

LEASE AGREEMENT

This agreement made this \_\_\_\_\_ day of \_\_\_\_\_, \_\_\_\_\_, by and between The Mechanicsburg Club, a Pennsylvania Corporation of Mechanicsburg, Pennsylvania, party of the first part, lessor, and \_\_\_\_\_

\_\_\_\_\_  
\_\_\_\_\_  
party of the second part, Lessee(s).

WITNESSETH, that the Lessor, in consideration of the rents and covenants hereinafter mentioned, does demise and lease unto the Lessee(s)

ALL THAT CERTAIN picnic ground area situate in Silver Spring Township, Cumberland County, Pennsylvania, located on Glendale Drive, and to be used as a picnic ground by the Lessee(s), and for no other purpose, including the pavilions, kitchen facilities, rest rooms, parking area, other structures, but not including a building referred to as a clam pit, having a total area of approximately five (5) acres.

TO HAVE AND TO HOLD unto said Lessee(s), subject to the conditions of this agreement for a term of \_\_\_\_\_ day(s) beginning at \_\_\_\_\_ o'clock \_\_. m., on the \_\_\_\_\_ day of \_\_\_\_\_, \_\_\_\_\_, and ending at \_\_\_\_\_ o'clock \_\_. m., on the \_\_\_\_\_ day of \_\_\_\_\_, \_\_\_\_\_.

**This lease must be signed and returned to the General Manager of The Mechanicsburg Club along with a check for \$ 650.00, (\$450.00 for the rental and \$200.00 for a security deposit) for groups of 300 or less, or \$850.00, (\$650.00 for the rental and \$200.00 for security deposit) for groups of over 300, within forty-eight (48) hours of receipt of same to guarantee the dates(s) indicated above. If not received within the required time, the date(s) will be forfeited and this or any verbal agreement will be considered null and void.**

Within seven (7) days after the Lessee(s) vacate the premises, the Lessor shall make an inspection of the premises, and if it is determined that no physical damage has occurred, And there is no missing property or equipment, and the Lessee(s) have properly and completely cleaned the premises, the Lessor shall return the security deposit in full, within 10 days. The Lessor shall notify the Lessee(s) in writing within 10 days of inspection regarding the condition of the property and either return the deposit or provide a written list damages or problems and reason for deduction from the deposit, or any excess amount to be paid by lessee(s).

Should the Lessor determine that physical damage has occurred to the premises during the Lessee(s) use and occupancy, or if there is missing property or equipment, or if the Lessee(s) has failed to completely and properly clean the premises after use, the Lessee(s) shall forfeit the security deposit. In addition, The Lessor shall have the right to charge the lessee(s) for any physical damages or missing property or equipment which the cost exceeds the amount of the security deposit.

IT IS FURTHER AGREED that the Lessee(s) shall be responsible for the conduct of activities that occur during their occupancy of said premises and will not have, condone, or allow, any illegal activity, the use or possession of any illegal drug, the possession or

use of any firearm, the possession or use of any fireworks, or the possession or use of any item or substance which could or might cause damage to the property or surrounding area, or cause death or injury.

IT IS FURTHER AGREED that the Lessee(s) will cease all loud noise and music no later than 10:00 p.m. and will totally vacate the premises by 12:00 midnight.

IT IS FURTHER AGREED that the Lessee(s) shall be responsible for cleaning and policing the premises after the use of same by the Lessee(s).

IT IS FURTHER AGREED that if the Lessee(s) cancel within forty-five (45) of the date scheduled Lessee(s) will forfeit the \$200.00 security deposit.

LESSEE(S) covenant, promise, and agree with Lessor, to hold and save harmless the Lessor from any and all claims and liability for damage to property and injury or death sustained by any person or persons on the premises or on route to or from the premises, which arises from and are incurred by Lessee(s) use and occupancy of the premises Pursuant thereto.

ATTEST:

THE MECHANICSBURG CLUB

\_\_\_\_\_ by \_\_\_\_\_  
Secretary President

LESSEE(S):

\_\_\_\_\_ SEAL  
\_\_\_\_\_

Please sign one (1) copy and return it to The Mechanicsburg Club, 333 Heinz Street, Mechanicsburg, Pa. 17055.

Date deposit received \_\_\_\_\_ Check number \_\_\_\_\_

Date rental fee received \_\_\_\_\_ Check Number \_\_\_\_\_

Date of refund \_\_\_\_\_ Check number \_\_\_\_\_