | Varies, as approved by the Superintendent or designee, listed on the agreement |
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Groups that rent the building on a continuous basis will pay a fee set by the Superintendent or designee.

Agreement for Use of School Facilities

AED NOTICE

Dear \_\_\_\_\_,

The Woodford County School District is committed to providing students, staff, and visitors with a safe environment. Automated External Defibrillators (AED's) have been placed in the District's school facilities. Cabinets are alarmed but not locked. The alarm will stop when the door is closed.

We have trained staff available during regular school/business hours. However, please be advised that trained staff ***MAY NOT*** be available to assist in the event of an emergency. If someone with your group is certified in CPR and the use of the AED, please feel free to utilize our defibrillator. We encourage everyone to participate in our community effort to be cardiac safe.

If a medical emergency event occurs, please be advised to call 911 immediately. If you use the AED, please contact the Coordinator of Student Services at 879-4600 ext. 2110, so that we may replace any materials used in the resuscitation effort.

We would encourage everyone to learn CPR and how to use the AED. It could be the difference between life and death. For information on classes scheduled for our area, please call the Bluegrass Chapter of the American Red Cross at 859-253-1331.

Sincerely,

Superintendent,  
Woodford County Schools

*I have read and understand the above.*

Signed: MIKE HALL

Group: KENTUCKY FEVER AAU

Review/Revised:6/12/2023

**VERIFICATION OF INSURANCE  
FOR THE AMATEUR ATHLETIC UNION OF THE U.S., INC. AND ITS MEMBER CLUBS**

**GENERAL INFORMATION** This document verifies insurance coverage for the Amateur Athletic Union of the United States, Inc. Member clubs have coverage as shown below from the date of enrollment and acceptance to the AAU. Expiration date is August 31st annually.

**COVERAGE DATES:**  
10/14/2025 - 8/31/2026

This verification is issued as a matter of information only and confers no rights. This verification does not affirmatively or negatively amend, extend or alter the coverage afforded by the policies below. This verification of insurance does not constitute a contract between the issuing insurer(s) authorized representative or producer.

|  |   |   |
|--|---|---|
| <b>PRODUCER</b><br>Fov Insurance a division<br>World Insurance<br>64 Portsmouth Ave<br>Exeter NH 03183 | <b>INSURED</b><br>Amateur Athletic Union of the U.S., Inc.<br>Walt Disney World Resort<br>P.O. Box 100002269<br>Lake Buena Vista, FL 32816-1000<br>(407) 934-7200 | <b>MEMBER CLUB INSURED</b> <b>CLUB CODE: UA55BXZ3E</b><br>KY Fever<br>381 Glendogies Way<br>Versailles, KY, 40383<br>10/14/2025 01:55:30 AM |
|--|---|---|

**INSURER(S) AFFORDING COVERAGE**

Company A United State Fire Insurance Company NAR # 21117  
Company B Everest National Insurance Company NAR # J0120  
Company C HCN Global Specialty SF NAR # AA-140001

\*If or has taken. INSR CLR refers to Company A, B or C

**COVERAGES** - This is to certify that the policy(ies) of insurance listed below have been issued by the insured named above for the policy period indicated. Notwithstanding any requirement, term, or condition of any contract or other document with respect to which this certificate may be issued or may pertain, the insurance afforded by the policy(ies) described herein is subject to all the terms, conditions, and coverages of such policy(ies). Items shown may have been reduced by paid claims.

