

Johnson House Historic Site, Inc.

Building Use Agreement

This agreement by and between Johnson House Historic Site, Inc. (hereafter known as JHHS), located at

6306 Germantown Avenue, Philadelphia, PA 19144, and _____

Name (person or organization, hereafter known as User)

at _____

Street

City

State

Zip

will take effect on _____ of _____ 2014 at _____ and will continue till _____.
Day Month Time Time (minimum 4 hrs.)

Contact name: _____ Phone: (____) _____ - _____

Charges to User are for a minimum four-hour period. The charges for each additional hour beyond minimum, or portion thereof, are as follows:

		Additional hours or portion thereof			Additional hours or portion thereof
Office/Library	\$150	\$25	Trustee on premises*	\$25 per hour	\$30 per hour
Parlor	\$250	\$50	*Required		
Kitchen facilities	\$150	\$35			
Dining Room	\$150	\$25	Table and chair set up	\$35	
Lawn	\$600	\$150	Table and chair tear down	\$35	

WHEREAS during term of use User desires to use for agreed fee: ☐ Parlor ☐ Dining Room ☐ Kitchen
☐ Office/ Library ☐ Lawn

User's Initials

WHEREAS JHHS has agreed to allow User to use the building for the purpose of _____
provided that the following terms and conditions are met:

1. User agrees to pay JHHS \$_____ for the use of agreed premises and/or equipment. In addition, a required \$25 per hour for Director on premises (minimum 4 hours). Total agreed usage fee is \$_____ barring additional expenses.
2. Deposit of 25% of estimated total amount is due at time of signing. An additional 25% payment is due two weeks prior to the start of the event with all monies due and collected before premises will be rendered for use. Any subsequent charges or additional fees must be paid no later than one week after usage date. Delinquent payments will incur an assessed 10% fee. This fee will continue to incur for every 30 days or portion thereof payment is delinquent.
3. User agrees that they will not use the premises for any unlawful purposes, and will obey all the laws, rules, and regulations of governmental authorities while using the above described facilities.
4. User agrees to abide by all rules or regulations for the use of the premises that are contained in this agreement.
5. User promises and warrants that it carries liability insurance with a minimum liability occurrence limit of \$1,000,000. User will provide a certificate of insurance to JHHS at least seven days prior to the date upon which the user begins to use the premises. The certificate of insurance will indicate that User has made Johnson House Historic Site, Inc. an "additional insured" on User's policy with respect to the use by User of the above described premises.
6. User agrees to hold harmless, underwrite, and defend JHHS (including JHHS agents, employees, and representatives) from any and all liability for injury or damage including but not limited to bodily injury, personal injury, emotional injury, or property damage which may result from any person using the above described premises, its entrances and exits, and surrounding areas, for User's purposes, regardless of whether such injury or damage results from the negligence of JHHS (including JHHS's agents, employees and representatives) or otherwise.

- User has reviewed and agreed to terms of agreement on this _____ day of _____ 2014
Day Month

User: _____
(Please print name)

Signature

Title with User