



Manhattan Park

2016 Pool Management Agreement

PART 1 GENERAL SPECIFICATIONS

Manhattan Pool and Leisure, operating as [REDACTED] Pool Management, LLC (CONTRACTOR) agrees to manage the Manhattan Park swimming facility, [REDACTED] Island Associates C/O [REDACTED] Realty Corp as managing agent (OWNER), located at 30 River Rd, Roosevelt Island, NY 10044-1114, from Saturday May 28, 2016 through Monday September 05, 2016 in accordance with the following specifications:

A. POOL HOURS

Operating Hours

	<u>Monday</u>	<u>Tuesday</u>	<u>Wednesday</u>	<u>Thursday</u>	<u>Friday</u>	<u>Saturday</u>	<u>Sunday</u>	<u>Holiday</u>
Open	09:00 AM	09:00 AM	09:00 AM	09:00 AM	09:00 AM	10:00 AM	10:00 AM	10:00 AM
Close	08:00 PM	08:00 PM	08:00 PM	08:00 PM	08:00 PM	08:00 PM	08:00 PM	08:00 PM

B. PERSONNEL

1 Asst Manager	40.00 hrs/wk
1 Lifeguard	13.00 hrs/wk
1 Lifeguard	25.00 hrs/wk
2 Lifeguard	30.00 hrs/wk
1 Manager	40.00 hrs/wk
1 Porter	28.00 hrs/wk

Total Hours/Week 206.00

C. COMPENSATION

OWNER agrees to pay CONTRACTOR the amount of: \$68,284.49 (includes sales tax).
The payments shall be due as follows:

May 01, 2016	\$10,242.67	September 01, 2016	\$10,242.67	January 01, 2017	\$0.00
June 01, 2016	\$15,933.05	October 01, 2016	\$0.00	February 01, 2017	\$0.00
July 01, 2016	\$15,933.05	November 01, 2016	\$0.00	March 01, 2017	\$0.00
August 01, 2016	\$15,933.05	December 01, 2016	\$0.00	April 01, 2017	\$0.00

*Above payments include sales tax on the taxable portion of the contract. Base bid before tax is \$ 64,470.00

D. SPECIAL NOTES

This is a full time contract. There will be two (2) guards on duty at all times. There will be an additional guard on duty (full day- 3 total guards) on weekends and holidays. There will be one (1) porter four (4) hours per day every day for house cleaning. Cleaning supplies supplied by OWNER. Guards will arrive 30 min prior to opening for basic cleaning and pool setup. Basic pool chemicals are included in this agreement. See Part 7 for specifics. One (1) additional guard is included for scheduled parties on Memorial Day, July 4th, Tenant Appreciation Day, children's Pool Party and Labor Day. Each party is budgeted to be no more than four (4) hours long. Additional hours will be billed at \$22.95 per hour. Contract includes marketing brochures. see PART 5.