LEASE OF TOWNSHIP PROPERTY AGREEMENT

Lease agreement made this _____ day of _____, _____ and between the township of Grant, 3022 E. Surrey Road Clare, MI 48617. A municipal corporation, herein after designated "Lessor" and _____, a resident of Grant Township, hereinafter designated "Lessee"

WITNESSETH

In consideration of the covenants and conditions hereinafter contained, it is hereby agreed by and between the parties hereto as follows:

1. The Lessor hereby lets and leases unto the lessee, the following described premises owned by the township, for the following period or periods.
   a. The assembly room at the township hall.
   b. On the _____ day of _____, _____ from _____ am/pm o'clock to _____ am/pm o'clock

2. Said premises may be used for meeting room and kitchen area and for no other purpose without written consent of the lessor.

3. The Lessee shall pay, one month prior to the day of rental, as rent and security deposit thereof, the sum of $300.00 to help defray the cost of maintenance, utilities and upkeep of said premises. Rental costs will **not** be subject to change for one year from signed date of contract. Contracts extended **more than** one year will be subject to current rental cost at date of rental.

4. The Lessee shall pay, in advance, as a security on damages, the sum of $300.00 This security shall be held for one month post rental date or until lessee is cleared of all damages to building, interior and exterior, all township property contained inside building, and outside properties. A check from the Township will be mailed to the lessee in the amount of $150.00 for the security deposit; *if no damages are noted*. In the event of damage to any township property, the $150.00 security deposit shall be considered as first payment on monies due to lessor for recovery of damage.

5. The lessee shall not assign, transfer, or sublet this lease on said premises, or any part thereof, **without the written consent of the Supervisor**. If lessee assigns, transfer or

sublet this lease without written consent then the **total amount of $300.00 is forfeited** ($150.00 rental fee and $150.00 security deposit).

6. No staff of labor is to be furnished by lessor and lessee shall be liable and responsible for all janitorial, maintenance and cleaning personnel necessary to prepare the premises for the scheduled activity than prior thereto immediately following such activity.

7. ***No alcohol will be served or consumed on township properties. No smoking or vaping will be allowed on township properties. Tobacco byproducts such as; cigarette butts, or chew tobacco deposits left after an activity and that requires clean up by Township shall require the security deposit be forfeited. THIS WILL BE STRICTLY ENFORCED.*** The lessee agrees to conduct its activities upon the premises so as not to endanger any person lawfully thereon and to indemnify and save harmless the lessor against any and all claims for injury to person or property (including claims of employees of the lessee or any contractor, subcontractor or invitee) arising out of the activities contracted by the lessee, its agents, members or guests or invitees.

8. Lessee shall comply with all laws of the United States, of the State of Michigan and all ordinances, rules and regulations of the township, and lessee will not do nor suffer to ne done anything on said premises in violation of any such laws, ordinances, rules and regulations.

9. Lessee agrees to take out and pay for any permits and licenses required by any government authority to pay any tax or taxes, including amusement tax, incidental to the use of the demised premises under this lease.

10. Lease agreement must be received by the Grant Township Hall coordinator within Two (2) weeks of receiving forms. All dates without a signed agreement will be eligible for reservation by other lessees.

Lessees Name: _____ Phone Number:_____

Lessees Address: _____

_____   _____

Lessee signature   Date