

## FIRE TRAINING FACILITY USE AGREEMENT

THIS AGREEMENT is made and entered into this 7 day of April, 2016, by and between the **CITY OF GRAND ISLAND and GRAND ISLAND FIRE DEPARTMENT, NEBRASKA**, a Municipal Corporation, hereinafter referred to as "GIFD", and **GRAND ISLAND SUBURBAN FIRE PROTECTION DISTRICT #3**, hereinafter referred to as "AGENCY".

**WHEREAS**, the GIFD is the owner of a fire training simulator , hereinafter referred to as "Facility," located at 409 E Fonner Park Rd, Grand Island Nebraska; and

**WHEREAS**, Agency desires to utilize the Facility for training purposes for its personnel.

**NOW, THEREFORE**, in consideration of the mutual covenants and conditions contained herein, the parties hereby agree as follows:

1. **Training.** Agency will be permitted to use the Facility on a non-exclusive basis for training purposes.

2. **Scheduling.** Facility usage will be scheduled according a training session scheduling policy set by GIFD. Agency recognizes that the Facility will be used by GIFD and by other Agencies for training purposes. Agency shall schedule its training exercises with GIFD with as much advance notice as possible to ensure that the Facility is available for its desired Training Sessions. GIFD shall use its best efforts to make the Facility available to Agency at Agency's requested Training Sessions, but Agency's requested Training Sessions cannot be guaranteed.

3. **Facility Fee.** GIFD will provide the Facility free of charge or expense to Agency; provided however, Agency shall supply all consumable materials required for its training sessions. If Agency wishes to transport the Facility to the Agency's site the Agency will be responsible for all costs and safe transportation of the unit. Agency will return the Facility in original condition, ordinary wear and tear excepted, upon completion of training or as directed by GIFD.

4. **Term of Agreement.** The term of this Agreement shall commence upon execution by the latest signing party. This Agreement shall continue in effect until such time as either party terminates the Agreement by providing notice to the other of its intention to terminate this Agreement at least ninety days (90) prior to termination.

5. **Rules of Facility Use.** GIFD has adopted certain rules and policies regarding the use of the Facility. These rules may be updated from time to time by GIFD to ensure the orderly and safe utilization of the Facility by the various Agencies. Agency agrees to comply with the Rules and further agrees that GIFD may terminate this Agreement for Agency's failure to comply.

6. **Facility Neat and Clean.** Agency agrees to keep the Facility in as neat and clean condition as reasonably can be expected during its use of the Facility. At the end of each

training session or use, Agency agrees to return the Facility to GIFD in as good of condition as received. Agency further agrees that it will clean the Facility after each use to a condition reasonably acceptable GIFD.

7. **Instructors.** In the event Agency desires to utilize its own instructors, the instructors may be required to go through an orientation session with GIFD.

8. **Safety Officers.** Agency shall adhere to NFPA Code 1403, which requires the presence of a safety officer/operator during use of the live fire training prop, and another safety officer for every five (5) firefighter trainees. Agency must select the safety officer and operator from an approved list provided by GIFD during any training session involving use of the live fire training prop.

9. **Liability.** Agency has inspected the Facility and finds it acceptable for its intended uses. Agency is not relying upon any representations or warranties concerning the Facility except those that may be set forth herein. Agency accepts sole responsibility and will hold harmless GIFD for all accidents, damages, bodily injury or damage to personal property occurring during Agency's use of the Facility to the extent applicable by law, and pursuant to the terms of any other agreement between the parties.

9.1 **No City or Fire Department Liability For Agency's Property Damage:** Agency waives any and all claims, suits and causes of action against GIFD (including its employees, officers or agents) for any property loss or damage done to Agency's property, whether real, personal or mixed, occasioned by Agency's activities on the Facility. It shall be the Agency's responsibility to provide its own protection against casualty losses of whatsoever kind or nature, regardless of whether or not such loss is occasioned by the acts or omissions of GIFD, third party, or act of nature.