| INSR LTR | TYPE OF INSURANCE    | POLICY NUMBER  | COVERAGE EFF. DATE (MM/DD/YYYY) | COVERAGE EXP. DATE (MM/DD/YYYY) | COVERAGES   | LIMITS   |
|----------|----------------------|----------------|---------------------------------|---------------------------------|---|--|
| A        | Participant Accident | 151182736      | 10/14/2025 12:01 AM             | 01/30/26 12:01 AM               | Accident Medical<br>Accidental Death and Dismemberment  | 100,000<br>20,000  |
| B        | Excess Liability     | GCN0012707-251 | 10/14/2025 12:01 AM             | 01/30/26 12:01 AM               | Each Occurrence<br>Policy Aggregate   | 1,000,000<br>1,000,000   |
| C        | Excess Liability     | 24051244       | 01/14/2025 12:01 AM             | 01/30/26 12:01 AM               | Each Occurrence<br>Policy Aggregate   | 1,000,000<br>1,000,000   |
| B        | General Liability    | GCN0012693-251 | 10/14/2025 12:01 AM             | 01/30/26 12:01 AM               | Each Occurrence Limit<br>General Aggregate Limit<br>Participant Legal Liability<br>Personal and Advertising Injury Limit<br>Products-Completed Operations Aggregate<br>Fire Damage to premises Rented to<br>Policy Aggregate Cap<br>Medical Expenses Limit (Any One Person)<br>Sexual Abuse Liability<br>Sexual Abuse Aggregate | 1,000,000<br>1,000,000<br>1,000,000<br>1,000,000<br>1,000,000<br>20,000,000<br>5,000<br>1,000,000<br>2,000,000 |

**ADDITIONAL INFORMATION / RESTRICTIONS / SPECIAL ITEMS**

For said club to have coverage, all membership requirements in the AAU must be met

For said club to have Extended Coverage (AB) program, all membership requirements in the AAU AB program must be met

**CANCELLATION** - Should any of the above described policies be cancelled before the expiration date thereof, notice will be delivered in accordance with the policy provisions. But, failure to mail such notices shall impose no obligation for liability of any kind upon the insurer, its agents or representatives.

**REVOCATION OF MEMBERSHIP** - will result in cancellation of coverage.

Authorized Representative \_\_\_\_\_ Verification No. UA55BXZ3E 1

**Agreement for Use of School Facilities**

This Agreement, made and entered into this, the 13 day of February, 2026, by and between the WOODFORD COUNTY BOARD OF EDUCATION, hereinafter referred to as Lessor and Woodford County Extension. Hereinafter referred to as Lessee;

WITNESSETH:

It is mutually agreed by and between Lessor and Lessee as follows:

1. The Lessor hereby leases unto Lessee the following portions and no other of the premises known as the (building and locations) SOUTHSIDE ELEMENTARY together with the usual entrances and exits for the following dates and times: 3/30/26 - 4/1/26 2:45pm-5:45 for the following purpose and no other: AFTER SCHOOL SEWING.
2. The Lessee agrees to pay Lessor in consideration for the use of the said facilities, the sum of \$ 0 in addition to any other sums to be paid to Lessor pursuant to subsequent sections of this Agreement. The Lessee shall pay to Lessor, upon execution of this Agreement, a deposit in the amount of \$ 0. All remaining indebtedness shall be paid upon rendition of Lessor's invoice(s).
3. Neither the entire premises nor any part thereof may be sublet, nor may this Lease Agreement be assigned.
4. Lessor reserves the right to assign priorities among Lessees and to cancel this Lease Agreement with Lessee in favor of leasing the premises to another Lessee. If cancellation is made by Lessor, Lessee will be notified as soon as practicable and be refunded its deposit. Lessee hereby waives any and all claims for damages or loss of profit or other compensation which might arise out of such cancellation.
5. Lessee shall, and shall cause its servants, agents, employees, licensees, patrons, and guests, to abide by any rules and regulations adopted by Lessor for the use, occupancy and operation of said premises. Such rules and regulations may be changed from time to time.
6. No activities in violation of Federal, State or Local Laws shall be permitted on the premises, and it shall be the responsibility of the Lessee to enforce this provision. Lessee agrees to abide and be bound by the decision of the Lessor, or its representatives, should any questions arise under this paragraph.
7. No use of any tobacco products, alternative nicotine products or vapor products as defined in KRS 438.305 shall occur within the building or on school-owned property.
8. Lessee agrees to collect, where required by law, and to pay and deliver over to the proper governmental agency, any and all licenses, fees, permits, and taxes required to be issued or paid in connection with Lessee's use of said premises, sale of tickets, and performance(s), by any Federal, State, County, or Municipal law or regulation, all such collections and payments to be in addition to the rents herein provided, and to hold Lessor harmless therefrom, including any and all costs, penalties, interest, and expenses pertaining thereto.

