



27333 Old 41 Rd, Bonita Springs, FL 34135

General Terms Sheet

Lease Term

Upon signing our license agreement, we will issue a license to operate on premises that automatically renews every 30 days. We will perform annual reviews with operators to reconcile operator status and fit within the premises.

Licensing Fees

8% of Gross Sales or \$125 / day, whichever is higher, based on a 6 week rolling average. Rent will be automatically withdrawn on Mondays or the first business day after a legal holiday. See FAQ page for services included in your licensing fee.

POS

All operators on premises will be using Toast point of sale system. Each operator will maintain proprietary control over their own sales, and Rooftop at Riverside will have master access to reporting for weekly invoicing.

Monthly Fee Schedule

Rooftop at Riverside will buy your hardware and be responsible for replacement due to normal wear and tear. Monthly fees for POS subscriptions are as follows:

Monthly Service Charge	Monthly Fee
Software Subscription	\$ 72.00
Loyalty Program	\$ 50.00
Gif Card Subscription	\$ 50.00
Kitchen Display Subscription	\$ 18.75
Hardware Rental	\$ 35.00
Pass Code Protected WiFi	\$ 25.00
Total Monthly POS Charges	\$ 250.75

Utilities

Water, sewer, electric, natural gas and WiFi will be available for each food truck pad. You will have your own account with TECO and Toast. Water, sewer, and electric will be submetered and billed to you separately based upon your use. Rooftop at Riverside will pay the master water and electrical invoice,

and management will supply you with a copy of the utility invoice we pay and a report of your use from the submeter. You will be billed monthly for your utility and internet use.

Sales

Food trucks will sell food, but no beverages. Bar will sell beverages, but no food. Menu changes will be submitted to Rooftop management for approval. Food truck operators are expected to refrain from duplicating or competing with menu items of a similar nature offered by other operators on premises.

Conduct

All operators, operator representatives, and invitees shall behave, conduct themselves, and communicate with Rooftop Owner and Owner employees, other food truck operators and operator's employees, and food truck park patrons and customers in a professional, businesslike manner while on premises. All operators and operator representatives shall maintain cleanliness on the interior and exterior of their truck and the area immediately around their trucks.