9.2 **Grand Island Fire Department Property Damage:** Agency shall compensate GIFD, for any and all damages to the Facility and the City property occasioned by or arising from the use of the Facility by or arising from the use of the Facility by the Agency or anyone at the Facility (or other Fire Department property as a result of the Agency's activities on the Facility) in connection with Agency's use of the Facility, ordinary wear and tear excepted.

9.3 **Indemnity and Hold Harmless:** Agency agrees that it will protect, save, defend, hold harmless and indemnify the City of Grand Island and Grand Island Fire Department, its employees, volunteers, officers and agents from any and all demands, claims, judgments, or liability for loss or damage arising as a result of accidents, injuries, or other occurrences, (except for losses or injuries occurring as the result of the sole negligence of the City of Grand Island or Grand Island Fire Department), regardless of who the injury party may be. This section is expressly agreed to as a condition of using the facility.

10. **Assignment or subletting.** Agency is prohibited from either assigning, authorizing, licensing, or subletting all or any portion of the Facility during its use of the Facility.

11. **Litigation.** In the event any party hereto finds it necessary to bring an action against the other party to enforce any of the terms, covenants or conditions hereof, the party prevailing in any such action or proceeding shall be paid all costs and attorneys' fees incurred by the other party.

12. **Notices.** Any notice, demand, request, consent, approval or communication that either party desires or is required to give to the other party shall be in writing addressed to the other party at the addresses as follows:

Agency:	Grand Island Fire Department
Grand Island Suburban Fire Protection District #3	100 E 1 <sup>st</sup> Street
Box 5441	Grand Island, NE 68801
Grand Island, NE 68802	

or such address as may have been specified by notifying the other party of the change of address. Notice shall be deemed served on the date of actual delivery or the first attempted delivery as shown on the return receipt if mailed with the United States Postal Service by certified mail, return receipt requested.

13. **Amendment.** No modification, termination or amendment of this Agreement may be made except by written agreement signed by both parties hereto.

14. **Captions.** The captions of this agreement are for convenience and reference only and in no way define, limit or describe the scope or intent of this Agreement.

15. **Severability.** In case any one or more of the provisions contained in this Agreement shall for any reason be held to be invalid, illegal or unenforceable in any respect, such invalidity, illegality or unenforceability shall not affect any other provision hereof, and this Agreement shall be construed as if such invalid, illegal or unenforceable provision had never been contained herein.

16. **Counterparts.** This Agreement may be executed in any number of counterparts, counterparts together shall constitute but one agreement.

17. **Additional Acts.** Except as otherwise provided herein, in addition to the acts and deeds recited herein and contemplated to be performed, executed and/or delivered by any party hereto, the parties hereto agree to perform, execute and/or deliver, or cause to be performed, executed and/or delivered, any and all such further acts deeds and assurances, which may reasonably be required to effect the purposes of this Agreement.

18. **Neutral Authorship.** Each of the provisions of this Agreement had been reviewed and negotiated, and represents the combined work product of all parties hereto. No presumption or other rules of construction which would interpret the provisions of this Agreement in favor of or against the party preparing the same shall be applicable in connection with the construction or interpretation of the provisions of this Agreement.

19. **Governing Law.** This Agreement and the rights of the parties hereto shall be governed by the construed in accordance with the laws of the State of Nebraska.

20. **Entire Agreement.** The entire agreement between the parties hereto is contained in this Agreement and the exhibits hereto, and this Agreement supersedes all of their previous understandings and agreements, written and oral, with respect to this transaction. This Agreement may be amended only by written instrument executed by the parties subsequent to the date hereof.

**IN WITNESS WHEREOF,** The parties have executed this Agreement as of the day and year first above written.

**GRAND ISLAND FIRE DEPARTMENT**

Wayne L. Jones  
Name  
Mayor  
Title  
4/27/2016

**AGENCY**

Arthur Moeller  
Name  
President G.I. Fire 3  
Title