**Agreement for Use of School Facilities**

9. Lessee hereby agrees that it will not sell or dispose of, or permit to be sold or disposed of, tickets in excess of the seating capacity.
10. No portion of any passageway or exitway shall be blocked or obstructed in any manner whatsoever, and no exit door or any exitway shall be locked, blocked or bolted while the facility is in use. Moreover, all designated exitways shall be maintained in such manner as to be visible at all times.
11. Lessee agrees not to bring onto the leased premises any materials, substances, equipment, or object which is likely to endanger the life of, or to cause bodily injury to, any persons on the premises or which is likely to constitute a hazard to property thereon without the prior approval of Lessor. Lessor shall have the right to refuse to allow any such materials, substances, equipment, or object to be brought onto said premises and further the right to require its immediate removal therefrom if found thereon. Lessee agrees that all of its property and the property of others brought in or near the premises shall be at the risk of Lessee and that Lessor shall not be liable to Lessee or others, for any loss or damage to any such property no matter how any such loss or damage may be caused.
12. Should Lessee present or allow the presentation of any composition, work, or material covered by copyright, Lessee shall furnish to Lessor, prior to any performance, evidence that is satisfactory to Lessor that any royalty or other charge had been paid. Lessee agrees to indemnify and save harmless the Lessor for any loss, damage, or expense arising from any claim or judgment of infringement of such copyright.
13. Lessor agrees to furnish Lessee the premises "as is", together with heat, water, light, and ventilation. Any services requested by Lessee to be performed by Lessor or its agents shall be charged to Lessee at the rates established to fully reimburse the Lessor for its costs.
14. Advertisements or solicitations of funds in or about the building are prohibited.
15. Lessee shall be responsible for any and all damage to the premises and to Lessor's property caused by the acts of Lessee or Lessee's agents, servants, employees, patrons, or guests, whether accidental or otherwise; and Lessee further agrees to leave the premises in the same condition as existed on the date that possession thereof commenced, and Lessee agrees to pay Lessor upon demand, such sums as shall be necessary to restore said premises to their present condition, ordinary use and wear thereof excepted.
16. Lessee acknowledges that the leased premises shall at all times be under the control of Lessor. Duly authorized representatives of Lessor may enter the premises at any time and on any occasion without restrictions whatsoever.

**Agreement for Use of School Facilities**

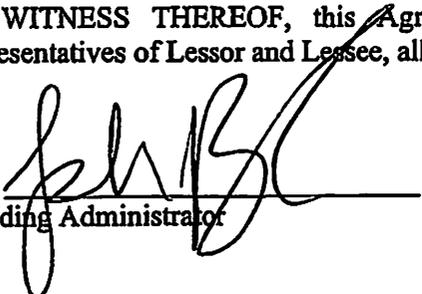
17. In the event the premises are destroyed or damaged by fire or other elements, or by civil commotion, or should any part of the premises be made impractical for use by any cause, Lessor may, at its discretion terminate and void this Agreement. If such termination occurs before the lease period begins, Lessor will refund to Lessee any deposit theretofore paid by Lessee after deducting from such deposit, any expense incurred to that time by Lessor in connection with this Agreement. In the event such termination occurs during the term of this lease, Lessee will pay to Lessor a prorated portion of the consideration plus any expenses incurred by Lessor to that time, in connection with this Agreement; and Lessor will refund any part of the consideration already paid by Lessee that exceeds such amount. In the event of termination, Lessee hereby waives any and all claims for damages or loss of profit, or other compensation which might arise out of such termination.
18. As an additional consideration for this Lease Agreement for use of the premises, Lessee agrees to provide comprehensive public liability insurance issued by a company licensed to do business in the Commonwealth of Kentucky insuring both Lessee and Lessor, with policy limits of \$1,000,000.00 combined single limit, including broad form comprehensive general liability to insure against all claims or damages arising out the event that is the subject of this Agreement. Lessee agrees to deliver a certificate of insurance reflecting the coverage seven days before the date first mentioned above. The insurance hereby required to be maintained by the Lessee will be in full force and effective throughout this lease.
19. Notwithstanding any other provision of this Agreement, if Lessee violates any of the terms, conditions, or covenants provided herein, such violations shall work as a forfeiture of all monies previously paid to Lessor, the same to be treated as liquidated damages, and no portion shall be returned to Lessee. Lessor shall, in addition, be entitled to any other sums to which it may be entitled to under this Agreement. Upon any violation, Lessor shall also have the right to terminate this Agreement if it elects to do so.
20. Lessee agrees to indemnify and hold Lessor and each of its agents, employee, officers, directors, trustees and affiliates, in either their individual or official capacities, harmless against all loss and expense which may result in any way from any accident, injury or damage, either to person or property arising from the purpose of the lease set out herein or any other cause that arises from this Agreement, except as may result from willful or intentional misconduct of Lessor and its agents, employees, officers, directors, trustees and affiliates.
21. Lessee acknowledges that approval of this request does not signify District sponsorship, endorsement or approval of your organization or the activity.

