



STUDIO RENTAL AGREEMENT

This Agreement is entered into between _____ hereinafter referred to as the LESSEE and **Steve Procko Productions, LLC**, hereinafter referred to as SPP, both being in accord as to the conditions and terms set forth herein.

1. The LESSEE agrees to the following financial terms: Payment in Full at the end of the last day of rental.
2. i) The LESSEE agrees to supply a CERTIFICATE OF LIABILITY INSURANCE listing SPP additionally insured for a minimum limit of one million dollars (\$1,000,000.00) on a Comprehensive General Liability Form including Tenants Legal Liability covering its employees, agents, independent producers, contractors, suppliers, equipment and damage to the studio premises.

ii) SHOULD SAID CERTIFICATE NOT BE PRODUCED, THE LESSEE IS STILL PERSONALLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHATSOEVER AND HOWSOEVER CAUSED.
3. The LESSEE also agrees to notify SPP of any use of exotic animals, automobiles, hazardous materials, stunts, and explosives and/or pyrotechnics prior to the shoot and of any requirements associated with such use. The Lessee is responsible for maintaining and following regulations contained in the Occupational Safety and Health Administration (OSHA) pertaining to this shoot and obtaining all applicable permits and/or licenses and must supply an Insurance Certificate to cover said perils.
4. The LESSEE must notify SPP in writing if its shoot contains PLAYBACK MUSIC and must get SPP's written confirmation of such approval before LESSEE's shoot will be confirmed by SPP. Should Lessee not advise SPP of PLAYBACK MUSIC within its shoot, SPP has the right to cancel such shoot without any financial liability and LESSEE shall be responsible for paying the full cost of the use of the studios regardless that the LESSEE was unable to make use of said studios.

Is there going to be PLAYBACK? Yes _____ No _____
Is there going to be SYNC SOUND? Yes _____ No _____

5. SPP will endeavor to maintain tight security in the studios, but will not be responsible for loss, damage or theft of any property of the LESSEE or its suppliers, employees or clients.



6. The LESSEE agrees to sweep the studio floor clean, removing all tape before leaving. The LESSEE also agrees to paint the cyclorama and floor white, or leave it white at the completion of the studio rental. The LESSEE further agrees to leave the premises clean of all sets, set pieces, props and equipment upon completion of the shoot, or the LESSEE agrees to pay costs for extra cleaning and storage that may be required.

7. The following is provided upon request. Please indicate in advance of studio dates if you require:

- | | |
|-------------------------|------------------|
| • Fax | N/C |
| • E-Mails | N/C |
| • Photocopies | \$ 0.15 per copy |
| • Grip & Lighting Truck | Quoted per job |
| • Cam-Mate Jib Arm | Quoted per job |
| • Scenery Services | Quoted per job |

8. SPP can provide painting services, or you may paint the cyc with your crew, however our specific white paint must be used in every paint or paint back. You may purchase the following paint from SPP:

White Paint \$20.00 per gallon
Black Paint \$30.00 per gallon
Ultimatte (POR)

i) All other type(s) of paint required by the LESSEE, must be provided by the LESSEE.

ii) Is Paint/Paint-Back required? Yes No_____

9. If the LESSEE paints the studio any other color than white, then one coat of sealer/primer must be applied as the first coat of the two-coat paint-back to white process.

10. No spray painting is allowed within studios unless specific permission is obtained in advance, and sanding and clean-up of any over spray are required after use of spray paint method in studios. If LESSEE fails to do so then the cost of fixing the studio will to be added to their studio charges,



11. SPP's rates are based on a ten (10) hour day and are as follows:

Dressing rooms, make-up rooms, Kitchen/Dining area, Client Room, Shower, Truck/ground level loading and parking are all available with any studio rental.

Studio	Dates	Description	Daily Rates (8am - 6pm)	Overtime Rate (per hour)
A	--	Construct / Prelight OR Photography Shoot	\$750	\$80
		Shoot-Still/Film/Video	\$1000	\$100
		Strike	\$750	\$80

Studio A Specifications
Studio A is approximately 1,350 square feet.
<ul style="list-style-type: none"> • Cyc Size L-Shaped 40' x 30' Grid 15' H • Usable floor clearance: 41' x 26' • Power 200 amps 3 phase 120/208V • Loading doors 8' W x 12' H • 8 tons Air conditioned

12. i) It is understood that in the event of CANCELLATION of a Confirmed Booking MORE than seven (7) business days prior to the first date of the Confirmed Booking, SPP will charge the LESSEE a Cancellation Fee equal to twenty-five percent (25%) of the basic cost of the total studio rental.

ii) Should a Confirmed Booking be CANCELLED with LESS than seven (7) business days notice, the Cancellation Fee shall be one hundred (100%) of the basic cost of the total studio rental.

iii) A business day shall be considered to be Monday through Friday and shall not include statutory holidays.



13. The LESSEE agrees to our standard terms, conditions and rates unless otherwise stated in this Agreement.

14. The terms of this Agreement shall remain in effect from _____ to _____.

15. The following signatures constitute a legal and binding Agreement between the LESSEE and SPP regarding the abovementioned terms and conditions of this Agreement.

ON BEHALF OF LESSEE:

ON BEHALF OF SPP:

Per: _____

Per: _____

Dated: _____

Dated: _____

BILLING Information

JOB NAME: _____

DOCKET NUMBER: _____ P.O. NUMBER: _____

LESSEE Contact Information

Client Name: _____

Position: _____

Company Name: _____

Address: _____

E-mail: _____ Telephone: _____

Fax: _____ Cell: _____



Description of Project

Special Requirements

Production Schedule

Call Time

Crew Size _____

of vehicles to park _____

Lunch break _____



CREDIT INFORMATION

Company Name _____ Federal ID Number _____

Address _____ City |State |Zip _____

Telephone _____ Fax _____

Website _____ E-mail _____

Billing Address _____ City |State |Zip Code _____

Contact for Payment _____ Title _____

Telephone _____ Mobile _____

Nature of Business _____ Owner's Name _____

Amount of Credit Requested _____ Years in Business _____

Company Bank Information

Contact _____ Bank _____

Address _____ City |State |Zip Code _____

Telephone _____ Bank Account Transit # _____

When was this account established? _____

Trade References:

Name _____ Telephone _____ Fax _____

Address _____ City |State |Zip Code _____

Name _____ Telephone _____ Fax _____

Address _____ City |State |Zip Code _____

Name _____ Telephone _____ Fax _____

Address _____ City |State |Zip Code _____

Credit Agreement By completing this application you agree that the information you provide may be shared with SPP, its subsidiaries and divisions regarding your credit references. You also agree and authorize the credit references you identify to share credit information with SPP and that SPP may give credit and other information about you to, and to receive such information from, any credit bureaus or reporting agency.

Signature _____ Date _____

Name (Please Print) _____ Title _____