



## **Rental Terms**

"Company" is London Lighthouse Studio Limited, "Premises" includes the studio and any adjacent property owned by London Lighthouse Studio Limited, "Renter" is the person or entity renting the premises or equipment.

## **Rates**

Rental Rates are set by the most current version of the rental rate sheet in effect at the time of signing.

## **Payments & Deposits**

All rental fees must be paid at the start of your booking. 50% deposit required for all rentals. Fees for additional equipment rental and/or time that were not billed during the initial booking will be due at the end of the rental period.

## **Cancellations and Reschedules**

There is no refunds of fees for any cancellations made to confirmed bookings.

A rescheduling fee will apply if notice is more than 48-hours prior to the scheduled booking date/time, and the company studio calendar can accommodate the new shoot date and time. Reschedule fee is 1/2 the deposit amount and will be applied to final balance.

If the company must cancel the renter's reservation, renter will be given, in company's sole discretion, either rescheduling priority or full refund. Company is not liable for acts out of its control that affect the shoot, such as building equipment failures, power outages, weather, or other emergencies.

## **Length of Use**

Rental periods are pre-arranged at the time of booking. Renter's rental time begins promptly at the prescribed starting time and ends promptly at the prescribed ending time.

Rental time includes setup and tear down, so please consider that while booking. Studio must be cleaned and vacated by the end of the rental period. No prior drop-

off and/or pick-up after completion of shoot, of equipment, props, etc unless negotiated at time of rental contract.

Any renter that goes 15 minutes past the original end time of their booking will be charged an additional hour, of £60 per hour (weekdays) and £75 per hour (weekends). Additional charge of £85 to every hour booked after 7:00pm will apply.

### **Cleaning and Trash**

Renter agrees to leave premises and all contents in the same condition as they were when renter arrived. Company will dispose of trash collected in the supplied trash cans. Renter must discard larger items, such as props and set pieces, in the public trash bin outside the building. Disposal of large amounts of garbage due to large sets may also accrue additional cost. £50 cleaning fee may apply for excessively dirty studio. Complimentary shoe covers will be provided for use at company's discretion, if required.

### **Studio Guidelines**

No smoking whatsoever is allowed in the studio. Projects involved with smoke have to get studio representative's consent. Music is to be kept at reasonable levels. No one will be admitted who is under the influence of alcohol or illegal substances. No pets allowed without prior consent of a company representative. All small and/or hard to clean material (confetti, hair cutting, feathers, food products, body paint, etc.) require approval from company representative. Cleaning fee may apply. Maximum of 10 people in renter's party. Additional fee of £10 per each person over the limit will apply in the studio.

### **Waiver of Liability**

Use of company's premises and equipment is at renter's risk. Renter hereby agrees that company will not be held liable for any direct, indirect, incidental or consequential damage, injury or loss to renter, his party or possessions while on the premises. All persons and activity on company's premises may be video recorded for security usage.

### **Conduct**

We at London Lighthouse Studio maintain a clean and professional environment. Renter shall be solely responsible for the conduct and welfare of all persons accompanying renter while on company's premises. Renter agrees that company representative will be present at all times. If the representative observes or otherwise becomes aware of dangerous, pornographic, illegal or negligent practices

or activities, the representative reserves the right to stop the shoot and may require renter and renter's party to leave immediately. In such case no refund will be given for unused time. However, company and its representatives assume no responsibility to act in such cases.

### **Insurance**

Businesses, Corporations, Production Companies and other legal entities may be required, prior to rental, to present a certificate of general liability insurance naming London lighthouse Studio/Gallery as additionally insured on the dates of the rental. If so required, renter's liability insurance shall be deemed primary and non-contributory insurance in the event of any claim or suit. Liability insurance shall be commercial general liability with a minimum of £1,000,000 per occurrence and annual aggregate.

### **Equipment**

Company agrees to provide equipment in good working order but makes no special guarantees as to suitability to the renter's purposes. Renter shall notify company immediately of any malfunction, damage or other issues with the equipment.

### **Damage**

Renter shall be solely responsible for any damage to company's property or equipment that occurs during the time renter or his party occupies the premises. Damage deposit will be held until repairs can be made. If damage exceeds amount of damage deposit, renter agrees to pay reasonable additional repair costs to bring damage equipment back to working condition. Renter agrees to pay for damage to the premises including spills, excessive wear, marks or stains on furniture and makeup station.

### **Arbitration**

If the parties are unable to resolve any controversy or claim arising under this Agreement, they agree to submit the dispute or claim to binding arbitration subject to the commercial arbitration rules of the United Kingdom, under the Arbitration Act of 1996. This arbitration will take place in London. Each party shall be responsible for its share of the arbitration fees in accordance with the applicable Rules of Arbitration. In the event a party fails to proceed with arbitration, unsuccessfully challenges the arbitrator's award, or fails to comply with the arbitrator's award, the other party is entitled to costs of suit, including a reasonable legal fee for having to compel arbitration or defend or enforce the award. Notwithstanding the foregoing, either party may refuse to arbitrate when the dispute is for a sum less than £200.

**Miscellany**

This agreement incorporates the entire understanding and Agreement between Company and Renter. Any modifications of this Agreement must be in writing and signed by both parties. Any waiver of a breach or default hereunder shall not be deemed a waiver of a subsequent breach or default of either the same provision or any other provision of this Agreement.

The following signatures constitute a legal and binding Agreement between Renter and Company.

Renter’s Signature: .....

Renter Print Name: .....

Date: .....

Company Name:

Address:

Tel:

Studio Rep Signature: .....

Studio Rep Print Name: .....

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Date:

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