**Agreement for Use of School Facilities**

Lessee hereby full releases, discharges and absolves from liability, on behalf of itself and its assigns and successors, the following: the Woodford County Board of Education and each of their agents, employees, officers, directors, trustees, and affiliates, in either their individual or official capacities from any and all claims, agreements, contracts, covenants, actions, suits, causes of action, damages, costs, expenses, attorneys' fees, judgments, and liabilities of whatsoever kind of nature in law, equity, or otherwise whether now known or unknown, suspected or unsuspected, which Lessee may hold or which Lessee may hold or which Lessee may in the future hold as against the Woodford County Board of Education or the other persons or entities named above and which arise out of or may in any way be connected with this Agreement, except if such results from willful or intentional misconduct of Lessor and its agents, employees, officers, directors, trustees and affiliates.

IN WITNESS THEREOF, this Agreement has been executed by the duly authorized representatives of Lessor and Lessee, all as of the date first above written.

BY: \_\_\_\_\_  
Building Administrator



LESSOR:

BY: \_\_\_\_\_  
For Woodford County Board of Education

LESSEE:

BY: Andrew Padgett  
TITLE: PROGRAM ASSISTANT

Rental fees shall be as follows (minimum charge of two hours):

*Fees represent reimbursements, not personnel hourly pay. Personnel will be paid at hourly rate. At the recommendation of the Superintendent, the board may waive fees for part or all of the agreement.*

|   |  |
|---|--|
| Gymnasium/Cafeteria/Auditorium/Non-turf fields  | \$60.00/hour   |
| Classroom   | \$45.00/hour   |
| Specialty Classrooms (ex. CTE spaces/Library)   | \$50.00/Hour   |
| Custodian<br><i>Larger events might require more than one personnel.</i>  | \$30.00/hour/person  |
| Audio & Video Personnel<br><i>This is required if using school-owned technical equipment (sound, lighting, projector, or screen equipment) is requested by lessee. School equipment may only be used by lessee if A/V personnel is present. Larger events might require more than one personnel. Technology Director, or designee, approval required.</i> | \$30.00/hour/person  |
| Turf Fields   | \$80.00/hour   |
| Field Lights  | \$25.00/hour   |
| Classroom/Library Utilities   | \$45.00/hour   |
| Gym, Auditorium, Cafeteria Utilities  | \$60.00/hour   |
| Other items not listed  | Varies, as approved by the Superintendent or designee, listed on the agreement |
|   |  |
|   |  |
|   |  |
|   |  |
|   |  |
|   |  |
|   |  |
|   |  |

Groups that rent the building on a continuous basis will pay a fee set by the Superintendent or designee.

**Agreement for Use of School Facilities**

**AED NOTICE**

Dear \_\_\_\_\_,

The Woodford County School District is committed to providing students, staff, and visitors with a safe environment. Automated External Defibrillators (AED's) have been placed in the District's school facilities. Cabinets are alarmed but not locked. The alarm will stop when the door is closed.

We have trained staff available during regular school/business hours. However, please be advised that trained staff ***MAY NOT*** be available to assist in the event of an emergency. If someone with your group is certified in CPR and the use of the AED, please feel free to utilize our defibrillator. We encourage everyone to participate in our community effort to be cardiac safe.

If a medical emergency event occurs, please be advised to call 911 immediately. If you use the AED, please contact the Coordinator of Student Services at 879-4600 ext. 2110, so that we may replace any materials used in the resuscitation effort.

