



THYMELE ARTS |  
5481 Santa Monica Blvd, Los Angeles, CA 90029

# RENTAL AGREEMENT

Updated 07/2023

*Be nice, clean up, respect others*

The rental agreement is pretty simple. Be nice, clean up after yourself and respect your fellow artists. We have a wide variety of people who use ThymeLe Arts every hour of every day. We have some basic rules listed below that will help your rental and future rentals go smoothly.

## **Room Access:**

Renters are able to access the room at the time they have booked. There is no early access. Everyone must be out of the room at the end of the rental end time so the next guest can enter.. Overtime will be charged 1.5 times the rental rate at the time of the booking. Renters are not able to set up materials in the common areas or hallways. All activities must remain in the reserved room.

## **Smoking/Incense/Flames:**

No smoking/vaping anywhere inside the building. No incense, candles or open flames of any sort. No cooking.

## **Pets/Service Animals:**

Pets are not allowed in the building. ADA approved service animals are allowed but must remain on a leash at all times and must adhere to ADA training standards. Any animals not properly trained will be required to leave immediately.

## **Housekeeping:**

Each renter assumes responsibility for returning the space to a good state before they leave. Stack your chairs. Trash and litter must be removed to the garbage cans. If you unplug something of ours, plug it back in when you are done. *Please no glitter, popcorn, or feathers.*

## **Liability:**

Each renter assumes liability for injury or illness to any persons they invite to the space, including but not limited to: injury or illness to students in the renter's class, injury or illness to performers or collaborators in rehearsal, injury or illness to guests or audience members at a showing. Renter hereby agrees to hold ThymeLe Arts, LLC harmless from any loss, damage, liability, cost, or expense that may arise during and related in any way by the use and occupancy, to the extent such loss, damage, liability, cost, or expense arising out of negligent acts or omissions of the Renter or their guests.

## **Damage/Security:**

The Renter will be responsible for any damages sustained to the facility due to negligence or misuse of the facility. All areas of the building are monitored by security cameras for guest and facility safety. Tampering with cameras will immediately end your rental.

## **Cancellation Policy:**

- Within 24 hours of booking, the renter will receive a full refund and no penalties.
- After those 24 hours and up until a week before the reservation date, the renter will receive a 75% refund.
- Canceling a week to 25 hours before the reservation date, the renter will receive a 50% refund.
- The renter may choose to transfer the reservation to a future date. An account credit will be created for the amount of the original booking. If the second consecutive booking is also canceled, the renter will not receive a refund or credit.
- If the renter cancels 24 hours before the reservation, the renter will not receive a refund or credit.

## **Agreement:**

By reserving a room, the Renter agrees to the condition listed above