



102 South Maple Street | P.O. Box 146 | Bellaire, MI 49615
www.asicommunityinc.org | asicommunityinc@gmail.com | (231) 350-8835

RENTAL AGREEMENT **ASI Community Center**

Monetary Donations & Yard Sale Donations are Tax Deductible TAX # 38-3206734

Rental Fee: Renter agrees to pay ASI Community Inc. both a deposit and a Rental Fee. A \$75.00 security deposit fee is due upon execution of this Agreement. The security deposit will be returned in full, to Renter, provided the premise has been cleaned and no damage is evident. The Rental Fee is due no later than seven (7) days prior to the Rental Date set forth in this Agreement. The Rental Fee is in the amount of \$125.00 Monday through Friday and \$175.00 Saturday, Sunday and Holidays.

Limitation of Liability: ASI Community Inc., its board members, members, and employees shall not in any manner be held responsible or liable for the safety, health, or well-being of any person(s) arising out of the use and/or operation of the Community Center, Park, Hallways, Corridors, Parking lot, or any and all other facilities on the property of ASI Community Inc. or for the activities of Renter and/or Renter's guests and invitees.

Responsibility of renter:

1. Renter is responsible for cleaning the Community Center and Park after the event and leave it in the same condition it was entrusted.
2. Renter is responsible for all decorations and décor being removed at the end of the Rental Event. NO tacks, NO nails, and NO staples shall be used on the walls, ceilings, floors, or furniture. Only painters' tape may be used on walls, etc.
3. Renter is responsible for removing all trash from the premises. Trash bags are to be supplied by renter.
4. Renter is responsible for any and all damage to the building and contents, including any items, furniture or equipment belonging to ASI Community Inc.
5. Alcoholic beverages: Alcoholic beverages require an additional insurance rider that must be provided to ASI Community Inc. seven (7) days prior to rental of the building. Alcoholic beverages cannot be sold on the premises, which includes inside the building or in any parking area adjoining the building.
6. NO smoking is allowed in the building or 25 feet of its premises or adjacent buildings.
7. Renter is responsible to see that all lights and fans are turned off, windows closed and locked before leaving the premises. All exterior doors must be locked.
8. Renter will be responsible for picking up the key to the building the business day of, or one (1) business day prior to the event. The key shall be returned the following business day after the event.
9. Renter shall not advertise the activity for the rented space which gives the impression the ASI Community Inc. is sponsoring the rental event.

- 10. If this Agreement is breached by the Renter, its patrons, guests, invitees, and others, ASI Community Inc. may terminate the Rental Agreements and demand that the rented premises be vacated immediately, without refunding the deposit or rental fee to the Renter.
- 11. Renter shall be responsible for and reimburse ASI Community Inc. within ten (10) days for all lost, stolen, damaged or missing property.
- 12. Renter shall not conduct, encourage, allow or tolerate any unlawful activities or breach of the public peace.

Miscellaneous Provisions: Renter agrees to the following additional terms and conditions.

ASI Community Inc., its board members, members, and contract director, assume no liability for the injury to patrons, guests, invitees, or others on the rental property preceding, throughout and following the rental period set forth in this Agreement. Renter shall indemnify, defend and hold harmless ASI Community Inc., its board members, members, and employees from any and all liability, claim, property damage, personal injury and/or others on the property, arising out of, or during the Rental.

Cancellation: Notice of cancellation must be made at least 30 days prior to the rental date or the security deposit will be forfeited.

This RENTAL AGREEMENT, dated this _____ day of _____, 20____ between
 ASI Community Inc. a Michigan non-profit organization and _____
 (hereafter referred to as Renter), an individual / a corporation / a limited liability company, whose address
 is: _____ Phone: _____
(address, city, state, zip code)

Agree to the following:

Rental Event: ASI Community Inc. hereby agrees to allow Renter to utilize the following for the time and purpose set forth below:

Rental Date: _____ (month) _____ (day), 20_____.

Rental Dates: _____

Rental Time: _____ a.m. / p.m. to _____ a.m. / p.m.

Purpose of Rental: _____

I have read and understand the above contract. I agree to be bound by the terms as presented and assume full responsibility for their performance.

Renter's Signature

 ASI Community Inc. Representative
 102 South Maple Street, PO Box 146
 Bellaire, MI 49615
 231-350-8835

Print Renter's Name / Organization

Email Address

Date agreement executed: _____

FOR INTERNAL USE ONLY:

For Office Use: Deposit: _____ Balance Due: _____ Refund: _____
Date Refund Issued: _____

The Community Center and Park is available for rent when no other activity is scheduled for use in the facility or on the grounds/park. Consult Bryan Hardy (Administrative Manager & Market Master) prior to committing rental dates to a potential client/renter.

Rental Fees:

Monday through Friday: \$125.00

Saturday, Sunday or Holiday: \$175.00

Members (current/paid) of ASI Community Inc. are privileged to a 10% discount.

Long-term rentals by non-profit organization/community clubs/business meetings are subject to a per meeting fee based on the number of meetings per year and based on availability. Rental fee per meeting will start at \$40 and is not negotiable. A rental agreement will be signed for all long-term rentals. Rental fees are set for one year and renewable annually.