We would encourage everyone to learn CPR and how to use the AED. It could be the difference between life and death. For information on classes scheduled for our area, please call the Bluegrass Chapter of the American Red Cross at 859-253-1331.

Sincerely,

Superintendent,  
Woodford County Schools

*I have read and understand the above.*

Signed: *Alana Rudolph*

Group: Woodford County Extension

Review/Revised:6/12/2023



# CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)  
10/27/2025

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

**IMPORTANT:** If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

|   |  |
|---|--|
| <b>PRODUCER</b><br>MARSH USA LLC<br>400 West Market Street, Suite 700<br>Louisville, KY 40202<br>Attn: Healthcare.AccountsCSS@marsh.com/Fax: 212-948-1307<br><br>CN102177188-GAW-1M-25-26 | <b>CONTACT NAME:</b>   |
|   | <b>PHONE (A/C, No, Ext):</b> <span style="float: right;"><b>FAX (A/C, No):</b></span><br><b>E-MAIL ADDRESS:</b><br><b>INSURER(S) AFFORDING COVERAGE</b> <span style="float: right;"><b>NAIC #</b></span><br>INSURER A : United Educators Reciprocal Risk Retention<br>INSURER B : N/A <span style="float: right;">N/A</span><br>INSURER C :<br>INSURER D :<br>INSURER E :<br>INSURER F : |

**COVERAGES**                      **CERTIFICATE NUMBER:** CLE-005830484-35                      **REVISION NUMBER:** 6

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

| INSR LTR | TYPE OF INSURANCE  | ADDL SUBR INSD: WVD | POLICY NUMBER        | POLICY EFF (MM/DD/YYYY) | POLICY EXP (MM/DD/YYYY) | LIMITS                                    |              |
|----------|--|---------------------|----------------------|-------------------------|-------------------------|---|--------------|
| A        | <input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY<br><input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR<br><br>GEN'L AGGREGATE LIMIT APPLIES PER:<br><input checked="" type="checkbox"/> POLICY <input type="checkbox"/> PRO-JECT <input type="checkbox"/> LOC<br>OTHER:              |                     | UK49-10K<br>SIR \$5M | 11/01/2025              | 11/01/2026              | EACH OCCURRENCE                           | \$ 1,000,000 |
|          |  |                     |                      |                         |                         | DAMAGE TO RENTED PREMISES (Ea occurrence) | \$           |
|          |  |                     |                      |                         |                         | MED EXP (Any one person)                  | \$           |
|          |  |                     |                      |                         |                         | PERSONAL & ADV INJURY                     | \$ 0         |
|          |  |                     |                      |                         |                         | GENERAL AGGREGATE                         | \$ 3,000,000 |
|          |  |                     |                      |                         |                         | PRODUCTS - COMP/OP AGG                    | \$ 1,000,000 |
|          |  |                     |                      |                         |                         |   | \$           |
| A        | <input checked="" type="checkbox"/> AUTOMOBILE LIABILITY<br><input checked="" type="checkbox"/> ANY AUTO<br><input type="checkbox"/> OWNED AUTOS ONLY <input type="checkbox"/> SCHEDULED AUTOS<br><input type="checkbox"/> HIRED AUTOS ONLY <input type="checkbox"/> NON-OWNED AUTOS ONLY<br><input type="checkbox"/> AUTOS ONLY |                     | UK49-10K<br>SIR \$5M | 11/01/2025              | 11/01/2026              | COMBINED SINGLE LIMIT (Ea accident)       | \$ 1,000,000 |
|          |  |                     |                      |                         |                         | BODILY INJURY (Per person)                | \$           |
|          |  |                     |                      |                         |                         | BODILY INJURY (Per accident)              | \$           |
|          |  |                     |                      |                         |                         | PROPERTY DAMAGE (Per accident)            | \$           |
|          |  |                     |                      |                         |                         |   | \$           |
|          | <input type="checkbox"/> UMBRELLA LIAB <input type="checkbox"/> OCCUR<br><input type="checkbox"/> EXCESS LIAB <input type="checkbox"/> CLAIMS-MADE<br><input type="checkbox"/> DED <input type="checkbox"/> RETENTION \$   |                     |                      |                         |                         | EACH OCCURRENCE                           | \$           |
|          |  |                     |                      |                         |                         | AGGREGATE                                 | \$           |
|          |  |                     |                      |                         |                         |   | \$           |
|          | <b>WORKERS COMPENSATION AND EMPLOYERS' LIABILITY</b><br>ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH)<br>If yes, describe under DESCRIPTION OF OPERATIONS below  | Y/N                 | N/A                  |                         |                         | PER STATUTE                               | OTH-ER       |
|          |  |                     |                      |                         |                         | E.L. EACH ACCIDENT                        | \$           |
|          |  |                     |                      |                         |                         | E.L. DISEASE - EA EMPLOYEE                | \$           |
|          |  |                     |                      |                         |                         | E.L. DISEASE - POLICY LIMIT               | \$           |

