

Theatre Room Rental Agreement

As a condition of our use of the room, we hereby agree to indemnify and hold harmless 30 E. Huron Condominium Association, it's agents and employees the Owners of the building for any and all damage done to the furnishings and fixtures in the Theatre Room by ourselves or our guests during the period of time the room is being used by us.

This indemnification shall also include but not be limited to all costs, expenses, including attorney's fees damages, liabilities and judgments, for personal injuries, including death, resulting there from and for property damage sustained by an person, firm, or corporation whomsoever or whatsoever, caused or alleged to be caused, directly or indirectly, by any act or omission, negligent or otherwise, of the undersigned residents or their guests or invites, as occasioned by the use of the Theatre Room at 30 E. Huron. The undersigned shall also provide defense for any such action or suit brought against 30 E. Huron Condominium Association, it's agents and employees as well as the Owners of the building, and shall pay all costs and expenses of whatsoever nature, including attorney's fees resulting therefrom and in conjunction therewith, and shall pay on behalf of those indemnified under this agreement the amount of any judgments that may be entered against them in any such action or suit.

Management/Maintenance will perform an inspection of the room after the event. Any damages found will be billed to the resident. Upon payment for any damages, the deposit will be refunded.

Only owners and residents of 30 E. Huron Condominium Association may reserve the Theatre Room. Non-residents cannot reserve the room or make event arrangements. The owner/resident has the sole responsibility for submitting the guest list and deposits required, and are singularly responsible for the conduct of the guests and the condition in which the room is left after the event. No persons under the age of 21 may rent the facilities or use said facilities unless accompanied by an adult at all times. _____(initials).

1. Guests are not permitted in other areas of the building or fitness room. When leaving the event, guests must do so in a courteous manner so as to not disturb residents of the building.
2. There will be no live entertainment of disc jockeys.
3. The undersigned will assure that his or her guests will be considerate of other residents' right to quiet enjoyment when using the elevators, the lobby, and all other common areas of the building.
4. A guest list must be provided to the doorman prior to the event. Only those persons on the guest list will be permitted into the building.
5. A list of outside contractors (i.e. catering company, servers, cleaning service) must be provided to the doorman prior to the event.
6. The undersigned will reserve elevator time through the management office for any outside contractor (i.e. entertainment, rental company, catering company) needing the freight elevator to transport items to the Theatre Room.
7. Absolutely no scotch tape or other types of adhesives are to be used on the walls or ceilings.
8. A check in the amount of the **\$250.00** refundable deposit must be on file with the Management Office prior to the event.

By checking here, I am acknowledging that I agree to this contract and understand the rules and regulations listed. I will take full responsibility in the event any damages occur.