

Please PRINT the requested summary information:		
Date of Wedding	Bride's First & Last Name	Groom's First & Last Name

LEASE AGREEMENT

This agreement is this ____ day of _____, 201____, between:

Irricana United Church
 Box 128, Irricana, Alberta T0M 1B0
 ("IUC")

– and –

(_____)
 (phone)

("the Lessee")

WHEREAS:

- A. IUC is the owner of a church building with a maximum seating capacity of 175 persons ("the Building") and adjacent property ("the Premises") all situate in the NE corner of NE 8-27-27-W4, at the corner of Highway 567 and Range Road 274.
- B. The Lessee wishes to rent the Building and Premises for the purpose of a wedding ceremony based in the Christian faith ("the Wedding").

NOW THEREFORE THIS AGREEMENT WITNESSETH that in consideration of the IUC agreeing to rent the Premises to the Lessee, and the covenants and agreements hereinafter contained, the parties agree as follows:

- 1. Subject to the approval of Board of Directors of IUC, the IUC agrees to rent the Building and Premises to the Lessee on _____, 201____ commencing at ____p.m. and ending at _____p.m. ("the Event Date").
- 2. The rent to be paid by the Lessee to IUC shall be **five hundred (\$500.00) dollars** ("the Rent"), payable as follows:

- a. \$100.00 upon execution of this Agreement, to be held as a deposit in accordance with clause 3 below; and
- b. \$400.00 payable on the Event Date prior to the occurrence of the Wedding.

It is hereby acknowledged and agreed that the Rent shall include use of the Building and Premises on the Event Date and, if required, a day prior to the Event Date for rehearsal and setup no longer than 2 hours, the services of the IUC minister, and assistance from a wedding coordinator of the IUC.

3. The deposit referred to in clause 2 above, shall be non-refundable to the Purchaser PROVIDED THAT, if the approval for this Agreement is not obtained from the Board of Directors then the deposit shall forthwith be returned to the Lessee, without interest.
4. The Lessee acknowledges and agrees that as a condition to the use of the Building and Premises, the Lessee is required to consult and meet with the IUC minister for the purpose of arranging Christian-based marriage preparation prior to the date of marriage. Enrollment to be verified by minister.
5. The Lessee covenants and agrees with IUC that:
 - a. the Lessee shall pay the Rent as set out in clause 2 above;
 - b. the Lessee shall not permit the attendance in the Building to exceed the maximum capacity of 175 persons;
 - c. the Lessee shall not permit any person to smoke within the Building;
 - d. the use of the Building and Premises will be for a ceremony based in the Christian faith;
 - e. the Lessee will not in any significant manner interfere with the rights of the IUC in the Building and Premises;
 - f. the Lessee will not perform illegal acts or carry on an illegal trade, business or occupation in the Building or Premises;
 - g. the Lessee will not endanger persons or property in the Building and Premises;
 - h. the Lessee will not do or permit any damage to the Building and Preises;
 - i. the Lessee will maintain the Building and Premises in a clean condition similar to the condition in which it was turned over to the Lessee;
 - j. the Lessee will not permit any confetti or other substance to be used within the Building and will only permit bio-degradable or organic confetti to be used outside on the Premises; and
 - k. the Lessee will ensure that the Building and Premises is vacated at the time specified in clause 1 above.

- 6. The Lessee shall be responsible for all costs incurred by IUC for repairing any damage or loss to the Building and Premises or its contents caused by the Lessee or any person allowed by the Lessee in or upon the Building and Premises and shall be responsible for the costs of cleaning the Building and Premises (including professional cleaning of carpets), if the Lessee leaves the Building and Premises in any way other than the same condition as it was turned over to the Lessee.
- 7. The Lessee covenants and agrees to save, defend, hold harmless and indemnify IUC against any and all suits, claims, actions or demands of any nature or kind to which IUC shall or may become liable for or suffer by reason of any breach, violation or non-performance by the Lessee of any covenant, term or provision hereof or by reason of any injury occasioned to or suffered by any person or persons or any property resulting from any wrongful act, neglect or default on the part of the Lessee or any of the Lessee's invitees or arising out of the use and occupation by the Lessee of the Premises.

IN WITNESS WHEREOF the parties hereto have executed this Agreement as of the day and year first above written.

**Irricana United Church
- Wedding Coordinator**

Lessee:

Witness

Witness

Approved by the Board of Directors of the Irricana United Church this ____ day of _____, 201____.

Signature

Print Name and Position