

## Rental Agreement

BE IT REMEMBERED that on this \_\_\_\_\_ day of \_\_\_\_\_ that this rental agreement is entered into between the Hamilton County Fair Board, hereinafter known as lessor, and \_\_\_\_\_, hereinafter referred to as lessee.

1. Lessor hereby agrees to rent the lessee the following facilities:  
\_\_\_\_\_ Building, located on the Hamilton County Fairgrounds for the following dates:  
\_\_\_\_\_
2. For the use of the facilities, the lessee agrees to pay lessor the sum of \$\_\_\_\_\_. The lessee agrees that he/she will protect and save and keep the lessor forever harmless and indemnified against and from any penalty or damage or charges imposed for any violation of any laws or ordinances, whether occasioned by the neglect of the lessee or those holding under the lessee and that the lessee will at all times protect, indemnify and save and keep harmless the lessor against and from any and all loss, cost, damage, and expense arising out of or from any accident or other occurrence on or about said premises, causing injury to any person or property whomsoever or whatsoever; and will protect, indemnify and save and keep harmless the lessor against and from any and all claims and against and from any and all loss, cost, damage, or expense arising out of any failure of the lessee in any respect to comply with and perform all the requirements and provisions hereof. **Lessee certifies that he/she has a minimum of three hundred thousand dollars (\$300,000.00) of liability insurance coverage. \_\_\_\_\_ initial**
3. The lessee agrees to indemnify and save harmless the lessor against all loss, damage, or liability growing out of his/her failure or default in the observance and compliance with any and all laws, orders, ordinances or statutes of the United States, State of Iowa, City of Webster City, or any of the departments or subdivisions thereof, regulating or prohibiting the sale or keeping for sale on said premises of any alcoholic or other intoxicating beverages.
4. The lessee shall be liable to any and all extent for any and all damages to the building(s) and surrounding areas or structures while in the possession of the lessee or for any destruction of any property at any time in said building(s) and surrounding areas or structures.
5. The lessee shall make a down payment of \$\_\_\_\_\_ dollars to the lessor. The date of the said event is confirmed when the lessor receives the down payment. The down payment amount will be applied to the total sum of the rental fee. This down payment is nonrefundable.
6. The lessee shall make a **SEPARATE CHECK** for clean-up deposit of \$\_\_\_\_\_ dollars to the lessor, before any keys are given out. The clean-up deposit will be refund to the lessee if the facilities are left the way found and the check off list is complete and satisfactory. This **MUST** be paid before obtaining the key to building.
7. The lessee shall not make any substantial or material changes, repairs, or alterations on the building or surrounding areas without the prior approval of the lessor.
8. The lessor hereby reserves the right to enter said premises at any time during the period of the rental agreement without prior notice to the lessee for the purposes of checking and seeing if the facilities are properly being used. The lessor reserves the right to terminate this rental agreement upon oral notice to the lessee; and failure of the lessee to immediately terminate will result in the lessor taking whatever legal process is necessary to enforce the termination immediately. The lessor agrees that the building will be rented to the lessee in such condition that it will enable the lessee to use the facility for the purposed contemplated.
9. Both the lessor and lessee shall together observe the premises prior to the date of the rental agreement to determine any damages that may be existent prior to the lessee taking over the property.
10. If any of these clauses are found by any Court not to be binding it shall apply only to that clause and the remainder of this rental agreement shall still be in force and effect.

|  | Events Center        | Ed Prince            | Van Diest            |
|--|----------------------|----------------------|----------------------|
| Meeting Rental                             | \$425                | \$300                | \$200                |
| Thursday noon – Sunday noon                | \$850                | \$550                | \$400                |
| Additional 24 hours of rent (if available) | \$125                | \$50                 | \$50                 |
| Rental fees include:                       | 25 tables/200 chairs | 25 tables/200 chairs | 20 tables/160 chairs |

**\*upon availability:**

**For add'l seating - \$75 per 100 people**

Lessor: Hamilton County Fairboard  
 Jamie Griffith, Secretary

Return to: Hamilton County Fairgrounds  
 P O Box 563 Webster City, IA 50595

\_\_\_\_\_ Date \_\_\_\_\_

**Lessee (signature):** \_\_\_\_\_ Date: \_\_\_\_\_

Name (Organization)

Address

**Phone #** \_\_\_\_\_

Your signature verifies that you have read and received a copy of this completed agreement.

|                        |  |
|------------------------|--|
| Building Rental        |  |
|                        |  |
| Extras (circled below) |  |
|                        |  |
|                        |  |
| <b>Total Due</b>       |  |

Record of Payment(s):

\*Round Tables/High Top Tables available to rent for \$10 each

\*Padded Chairs \$2 each  
 Projector \$50

\*Stage (Risers)\$20/4x8 section (must be reserved in advance)

\*Screen &/OR

\*Camp sites are NOT INCLUDED but are available for rent for \$20/night regardless of whether you are plugged in or not. Camping ONLY permitted along north fence in camp sites. For multiple reserved spots please call the office in advance.

*\*These rental fees are good through 2021 and will be assessed at the beginning of each year and are subject to change at that time.*

*Signed contracts with deposit paid will be honored for current fees. **\*RETURN CHECK FEE \$25\****