Lease of Freedom Township Town Hall Property

LEASE AGREEMENT, Made this_____day of _____, 20___ by and between the Township of Freedom, a municipal corporation herein after designated “Township” WITNESSEETH.

In consideration of the covenants and conditions here in after contained, IT IS HEREBY AGREED by and between the parties hereto as follows:

(1) The Township hereby lets and leases unto the Tenant, the following described premises owned by the Township for the following periods.
(a) The assembly room at the Township Hall, (other_____)
(b) On the _____day of_____, 20___, from_____o’clock (AM) (PM) to _____(AM) (PM)

(2) Said premises may be used as a meeting room and PARTY and for no other purpose without written consent of the Township.

(3) The Tenant shall pay, in advance, as rent thereof, the sum of $100 for half day use without alcohol/$200 whole day without alcohol/ $300 with alcohol to help defrey the cost of maintenance, utilities and the upkeep of said premises, (receipt of which is hereby acknowledged) (other _____).

(4) A security deposit of $200.00 shall be paid 7 days in advance of occupancy and held until property is inspected for damage and cleanliness. The Township Board reserves the right to waive or cancel the requirement of the security deposit.

(5) Tenant shall not assign, transfer or sublet this lease on said premises, any part thereof, with the written consent of the Township Board.

(6) Tenant shall be liable and responsible for any and damage or injury to said premises or any person or property thereon during the period of occupancy hereunder, and shall reimburse, indemnify and save the Township fully harmless therefrom.

(7) **IF ALCOHOLIC BEVERAGES are to be consumed on Township property during the period of occupancy, We [Township] require tenant to have a Homeowners or Renters policy, certificate of proof attached, that will cover them for liquor liability as the Township’s Host Liquor Liability Insurance DOES NOT cover the tenant, Also, be advised that there is NOT any insurance that covers any incident involving serving alcoholic beverages to minors.**

(8) Tenant shall keep the premises in a neat and orderly condition and free of rubbish and debris which shall be picked up. All other rules and regulations as posted on Township property shall be adhered to.

(9) Should any of the foregoing dates of occupancy by tenant conflict with any necessary public Township business requiring the use of said premises, Tenant agrees to cancellation of said lease for said date(s) by said Township.

(10) Time is deemed of the essence of this agreement.
IN WITHNES WHEREOF, the parties hereto have executed this Agreement the day and date first above written.

Signed in the presence of:

_____ _____ BY _____ _____
Renter Date Township of Freedom Date

* Attach copy of homeowners insurance as noted.