

ADAIR COUNTY COMMISSION MINUTES

TUESDAY, OCTOBER 11, 2016

Continued from page 397

IN REF. ORDER NO 6 Novinger Lease Agreement for November 8, 2016 General Election

Novinger Community Center Lease Agreement

This agreement made and entered into on the 28 day of September, 2016, by and between Novinger Renewal, Inc. a Missouri not-for-profit corporation further known as "Lessor" and Adair Co. Clerk/Commissioner as "Lessee."

- The Lessor does hereby rent, lease and let to the Lessee, the building located along the west side of Snyder Avenue on its south end, City of Novinger, known as the Novinger Community Center.
- This agreement is for a term commencing Monday, November 7, 2016, and ending on Wednesday, November 9, 2016.
- Lessee shall have use of all common areas including the reception area, restroom facilities and kitchen. **NOTE: No tobacco or alcoholic products are permitted.**
- The Lessee shall inflict no damage to the premises, including furniture, equipment, fixtures, doors, windows, floors, walls, grounds, etc. and shall prevent any removal of any Lessor-owned items from the premises without permission from the Lessor.
- The Lessee shall adequately clean all common areas to its pre-existing condition before vacating the building. Furthermore, the Lessee shall restore tables, chairs and/or furniture to their original position and setup, and shall vacate the premises no later than the termination date of this lease. **NOTE: Lessee may opt to pay cleaning fee in advance if they prefer it be completed by a Renewal representative. The charge will be \$50 for the reception area and restrooms, and an additional fee of \$25 for the kitchen.**
- The Lessee shall give the Lessor two (2) checks in advance - one for the rental fee per the attached schedule in the amount of \$50 which shall immediately become the property of Novinger Renewal, Inc., and the second check in the amount of \$100 to serve as a security deposit in the event the terms of paragraphs 4 and 5 above are not met. The Lessor shall retain the security deposit check uncashed until the premises are vacated, the key returned and the inspection completed. If the terms of paragraphs 4 and 5 above are met, the security deposit check shall be returned to the Lessee uncashed; or, if the terms of paragraphs 4 and 5 are not met, the Lessor shall keep the security deposit or an appropriate portion thereof, depending on the degree of non-compliance. **A separate check for cleaning fees shall be submitted in advance if that option is chosen. Can be one check - totaling \$50.**
- The Lessee shall pay the Lessor within 30 days all costs associated with the deviation of the terms of paragraph 4 above that exceed that portion of the security deposit retained by the Lessor for that purpose.
- Lessee does hereby agree to adhere to and comply with, the provisions as stated in the Rules and Regulations governing the use of the Novinger Community Center. I have read and understood the rules and regulations, and have received a copy of same.

Lessee Printed Name: STANLEY PETER Lessee Signature: Stanley Peter
 Telephone: 660 665 7551

Novinger Renewal Representative Signature: Anna Young
 Telephone: 660 342 6455

Return one copy of lease with less to Novinger Renewal, P.O. Box 24, Novinger, MO 63659. Keep one copy of lease, Rules Governing Use of NCC and Renter's Cleaning Checklist. Contact Dorey & Glenna Young at 465-6280 close to the rental date to make arrangements for the key or opening of the Community Center.

ATTEST: Andrea Collop
 County Clerk

Stanley Peter
 Presiding Commissioner