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)  
Evidence of Insurance

|   |  |
|---|--|
| <b>CERTIFICATE HOLDER</b><br>University of Kentucky<br>306 Peterson Service Bldg.<br>Lexington, KY 40506-0005 | <b>CANCELLATION</b><br>SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.<br><br>AUTHORIZED REPRESENTATIVE<br><br><i>Marsh USA LLC</i> |
|---|--|



# MIDWAY UNIVERSITY

## APPLICATION AND CONTRACT FOR FACILITIES RENTAL

### I. DESCRIPTION OF GROUP AND EVENT

|                                       |                           |
|---------------------------------------|---------------------------|
| <b>Woodford County Public Schools</b> | Dr. Lori Jones            |
| Group/Organization                    | Authorized Representative |

|   |
|---|
| Address: 180 Frankfort Street, Versailles, KY 40383 |
| Email:  |
| Telephone: 859-879-4600                             |

|                                  |                             |                     |
|----------------------------------|-----------------------------|---------------------|
| <b>Turf Field</b>                | <b>3, 17, 18 March 2026</b> | <b>WCPS Matches</b> |
| University facility to be rented | Date(s) of rental           | Purpose of rental   |

### II. CONDITIONS OF RENTAL

All rentals of University facilities, with or without charge, are subject to the following conditions:

1. Rental will be granted only to responsible groups/organizations. An authorized representative of the group/organization must sign this application and contract. Approval of the group/organization's application for rental is not guaranteed.
2. If the rental application is approved where indicated below, conditions of the contract for rental of University facilities are as follows:
  - a. The renting group or organization shall assume all liability for any real or personal property damage or loss, and any personal injuries incurred, during its use of the facilities and/or University equipment, and shall indemnify and hold Midway University, its employees, agents, officers, and trustees harmless from any such claims against them, provided, however, that nothing about this provision shall be read to authorize the use of University equipment that is not specifically enumerated as part of the contract;
  - b. The renting group or organization must have liability insurance coverage, (\$1M per occurrence / \$2 M aggregate), verifiable upon request, which is satisfactory to the University and names the University as an additional insured.
  - c. The medical advisor for Midway University's automatic external defibrillator ("AED") program is not responsible for, and does not oversee use of, AEDs by the renting organization;
  - d. The renting group or organization shall observe all fire and safety regulations;
  - e. The use of tobacco is prohibited twenty-four (24) hours a day, seven (7) days a week, inside buildings, vehicles and property owned or operated by Midway University;
  - f. Renting groups/organizations may not use or have alcoholic beverages inside buildings, vehicles and property owned or operated by Midway University unless separate application is made and approved prior to the use of Midway University facilities;
  - g. No games of chance or immoral or illegal activity are allowed on the premises;
  - h. A University employee must be present at all times during the renting group/organization's use of University property. The hourly wage of that employee may be included in the contract along with the social security and retirement payments required by law. If the employee works beyond the normal 40-hour week that s/he otherwise works for Midway University, the renting group or organization is responsible for reimbursement of that employee's overtime wages, as well;

- i. A food-service employee must be present if the University's kitchen facilities are used. The hourly wage of that employee may be included in the contract along with the social security and retirement payments required by law. If the employee works beyond the normal 40-hour week that s/he otherwise works for Midway University, the renting group or organization is responsible for reimbursement of that employee's overtime wages, as well;
- j. No alterations to the buildings or grounds may be made without prior approval of an authorized University representative;
- k. The renting group or organization shall not sublease or reassign any portion of the building or item of equipment covered by the contract;
- l. University equipment shall not be a part of the contract unless specifically stated in writing;
- m. The renting group or organization shall leave the facilities in as good of condition as before used;
- n. The Licensee will be solely responsible for conducting the scheduled event or applicable use of the Area;
- o. Depending upon the type and nature of the event the Licensor may require that the Licensee make special provisions to accommodate traffic, security, parking and crowd control, as conditions of approval of this Agreement;
- p. No dogs allowed on premises;
- q. Any vendor serving alcohol will provide a valid, current liquor license.

