

LICENSE TO USE REAL ESTATE/HOLD HARMLESS AGREEMENT

REDEVELOPMENT AUTHORITY OF THE CITY OF RACINE (Owner), an independent body politic, hereby grants to the CITY OF RACINE, a municipal corporation (City) (cumulatively Parties), a license to use Real Property owned by Owner (Premises), for the purpose of law enforcement training by Racine Police Department (RPD).

The usage of Premises by the City shall be only for purposes of law enforcement training and for no other purpose except with the written approval of the Owner. Limited use of this license by City shall not prevent City from later making use of the license to the full extent herein authorized.

It is anticipated that the Premises, when used for law enforcement training, will be frequented by RPD personnel, other City employees, and others under the active control and direction of RPD. RPD shall use its best efforts to ensure Owner's premises are not damaged and to keep Owner's Premises clean. RPD shall provide Owner as much advanced notice as is practicable, in no case less than 30 days' notice, of its desire to use Owner's Premises. Specific written permission to use Owner's Premises shall be required in each instance. Permission granted by email shall be sufficient. Permission shall not unreasonably be withheld.

Each party agrees to hold the other party, its agents, members, employees, contractors, representatives, invitees, successors, assigns, tenants, and their respective agents, employees, contractors, representatives and invitees harmless from any losses, claims, demands, suits, actions, judgments, awards, settlements, costs, and expenses, including reasonable attorney's fees, relating to persons using Owner's Premises pursuant to this agreement.

This License shall remain in full force and effect until revoked by the Owner. Each party's hold harmless obligations set forth above shall survive termination of this License.

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IN WITNESS WHEREOF, the parties have set their hands and seals this \_\_\_\_ day  
of \_\_\_\_\_, 2017.

REDEVELOPMENT AUTHORITY OF THE CITY  
OF RACINE

By: \_\_\_\_\_  
Amy Connolly, Executive Director

CITY OF RACINE

By: \_\_\_\_\_  
John T. Dickert, Mayor

By: \_\_\_\_\_  
Janice M. Johnson-Martin, City Clerk

Approved as to form:

By: \_\_\_\_\_  
Scott R. Letteney, City Attorney