

**TERMS AND CONDITIONS GOVERNING THE RENTAL OF THE PREMISES
AT THE FIRST CONGREGATIONAL CHURCH OF SOUTH AMHERST**

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PREMISES:

The premises rented include the kitchen and hall/sitting area in the basement, with access to, and use of the bathrooms on the first floor. Renter shall have use of all appliances and utensils in the kitchen, but may not use the fryers in the furnace room. Other areas are off-limits unless approved, in advance, for use by separate addendum to this rental agreement.

PAYMENT:

A deposit of \$75.00 is required at signing to reserve the date. The full rental payment of \$100.00 shall be paid no less than 30 days prior to the date of the event. If such payment is not made when due, the date and deposit will be forfeited. A \$35.00 fee will be charged for any returned check.

CANCELLATION FEE:

A \$25.00 cancellation fee will be withheld from the deposit for any cancellation occurring less than 30 days prior to the event.

USE REQUIREMENTS:

Parking only in graveled areas

No dumping or disposal of grease or garbage into the drains.

Not hot appliances or pots or pans shall be placed on the counters.

Extra care shall be taken to avoid scratching the counters.

To avoid scratches, no metal pans shall be placed on the counters.

To avoid scratches, no abrasive cleaners or sponges shall be used.

Use dish detergent and Fantastik or 409 cleaner only for counters; wipe dry.

Observe posted instructions for care of counters.

Observe posted instructions, manuals, in using stove and warmer.

Observe posted signs regarding cooling and heating.

No animals, except service animals, are permitted inside.

Rental shall furnish trash can liners (55-60 gallon size)

All trash shall be removed and placed in the dumpster.

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All tables shall be cleared and cleaned.

Be certain to turn off coffee maker warming burners.

No alcoholic beverages shall be served.

Curfew is 10:00 P.M. Premises shall be cleaned and vacated prior to 11:00 P.M.

Door must be locked upon vacating and key returned within 24 hours.

Generally, the premises, including the bathrooms, shall be returned in the same condition as existing at the time of rental.

SECURITY DEPOSIT:

The security deposit will be refunded in full within 30 days if the premises are left in good and clean condition and there are no missing items. If funds are withheld, renter will, within 30 days, receive an itemization of such funds together with the reason for withholding.

Damages will be charged at full replacement costs for missing items.

A fee of \$10.00 will be charged and withheld for each trash bag not deposited into the dumpster.

A fee of \$15.00 per hour for janitorial services will be charged for needed clean-up service.