### **III. INSURANCE**

- A. The Licensee shall provide, during the entire term of this Agreement, liability insurance coverage in the amount of \$1,000,000 per occurrence. Midway University shall be named as an additional insured under each insurance policy.
- B. The Licensee shall provide Licensor with certificate (certificate of liability) proving the existence of such public liability coverage no later than one week prior to the beginning of the scheduled event or use of the Facilities. No event will be conducted until proof of insurance is filed with Midway University.
- C. Midway University shall have the right to cancel all of Licensee's reservations for failure to timely comply with the provisions of this Section III.

### **IV. HOLD HARMLESS CLAUSE**

The Licensee hereby indemnifies and holds Midway University and all of its employees, members, agents and guests harmless from and against any and all damages or claims, incurred, suffered or claimed against Midway University of its employees, members and guests, resulting from or related to Licensee's use of the Area or any other portion of the Equine Facilities including, but not limited to, any and all damages resulting from accident, injury or other incidents caused in whole or in part by any negligent act or omission of Licensee, or anyone directly or indirectly employed by Licensee, its guests, agents or invitees.

### **V. AMBULANCE**

The Licensee shall cause, at its sole cost and expense, an ambulance to be present on the premises during all promotions of an entire equestrian event or use of the Equestrian Area pursuant to the terms of this Agreement during which jumps of any kind will take place.

## VI. RATE INFORMATION

### A. Facilities rental rate schedule

| Facility Name | Rate Per Day | Total     |
|---------------|--------------|-----------|
| Turf Field    | NO CHARGE    | NO CHARGE |

### B. Food and Beverage

| Item | Per person | No of Guests | Total |
|------|------------|--------------|-------|
| NA   |            |              |       |

### C. Rental Items

| ITEM | COST | TOTAL |
|------|------|-------|
| NA   |      |       |

### D. Employee Labor

| Employee  | Nights | Rate per Night | Total Labor |
|-----------|--------|----------------|-------------|
| As needed | 3      | \$100.00       | \$300.00    |

## VII. RATE CALCULATIONS

|                | Amount Due      | Date Due            |
|----------------|-----------------|---------------------|
| Employee Labor | \$300.00        |                     |
| <b>Total:</b>  | <b>\$300.00</b> | <b>Upon Arrival</b> |

## VIII. ACKNOWLEDGMENT AND AGREEMENT

This contract has been read, understood, approved and agreed upon between Midway University and the renting organization. The renting group or organization understands and agrees that the wages and rental fees calculated above are only an estimate and actual total cost may vary and so is subject to adjustment by the University. The renting group or organization also acknowledges and agrees that approval of this request does not signify Midway University sponsorship, endorsement or approval of group or organization or the activity.

Elisabet B. A.

Midway University Representative

\_\_\_\_\_  
Authorized Representative of Renting Group or Organization

10 February 2026

Date

\_\_\_\_\_  
Date

*Midway University expects organizations that rent equine facilities to adhere to the Kentucky Equine Liability Statute (given below). A representative of the organization must sign this document after the statement. In addition, anyone participating in the event must sign the University's equine liability waiver, provided as a separate document.*

