**A Level up Event Venue, LLC Rental Agreement**

This contract for the rental of a venue is made this day, \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_, by and between \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_, hereafter referred to as the “Owner”, and \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_, hereafter referred to as the “Renter”.

**Whereas**, the Renter desires to temporarily rent, occupy, and make use of the Owner’s venue, located at \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ and known as \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_, and

**Whereas**, the Owner agrees to such rental, occupation, and use in consideration of certain payments and covenants herein enumerated;

**Now, therefore,** the parties agree to the following terms and conditions:

**I. EVENT DESCRIPTION / VENUE ACCESS**:The Renter shall have access to and use of the venue from \_\_\_\_\_\_\_\_\_ o’clock on \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_, to \_\_\_\_\_\_\_\_\_ o’clock on \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_, for the purpose of hosting the Renter’s \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ event. Owner shall provide to Renter access to enter the Venue, and other items necessary to give Renter such access no later than\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_.

**II. RENTAL COST**: The full rental fee for the use of the venue described in Paragraph I above shall be $\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_. The balance of the rental fee due, less the non-refundable deposit described below in Paragraph III, shall be payable to the Owner upon the expiration of the rental period described in Paragraph I above.

**III. RETAINER FEE**:The Renter shall pay to the Owner the sum of $\_\_\_\_\_\_\_\_\_ no later than \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ (recommended: 30 days before the commencement of the rental period). Of this amount, $\_250\_\_\_\_\_\_\_\_\_\_ is a non-refundable retainer fee that will be applied to rental charges upon final settlement of accounts. The remainder, $\_\_350\_\_\_\_\_\_\_\_, is for damages deposit which will be returned to the Renter upon settlement, minus any charges for actual damages done to the venue by Renter or his/her associates.

**IV. Expiration of Rental Period**: Within \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ of the rental period’s expiration, Renter shall tender to Owner the rental fee balance or charges for any damages.

**V. PRIOR TO EVENT:** Renter shall be given three (3) hours to perform decoration tasks.

**VI. REMOVAL OF BELONGINGS**: Renter shall be given one and a half (1.5) hours remove all personal property, trash, and other items that were not present in the venue when Renter took control of it.

**VII. LIABILITY**:Renter will be liable for any physical damages, legal actions, and/or loss of reputation or business opportunities that Owner may incur as a consequence of the actions of Renter or any of Renter’s guests while Renter is in control of the venue, and shall indemnify and hold harmless the Owner against any and all legal actions which may arise from Renter’s use of the venue.

**VIII. DISPUTES**: Any disputes arising under this contract shall be adjudicated in the Owner’s local jurisdiction.

In witness of their understanding of and agreement to the terms and conditions herein contained, the parties affix their signatures below.

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| --- | --- |
| Renter’s Signature, Date  [\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_](https://esign.com/) | Owner’s Signature, Date  [\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_](https://esign.com/) |
| Printed Name | Printed Name |
| Address | Address |
| City, State, Zip Code | City, State, Zip Code |