

# The 228 in Sterling Event Pricing\*\*



Five Hour Use- 2024:  
(plus fixed 18% gratuity)

\$3100	0-50 guests
\$4100	51-80 guests
\$6100	81-120 guests

## Non-Refundable Deposit Amounts

- ❖ Saturday or Sunday- \$2000.00
- ❖ Monday through Friday- \$1500.00

Additional facility rental time is also available at a rate of \$500 per hour. (Maximum 2 extra hours not to exceed an end time of 11pm on any day). 18% gratuity rate will apply to additional venue time.

**Non-Refundable Deposit (with executed contract):** date hold reservation is transferrable to another date within 12 months from originally scheduled date \*\*

\*Tent and outdoor rental seating to only be provided by **required vendors**.

\*\* Pricing for venue fee and optional items not guaranteed and can change without notice.

Fixed 18% gratuity based on venue pricing, due with payments for 2024 contracts

## **What's INCLUDED with your Wedding Venue Fee?**

- ❖ Exclusive use of a private facility
- ❖ Choice of your event start time
- ❖ One event on-site at a time and one wedding scheduled per day
- ❖ (5) five hours included for your wedding with option to extend
- ❖ Barn seats 82 guests indoors comfortably and up to 120 outdoors (under the rustic pavilion)
- ❖ Complimentary WiFi
- ❖ Curated vendor list provided for some vendor categories at various price ranges.
- ❖ Food and beverages are provided by in-house caterers unless a special exception is approved. In-house caterers are Cordials Catering and The Buffet Way and beverage service is supplied by Cordials Beverages.
- ❖ Standard linen package included on all 5-hour events
- ❖ Fully air conditioned and heated barn for year-round use
- ❖ 6' round dining tables, chairs, and tables provided indoors for DJ, cake, etc.
- ❖ Inside or outside bar location available
- ❖ Facility maximum of 120 guests (with pavilion use or tent use and rental furniture options)
- ❖ Convenient and ample free parking
- ❖ Landscaped grounds
- ❖ Handicapped accessible site and indoor accessible restrooms
- ❖ Multiple ceremony locations on site with covered option
- ❖ Covered stone patio, furnished
- ❖ (Rustic covered pavilion with concrete floor- Spring 2024)
- ❖ One-hour wedding rehearsal (scheduling based on availability)
- ❖ Day, night and weekend appointment times to accommodate your schedule

- ❖ Up to (3) Décor meetings with a “mock table-scaping” run-through
- ❖ Venue Coordinator to receive deliveries day of wedding for floral, baked goods and other vendors arrive within your setup timeframe.
- ❖ Timeline creation and DJ Coordination
- ❖ Client Portal for easy communication and reminders
- ❖ The 228 Staff for decorating (4 staff-hours décor time)\* and post-event packing of décor and gifts. Decorations will be dropped off at an earlier agreed upon time. We coordinate the rest with your vendors required arrival times.

**What’s NOT INCLUDED with the Venue fee:**

- ❖ Ceremony seating- choose from The 228 in Sterling benches, Callahan’s chairs or other pre-approved seating providers, if having your ceremony at The 228
- ❖ Plank farmhouse tables are a dining upgrade but not included as a standard item
- ❖ Alcohol, beverages or bartenders- multiple packages are available through Cordials Beverages
- ❖ Glasses, dishes, silverware- dish service is provided by the caterer
- ❖ Cake cutting and serving is provided as an optional service by the caterer
- ❖ Chair covers, chair sashes, floor-length linens, table runners- Standard linen package has 85x85 tablecloths and cloth napkins. Create a custom look.
- ❖ Wine barrel dessert stations, high top tables, other optional furniture to enhance your celebration
- ❖ Staffed Fire pit- option for 2 or 4 hours with or without S’mores

**\* Excessive linens or décor may incur additional labor charges like ironing tablecloths, chair covers, assembling intricate centerpieces, etc.**

### **The 228 in Sterling Policies and Procedures:**

1. All event pricing includes standard fabric tablecloths provided by The 228. Five hour events will include folded napkins in Client's choice of our full standard color selection.
2. We are happy to accommodate tents through our required vendor, Callahan's-Rent-A-Tent. For events exceeding our fire code limit of 92 guests, use of the pavilion or tenting for dining seating is required.
3. Credits will not be issued for clients wishing to provide their own linens. The 228 will only install client linens out of package and "ready to go". Linens needing ironing or napkins requiring folding will incur additional expenses at a labor rate of \$50/hr.
4. All rental furniture and decorations to be used at the event must be delivered, set up, and removed the same contracted day of event unless additional rental days have been reserved and paid for, regardless of event size: NO EXCEPTIONS. Please plan your rental delivery and decorators accordingly. If it is a rental provider not already on The 228's vendor list, Client can not sign contract with vendor until such provider has been approved in writing by The 228 in Sterling.
5. For larger events or events with open bar packages, it is The 228's discretion to retain a Security/parking detail for part or all of the event and submit the invoice to Client for payment.
6. Centerpieces comprising fresh or artificial flowers must arrive on site assembled.
7. Under NO CIRCUMSTANCES is BYOB allowed. This includes "nips", bottles, flasks, alcohol as favors, guests arriving with alcohol, and people who frequent their vehicles during the event. As this is a danger to our guests and the public, we reserve the right to confiscate alcoholic beverages and questionable containers brought onto our property by guests and/or guests can be asked to leave the event. The contracted Client is responsible for the behavior of their attendees.
8. Consumption of any marijuana products like "gummies", baked goods, edibles, and marijuana cigarettes on The 228 in Sterling grounds is NOT permitted. Guests caught using these products on the grounds and risking staff and guest safety will be asked to leave The 228 in Sterling.
9. The 228 has two caterers from which the client is required to choose, Cordials Catering or The Buffet Way, and all beverages alcoholic or non-alcoholic, hot and cold will be presented through The 228 in-house beverage service, Cordials Beverages. Should there be a significant reason one of these two caterers are unable to meet the cultural or dietary food requirements of a client, a special exception may be granted to an outside provider.

*Thank you very much*