## KENTUCKY LIABILITY STATEMENT

**247.4027 Warning signs and notices – Waiver – Effect of noncompliance – Exclusions.**

- (1) Every farm animal activity sponsor and every farm animal professional shall post and maintain signs which contain the warning notice specified in subsection (3) of this section. Signs shall be placed in a clearly visible location on or near stables, corrals, or areas where the farm animal professional or the farm animal activity sponsor conducts farm animal activities. The warning notice specified in subsection (3) of this section shall appear on the sign in black letters, with each letter to be a minimum of one (1) inch in height.
- (2) Every written contract entered into by a farm animal professional or by a farm animal activity sponsor for the providing of professional services, instruction, or the rental of equipment or tack or a farm animal to a participant, whether the contract involves farm animal activities on or off the location or site of the farm animal professional's or the farm animal activity sponsor's business, shall contain in clearly readable print the warning notice specified in subsection (3) of this section.
  - (a) If a participant or parent or guardian of a minor prior to participation in a farm animal activity knowingly signs a contract containing the warning set forth in subsection (3) of this section, the contract shall be deemed a waiver of the right to bring an action against the farm animal professional or farm animal activity sponsor for any injury, damage, loss, or death arising out of any farm animal activity. The waiver shall be binding upon the participant, except as regards acts of negligence by a farm animal professional, a farm animal activity sponsor, or any other person covered in KRS 247.402(2).
  - (b) The waiver shall remain valid unless expressly revoked in writing by the participant or parent or guardian of a minor. In the case of school and University sponsored classes and programs, waivers executed by a participant or parent or guardian of a participant shall apply to all farm animal activities in which the participant is involved in the next succeeding twelve (12) month period unless earlier expressly revoked in writing.
- (3) The signs and contracts described in subsections (1) and (2) of this section shall contain the following warning notice:

“WARNING

Under Kentucky law, a farm animal activity sponsor, farm animal professional, or other person does not have the duty to eliminate all risks of injury of participation in farm animal activities. There are inherent risks of injury that you voluntarily accept if you participate in farm animal activities.”

- (4) Failure to comply with the requirements concerning warning signs and notices provided in this section shall prevent a farm animal activity sponsor or farm animal professional from invoking the provisions of KRS 247.401 to 247.4029.
- (5) Nothing in KRS 247.401 to 247.4029 shall create a duty for a farm animal activity sponsor, farm animal professional, or other person to give a warning to a participant engaged in a farm animal activity with his own farm animal, or to a participant whom the farm animal activity sponsor, farm animal professional, or other person knows to possess reasonable knowledge of or experience with the inherent risk of farm animal activities, or who has represented to the farm animal activity sponsor, farm animal professional, or other person that he possesses reasonable knowledge or experience with the inherent risks of farm animal activities.

**Effective:** July 15, 1996

**History:** Created 1996 Ky. Acts ch. 78, sec. 7, effective July 15, 1996.

|                                       |                             |  |      |
|---------------------------------------|-----------------------------|--|------|
| <b>Woodford County Public Schools</b> | Dr. Lori Jones              |  |      |
| Company/Organization                  | Individual/Authorized Agent | Signature of Individual/Authorized Agent | Date |

|                   |   |  |                  |
|-------------------|---|--|------------------|
| Elisabet Bordt    |  |  | 10 February 2026 |
| Midway University | Signature of Individual/Authorized Agent  |  | Date             |

## FACILITIES RENTAL PAYMENT POLICY

| Date of Rental       | Rental Deposit | Remaining Rental Payment | Total Amount Due |
|----------------------|----------------|--------------------------|------------------|
| 3, 17, 18 March 2026 | na             |                          | \$300.00         |

### Terms of the Agreement

The Renter may cancel their event without penalty and receive a full refund of their deposit with thirty (30) day notice. If the Renter cancels with less than thirty (30) day notice but more than 7 days, the Renter will pay a cancellation fee equal to that of the deposit. If the Renter cancels with less than 72-hour notice, they will be charged a cancellation fee equal to the total fee for the space.

Payment will be due two weeks (14 days) from the Renter's receipt of the bill. Renter shall be responsible for all cost of collection, including 25% attorney's fees.

This agreement shall be governed by the laws of the Commonwealth of Kentucky.

Declaration: I have read the payment agreement and agree with all the terms. I have received a copy of the necessary documents and am aware of the consequences of not meeting with the aforementioned accordance.

|                                |                             |      |
|--------------------------------|-----------------------------|------|
| Woodford County Public Schools | Dr. Lori Jones              |      |
| Company/Organization           | Individual/Authorized Agent | Date |

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| Elisabet Bordt    |  | 10 February 2026 |
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